

Notice of Meeting:

I hereby give notice that an ordinary Meeting of the Council will be held on:

Date: Thursday 20 June 2019
Time: 9.30am
Meeting Room: Council Chamber
Venue: Municipal Building, Garden Place, Hamilton

Richard Briggs
Chief Executive

Council OPEN AGENDA

Membership

Chairperson	Mayor A King
Deputy Chairperson	Deputy Mayor M Gallagher
Members	Cr M Bunting
	Cr J R Casson
	Cr S Henry
	Cr D Macpherson
	Cr G Mallett
	Cr A O'Leary
	Cr R Pascoe
	Cr P Southgate
	Cr G Taylor
	Cr L Tooman
	Cr R Hamilton

Quorum: A majority of members (including vacancies)

Meeting Frequency: Monthly – or as required

Becca Brooke
Governance Team Leader

13 June 2019

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Purpose

The Council is responsible for:

1. Providing leadership to, and advocacy on behalf of, the people of Hamilton.
2. Ensuring that all functions and powers required of a local authority under legislation, and all decisions required by legislation to be made by local authority resolution, are carried out effectively and efficiently, either by the Council or through delegation.

Terms of Reference

1. To exercise those powers and responsibilities which cannot legally be delegated by Council:
 - a) The power to make a rate.
 - b) The power to make a bylaw.
 - c) The power to borrow money, or purchase or dispose of assets, other than in accordance with the Long Term Plan.
 - d) The power to adopt a Long Term Plan or Annual Plan, or Annual Report.
 - e) The power to appoint a Chief Executive.
 - f) The power to adopt policies required to be adopted and consulted on under the Local Government Act 2002 in association with the Long Term Plan, or developed for the purpose of the Council's governance statement, including the 30-Year Infrastructure Strategy.
 - g) The power to adopt a remuneration and employment policy.
 - h) The power to approve or change the District Plan, or any part of that Plan, in accordance with the Resource Management Act 1991.
 - i) The power to approve or amend the Council's Standing Orders.
 - j) The power to approve or amend the Code of Conduct for Elected Members.
 - k) The power to appoint and discharge members of committees.
 - l) The power to establish a joint committee with another local authority or other public body.
 - m) The power to make the final decision on a recommendation from the Parliamentary Ombudsman, where it is proposed that Council not accept the recommendation.
 - n) The power to amend or replace the delegations in Council's *Delegations to Positions Policy*.
2. To exercise the following powers and responsibilities of Council, which the Council chooses to retain:
 - a) Resolutions required to be made by a local authority under the Local Electoral Act 2001, including the appointment of an electoral officer and reviewing representation arrangements.
 - b) Approval of any changes to Council's vision, and oversight of that vision by providing direction on strategic priorities and receiving regular reports on its overall achievement.
 - c) Approval of any changes to city boundaries under the Resource Management Act.
 - d) Adoption of governance level strategies, plans and policies which advance Council's vision and strategic goals.

- e) Approval of the Triennial Agreement.
- f) Approval of the local governance statement required under the Local Government Act 2002.
- g) Approval of a proposal to the Remuneration Authority for the remuneration of Elected Members.
- h) Approval of any changes to the nature and delegations of the Committees.
- i) Approval of all Council and Committee taskforces and their terms of reference.

Oversight of Policies:

- *Corporate Hospitality and Entertainment Policy*
- *Delegations to Positions Policy*
- *Elected Members Support Policy*
- *Significance and Engagement Policy*

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1 Apologies

2 Confirmation of Agenda

The Council to confirm the agenda.

3 Declaration of Interest

Members are reminded of the need to be vigilant to stand aside from decision making when a conflict arises between their role as an elected representative and any private or other external interest they might have.

4 Public Forum

As per Hamilton City Council's Standing Orders, a period of up to 30 minutes has been set aside for a public forum. Each speaker during the public forum section of this meeting may speak for three minutes or longer at the discretion of the Mayor.

Please note that the public forum is to be confined to those items falling within the terms of the reference of this meeting.

Speakers will be put on a Public Forum speaking list on a first come first served basis in the Council Chamber prior to the start of the Meeting. A member of the Governance Team will be available to co-ordinate this. As many speakers as possible will be heard within the allocated time.

If you have any questions regarding Public Forum please contact Governance by telephoning 07 838 6439.

Council Report

Committee: Council

Date: 20 June 2019

Author: Amy Viggers

Authoriser: Becca Brooke

Position: Committee Advisor

Position: Governance Team Leader

Report Name: Confirmation of the Council Open Minutes of 21 May 2019

Report Status	<i>Open</i>
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Staff Recommendation

That the Council confirm the Open Minutes of the Council Meeting held on 21 May 2019 as a true and correct record.

Attachments

Attachment 1 - Council Open Unconfirmed Minutes - 21 May 2019

Council

OPEN MINUTES

Minutes of a meeting of the Council held in Council Chamber, Municipal Building, Garden Place, Hamilton on Tuesday 21 May 2019 at 9.35am.

PRESENT

Chairperson	Mayor A King
Members	Cr M Bunting
	Cr J R Casson
	Cr S Henry
	Cr D Macpherson
	Cr G Mallett
	Cr A O'Leary
	Cr R Pascoe
	Cr P Southgate
	Cr G Taylor
	Cr L Tooman
	Cr R Hamilton

In Attendance:	Richard Briggs – Chief Executive
	Lance Vervoort – General Manager Community
	David Bryant - General Manager Corporate
	Sean Hickey – General Manager Strategy and Communication
	Eeva-Liisa Wright – General Manager Infrastructure Operations
	Jen Baird – General Manager City Growth
	Sean Murray - General Manager Venues, Tourism and Major Events
	Blair Bowcott – Executive Director Special Projects
	Tracy Musty – Financial Controller
	Christie Harger – Corporate Business Manager
	Andy Mannering – Manager Social Development
	Julie Clausen – Programme Manager
	Stafford Hodgson – Programme Manager, Economic and Policy
	Greg Carstens – Growth, Funding and Analytics Unit Manager

Governance Staff:	Lee-Ann Jordan – Governance Manager
	Amy Viggers, Rebecca Watson and Claire Guthrie – Committee Advisors

The meeting was opened with a Karakia from Tame Pokaia and a reading from the Reverend Phil Wilson.

1. Apologies

Resolved: (Mayor King/Cr Bunting)
That the apologies for absence from Deputy Mayor Gallagher, and for early departure from Cr Bunting are accepted.

2. Confirmation of Agenda

Resolved: (Mayor King/Cr Casson)
That the agenda is confirmed.

3. Declarations of Interest

No members of the Council declared a Conflict of Interest.

4. Public Forum

Roger Stratford spoke to item 7 (Chair's Report) concerning the contestable cat de-sexing fund proposal. He felt that the matter was not a matter for the Council instead it was a matter for individuals.

Jay Johanssen and Rachel Maher (representing Paws for Life) spoke to item 7 (Chair's Report) in support the contestable cat de-sexing fund proposal. They noted that the impact of wild cats on the city was large and that their goal was not to subsidise de-sexing of domestic cats, instead they wanted to remove, de-sex and rehome abandoned cats which would reduce the wild animal population.

5. Confirmation of Council Open Minutes - 4 April 2019

Resolved: (Mayor King/Cr Bunting)
That the Council confirm the Open Minutes of the Council Meeting held on 4 April 2019 as a true and correct record.

6. Confirmation of the Extraordinary Council Open Minutes - 9 May 2019

Resolved: (Mayor King/Cr Southgate)
That the Council confirm the Open Minutes of the Extraordinary Council Meeting held on 9 May 2019 as a true and correct record.

7. Chair's Report

The report was taken as read. Along with staff, Mayor King responded to questions from Elected Members concerning the source of the proposed Contestable Cat De-Sexing fund, administration costs, the other funds available to charities such as 'Paws for Life', the cost to de-sex or euthanise and dispose of a cat and how the potential contestable fund/grant policy would differ from the Council's current contestable fund policies.

Resolved: (Mayor King/Cr Bunting)
That that Council approves the addition of the proposal for the Establishment of a Contestable Cat De-Sexing Fund, (attachment 2 of this report) for consideration within the 2019/20 Annual Plan Deliberations report on this agenda.

Those for the Motion:

Mayor King, Councillors Mallett,
Macpherson, Bunting, Henry, Southgate,
Taylor and Hamilton.

Those against the Motion:

Councillors Pascoe, Tooman, O'Leary and
Casson.

The Motion was declared CARRIED.

8. Proposed Development Contributions Deliberations Report

The Growth, Funding and Analytics Unit Manager introduced the report. He noted that there would be a report brought to the September 2019 Council meeting to address additional feedback received concerning the Development Contributions Policy that was not a part of proposed changes outlined in the staff recommendation.

Staff responded to questions from Elected Members concerning the process to address developers concerns with the current and proposed Development Contributions Policy, the process to include development contribution charges on new capital projects, the effect on the Council's growth paying for growth financial strategy and how staff will increase engagement between developers and the Council concerning development contributions.

Resolved: (Mayor King/Cr Casson)

That the Council

- a) receives the report;
- b) approves the following changes to the proposed Development Contributions Policy 2019/20 to:
 - i. include relevant changes to the Council's 10-Year-Plan growth and capital programme including updated actual 2018 development contributions revenue and minor changes to growth projections in Te Rapa North;
 - ii. include growth projections relating to the Rotokauri North SHA the in refreshed DC model;
 - iii. introduce a 66% remission for developments located in the CBD, effective from 1 July 2019 until 30 June 2021;
 - iv. cap Rotokauri catchment charge for non-residential development at next highest catchment charge; and
- c) notes that the proposed Policy is scheduled to be approved at the 20 June 2019 Annual Plan Council meeting; and
- d) notes staff will bring a report to the Council no later than 17 September 2019 to address the information requests Elected Members made following verbal submissions on areas of the Policy not addressed in this report.

Cr Mallett Dissenting.

The meeting adjourned 11.27am to 11.44am.

9. 2019/20 Annual Plan Deliberations

The General Manager Corporate and General Manager Strategy and Communication introduced the report. They responded to questions from Elected Members concerning the operating expenditure budget adjustments, when Council would balance it's books based on the current proposals, what effect reimagining local government could have on the financial strategy, and the potential structure of the Social Housing Fund proposal.

For further information concerning content and discussion of the below matters, please refer to the following recording of the meeting:

<https://www.youtube.com/user/HamiltonCityCouncil/videos?view=0>

Resolved: (Mayor King/Cr Hamilton)
That the Council:

- a) receives the report;

Budget Adjustments

- b) approves additional 2019/20 operating budget adjustments (excluding proposals) as set out below:

i) <u>Operating Revenue Adjustments</u>	(Increase)/Decrease since 4 April 2019 \$000
Impact of deferrals on NZTA capital subsidies	6,192
Development Contribution revenue adjustment	(283)
Total adjustment in operating revenue	5,909

ii) <u>Operating Expenditure Adjustments</u>	Increase/(Decrease) since 4 April 2019 \$000
Cleaning contract cost increase	218
Professional services for the alternative infrastructure finance project (SPV)	750
Fixed term resources for risk security and LGOMIA	250
Election costs	100
Interest savings	(1,858)
Increase in depreciation	4,260
Total	3,720

- c) approves additional 2019/20 capital budget adjustments (excluding proposals) as set out below:

<u>Capital Expenditure Adjustment</u>	Increase/(Decrease) since 4 April 2019 \$000
Deferrals (uninflated)	19,550
Capital expenditure brought forward from future years (uninflated)	1,865
Inflation change on deferrals and capital expenditure brought forward	1,380
Total	22,795

Cr Mallett Dissenting.

Proposals

Resolved: (Mayor King/Cr Taylor)

- d) That the Council approves the inclusion in the 2019/20 Annual Plan budget of an additional \$150,000 operating funding for a **traffic study** in Greenwood St/Kahikatea Dr area, undertaken jointly with NZ Transport Agency.

Cr Tooman Dissenting.

Resolved: (Cr O'Leary/Cr Casson)

- e) That the Council approves the inclusion in the 2019/20 Annual Plan budget of an additional \$230,000 operating funding to trial in 2019/20 a **seven-day-a-week mobile unit** (five additional FTE) to patrol and respond to complaints of begging and anti-social behaviour in suburban Hamilton.

Those for the Motion: Mayor King, Councillors Bunting, Casson, Henry, O'Leary, Southgate, Taylor, and Tooman.

Those against the Motion: Councillors Pascoe, Mallett, Macpherson and Hamilton.

The Motion was declared CARRIED.

Resolved: (Mayor King/Cr Bunting)

- f) That the Council approves the reallocation of funding for **social housing** as follows:
 - i. \$600,000 of debt funding brought forward from 2022-2024 to 2019-2020;
 - ii. \$600,000 of debt funding brought forward from 2022-2024 to 2020-2021; and
- g) Notes that the social housing funding reallocated in f) above (in addition to the \$400,000 per year currently allocated to social housing in 2019-20 and 2020-21) including being available for a community land trust subject to the decision still to be made by the Council on this matter;

Cr Mallett Dissenting.

Resolved: (Cr Taylor/Mayor King)

- h) That the Council approves the inclusion in the 2019/20 Annual Plan budget of an additional \$200,000 operating funding to develop **an updated 20-year vision for the central city** and sufficient detail on public projects to inform the 2021-31 10-Year Plan deliberations.

Cr Mallett Dissenting.

Resolved: (Cr Taylor/Mayor King)

- i) That the Council approves the inclusion in the 2019/20 Annual Plan budget of an additional \$150,000 capital funding to contribute to development of **an alternative structure for swimmers/divers** or vessels at Hamilton Gardens;

Cr Pascoe, Tooman, and Mallett Dissenting.

Resolved: (Mayor King/Cr Southgate)

- j) That the Council approves the inclusion in the 2019/20 Annual Plan budget of an additional \$1M of capital funding to **enable a response to findings from the seismic assessment** of Hamilton City Council buildings.

The meeting adjourned 1.19pm to 1.30pm.

Procedural Motion: (Cr Pascoe/Cr Casson)

That the a contestable cat de-sexing fund proposal be referred for consideration within the annual Plan Process for 2020/21.

Those for the Procedural Motion: Councillors O’Leary, Pascoe, Henry, and Casson.

Those against the Procedural Motion: Mayor King, Councillors Tooman, Macpherson, Mallett, Hamilton, Bunting, Taylor, and Southgate.

The Procedural Motion was declared LOST.

Resolved: (Cr Bunting/Mayor King)

- k) That the Council establishes a contestable cat de-sexing fund of \$100,000 annually operated by Animal Control:
- i. Council’s Community and Social Development team provide administrative support to the fund; and
 - ii. Conditions of the fund include: must only be for de-sexing of abandoned cats, and not for operational costs, applicants are required to show track record of delivering an organised programme (at least 100 cats a year) in this area, funding allocation only to be used for cats that are located within the Hamilton City Council Boundaries.

Those for the Motion: Mayor King, Councillors Macpherson, Mallett, Hamilton, Bunting, Taylor, and Southgate.

Those against the Motion: Councillors O’Leary, Pascoe. Tooman, Henry, and Casson.

The Motion was declared CARRIED.

Resolved: (Cr Southgate/Cr Macpherson)

- l) That the Council allocate \$100,000 to increase the Single Year Community Grant per annum.

Those for the Motion: Mayor King, Councillors Bunting, Casson, Macpherson, Southgate, Taylor, and Hamilton.

Those against the Motion: Councillors O’Leary, Pascoe, Tooman, Mallett and Henry.

The Motion was declared CARRIED.

The meeting adjourned 2.07pm to 2.14pm.

Financial Strategy

Resolved: (Mayor King/Cr Taylor)

That the Council:

- m) notes that if the budget changes in recommendations (b) to (l) are approved by the Council, the effect on the 2019/20 financial position is as follows:
 - an operating surplus of \$110.495M;
 - a total capital programme cost of \$323.604M;
 - debt to revenue ratio of 167%;
 - net debt of \$525.904M;
 - balancing the books deficit of \$6.326M.
- n) notes that if the budget changes in recommendations (b) to (l) are approved by the Council, the effect on the financial strategy over the 10-Year Plan period is as follows:
 - debt to revenue remains within 230%;
 - net debt peaks at \$729M in Year 5 (2022/23);
 - the books are balanced in 2022/23.

Cr Pascoe, Tooman, and Mallett Dissenting.

10. Resolution to Exclude the Public

Resolved: (Mayor King/Cr Macpherson)

Section 48, Local Government Official Information and Meetings Act 1987

The following motion is submitted for consideration:

That the public be excluded from the following parts of the proceedings of this meeting, namely consideration of the public excluded agenda.

The general subject of each matter to be considered while the public is excluded, the reason for passing this resolution in relation to each matter, and the specific grounds under section 48(1) of the Local Government Official Information and Meetings Act 1987 for the passing of this resolution follows.

General subject of each matter to be considered	Reasons for passing this resolution in relation to each matter	Ground(s) under section 48(1) for the passing of this resolution
C1. Confirmation of Council Public Excluded Minutes - 4 April 2019) Good reason to withhold information exists under Section 7 Local Government	Section 48(1)(a)
C2. Confirmation of the Extraordinary Council Public Excluded Minutes - 9 May 2019) Official Information and Meetings Act 1987	

This resolution is made in reliance on section 48(1)(a) of the Local Government Official Information and Meetings Act 1987 and the particular interest or interests protected by Section 6 or Section 7 of that Act which would be prejudiced by the holding of the whole or relevant part of the proceedings of the meeting in public, as follows:

- | | | |
|----------|--|-------------------|
| Item C1. | to prevent the disclosure or use of official information for improper gain or improper advantage | Section 7 (2) (j) |
| Item C2. | to prevent the disclosure or use of official information for improper gain or improper advantage | Section 7 (2) (j) |

The meeting went into a public Excluded session 2.29pm.

The meeting was declared closed at 2.29pm.

Council Report

Item 6

Committee: Council

Date: 20 June 2019

Author: Amy Viggers

Authoriser: Becca Brooke

Position: Committee Advisor

Position: Governance Team Leader

Report Name: Chair's Report

Report Status	<i>Open</i>
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Recommendation

That the Council receives the report.

Attachments

Attachment 1 - Chair's Report



Chair's Report

Climate Response

On 24 May I received 33 emails from our young people that are concerned about our environment. Under this Council we have:

1. Made Public Transport more attractive

The Council will consider at this meeting free scheduled buses for 18's and under, within the Hamilton City Network on weekends and public holidays.

The Council has upgraded many bus shelters and sidewalks to make public transport safer and more accessible.

Council is assessing regional rail funding opportunities.

2. Driven Sustainability to be a Procurement Principle

The Council has made sustainability a principle in our procurement policy. Council gives sustainability weighting when determining contracts. The procurement guidelines include assessing opportunities to:

- Recycle or reuse
- Minimise packaging
- Use biodegradable products
- Efficiently use energy and water
- Use non-toxic products
- Use durable or repairable products
- Use high performing or longer life products.

3. Embraced transport options for Today

The Council is embracing the changing transport options within the city and over the next 12 months council has budgeted to spend \$142 million on transport:

- Promoting e-bikes
- Promoting car sharing
- Managing public scooter policy
- Doubling the footpath repair and replacement budget
- Funded bike plan
- Introduction of Mass transit budget in the 10-year plan.

4. Waste Minimisation is seen as a city priority

Enhanced Services

The Council from 1 July 2020 will have an improved household waste collection with:

- 120 litre rubbish wheeled bin, collected fortnightly
- 240 litre recycling wheeled bin (plastics 1-7, tins, cans, paper and card), collected fortnightly
- 45 litre crate for glass, collected fortnightly
- 20-30 litre food bin, collected weekly.

Focused Education

Increasing education to raise awareness of waste minimisation and the different options in Hamilton Kirikiriroa to reduce waste.

Grants

The Council provides grants to organisations that are active in promoting and achieving waste minimization.

Events/ Partnership

The Council has partnered with groups to provide the 'silver service' at events. This is where people can 'hire' crockery and cutlery at events where there are different food vendors. This reduces the amount of plastic plates and cutlery going into landfill.

5. Biodiversity is part of the city's future

The Council has created a draft biodiversity strategy ready for adoption. This promotes the planting of natives and restoration of bush and gully areas with a goal of 10% native plants in the city bush and gully areas.

The Council supports community groups with gully restoration and plantings.

The Council's de-sexing fund will assist in reducing predator numbers, allowing our native wildlife to re-establish.

6. Embraced Technology

- Working towards a paperless council using the appropriate software to minimise our paper consumption.
- More efficient and lower maintenance LED streetlights have been progressively rolled out across the whole city.

7. Activated Waiwhakareke

Hamilton City Council is opening the door to the Waiwhakareke Natural Heritage Park with \$5.5 million in funding over the next two years.

This Council has been about action.

These are real responses to environmental wellbeing.

Recommendation

That the Council received the report.

Andrew King

Mayor-Hamilton Kirikiriroa

Council Report

Committee: Council **Date:** 20 June 2019

Author: Jason Harrison **Authoriser:** Eeva-Liisa Wright

Position: City Transportation Unit Manager **Position:** General Manager Infrastructure Operations

Report Name: Hamilton Public Transport Youth Concession

Report Status	<i>Open</i>
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Purpose

1. To provide the Council with an update on the proposed public transport fare concession for youth and to seek support of the proposed phased approach for public transport fare concession for youth as recommended by the Waikato Regional Council - Hamilton Public Transport Joint Committee.
2. To seek the Council's support to reallocate \$25,000 approved for the business case development to enable a one-year trial of free travel for youth (18 years and under) on weekends and public holidays within Hamilton.

Staff Recommendation

3. That the Council:
 - a) supports the phased approach to developing and implementing a youth concession in Hamilton as recommended by the Hamilton Public Transport Joint Committee; and
 - b) supports the reallocation of Hamilton City Council's approved local share of \$25,000 to enable a Youth (18 years and under) one-year trial of free bus service travel within Hamilton on weekends and public holidays commencing in July 2019.

Executive Summary

4. Following a recommendation from the Access Hamilton Taskforce, the 23 October 2018 Growth and Infrastructure committee resolved to request the Waikato Regional Council (WRC) consider funding a business case for the implementation of a Free Youth (18 years and under) concession fares for bus services in Hamilton City.
5. The aim of the Youth Fare Free Public Transport proposal was to increase mobility of youth while avoiding the need for them to drive or be driven in private cars (network, economic and social benefits). The proposal also aimed towards Influencing a positive Public Transport culture to improve public perception and grow usage.
6. A youth fare concession (free travel for all persons 18 years and under), along with service improvements, was proposed as a means to incentivise a greater proportion of school related travel occurring on public transport within Hamilton.

7. On the 15 November 2018, the Council resolved to endorse the development of the business case led by Waikato Regional Council (WRC) and to support this by approving funding of \$25,000 from existing 2018-28 10 Year Plan transport activity budgets.
8. The local share funding allocated by the Council and WRC without TEFAR funding is insufficient to develop a full NZ Transport Agency (NZTA) compliant business case through to a pre-implementation phase. The development of a business case was to test the concept and if shown feasible and seek targeted enhanced funding (TEFAR) from NZTA.
9. NZTA advised WRC in May 2019 that there was currently no TEFAR funding available for public transport improvement activities beyond what had already been approved or otherwise reserved subject to approval.
10. Following the advice received from NZTA, on the 7th June 2019, the Waikato Regional Council, Hamilton Public Transport Joint Committee recommended a revised approach for developing a youth (18 years and under) fare concession. Elected Member representatives at this committee were Councillor Dave Macpherson and Councillor Leo Tooman.
11. Under the revised approach, this committee also recommended the implementation of Phase 1, being a one-year trial for free bus travel for youth (18 years and under) on weekends and public holidays from July 2019. This committee was advised that Phase 1 can be funded from within existing budgets of WRC and HCC without reliance on NZTA funding, but only if the local share funding from HCC and WRC previously assigned for development of a business case is reallocated.
12. The Council support of the recommended phased approach and approval for the reallocation of \$25,000 approved funding is required to implement a one-year trial for free travel for youth (18 years and under) on weekends and public holidays in Hamilton to commence as soon after 1 July 2019 as possible.
13. Staff consider the decisions in this report have low significance and that the recommendations comply with the Council's legal requirements.

Background

14. The Access Hamilton Taskforce recommended to the Growth and Infrastructure Committee that a proposal to develop a joint business case with Waikato Regional Council to test a Youth Fare free Public Transport and if shown feasible, serve as basis for central government funding request, be approved.
15. The aim of the Youth Fare Free Public transport proposal was to increase mobility of youth while avoiding the need for them to drive or be driven in private cars (network, economic and social benefits). The proposal also aimed towards Influencing a positive Public Transport culture to improve public perception and grow usage.
16. A youth fare concession (free travel for all persons 18 years and under) along with service improvements was proposed as a means to incentivise a greater proportion of school related travel occurring on public transport within Hamilton.
17. On the 23 October 2018, the Growth and Infrastructure Committee resolved to request WRC consider funding a business case for the implementation of a Free Youth (<18 years) concession fares for bus services in Hamilton City.
18. At the Council meeting 15 November 2018, the Council resolved:
That the Council approves funding up to a maximum of \$25,000 to support funding the Hamilton City Council local share should the Waikato Regional Council fund the Free Youth (<18 Years) Concession Fare Business Case for bus services in Hamilton City, funded from existing 2018-28 10 Year Plan transport activity budgets.

19. The Waikato Regional Council also agreed to contribute \$25,000 to the development of the business case and seek Targeted Enhanced Funding (TEFAR) from the NZ Transport Agency (NZTA).

Discussion

20. Waikato Regional Council is leading the development of a business case for provision of free travel for youth on public transport within Hamilton. Both Hamilton City Council (HCC) and Waikato Regional Council (WRC) agreed to contribute \$25,000 each to the development of a business case to test the concept, and if shown feasible, seek targeted enhanced funding (TEFAR) from the NZ Transport Agency (NZTA).
21. An application for TEFAR was submitted to the NZTA. The Agency has recently advised that due to demands on funding nationally, there is currently no funding available for public transport improvement activities beyond what has already been approved or otherwise reserved subject to approval.
22. The local share funding allocated by Council and WRC alone is insufficient to develop a full NZTA compliant business case through to a pre-implementation phase. Even if it was sufficient, completion of the business case would only then enable an application for implementation funding from the NZTA.
23. On the 7th of June 2019, the WRC - Hamilton Public Transport Joint Committee with Elected Member representatives Councillor Dave Macpherson and Councillor Leo Tooman in attendance, recommended a revised approach for developing a youth concession.
24. Under the revised approach the youth fare concession can be implemented in phases as outlined below:
- **Phase 1** - Free travel for youth (18 years and under) on weekends and public holidays only – 1-year trial commencing July 2019 (estimated cost <\$100k p/a)
 - **Phase 2** - Reduce weekday youth fares to be lowest in NZ + free travel on weekends and public holidays (estimated cost \$1m p/a)
 - **Phase 3** - Free youth travel at all times (estimated cost \$2.5 to \$3.5m p/a)
25. Learnings from each phase can be utilised to inform design and viability of subsequent phases. The initial phase (Phase 1) can be funded from within existing budgets without reliance on NZTA funding. This can be achieved by reallocating local share expenditure previously assigned for the development of a business case.
26. Should the recommendation be supported, and the reallocation of \$25,000 funding be approved by the Council, the Phase 1 – one-year trial can be implemented preferably as soon after 1 July 2019 as possible. Waikato Regional Council staff are currently undertaking work in regard to the operational aspects for implementation and timing.
27. Phases two and three are currently unfunded. The initial 1-year trial will enable time for Hamilton City Council and Waikato Regional Council to analyse the real time data collected during phase 1 to understand the viability and costs for the continuation of Phase 1 after one year and also the implementation of Phase 2 and 3.
28. This will also allow HCC and WRC to review funding via non-rates based funding streams, such as parking revenue and additional on-bus advertising that could be allocated to subsequent phases.
29. Regular reporting on the progress of the 'Free travel for youth' 1-year trial will be through the Access Hamilton Taskforce and the Growth and Infrastructure Committee.

30. Attachment 1 to this report outlines the rational for provision of a youth concession on public transport in Hamilton.

Financial Considerations

31. The total cost of this proposal is \$25,000 which was approved by the Council on 15 November 2018 and is funded from existing 2018-28 10 Year Plan transport activity budgets.

Legal and Policy Considerations

32. Staff confirm that the staff recommendation complies with the Council's legal and policy requirements.

Cultural Considerations

33. The recommendation takes into account the positive impact that access to public transport will have on rangatahi living in Kirikiriroa, enhancing their ability to engage in social, recreation and employment opportunities.

Sustainability Considerations

34. The Sustainability Principles that the recommendations support are described below:
35. Sustainability Principle 4 Council promotes walking, cycling, public transport and other low carbon transport options.
36. The recommendation also supports the principle of Access Hamilton of 'A balanced transport approach with a focus on safety, transport choice and supporting economic growth and development'.

Risks

37. If the recommendation to reallocate the \$25,000 from Hamilton City Council is not approved by the Council, the WRC will not be able to implement any of the youth fare concession implementation phases as outlined above.

Significance & Engagement Policy

Significance

38. Staff have considered the key considerations under the Significance and Engagement Policy and have assessed that the recommendation(s) in this report has/have a low level of significance.

Engagement

39. Given the low level of significance determined, the engagement level is low. No engagement is required.

Attachments

Attachment 1 - Rational for Youth Bus Concession June 2019

Attachment 1 – Rational for Youth Concession

Attachment 1

Introduction of free youth travel on public transport in Hamilton has the potential to:

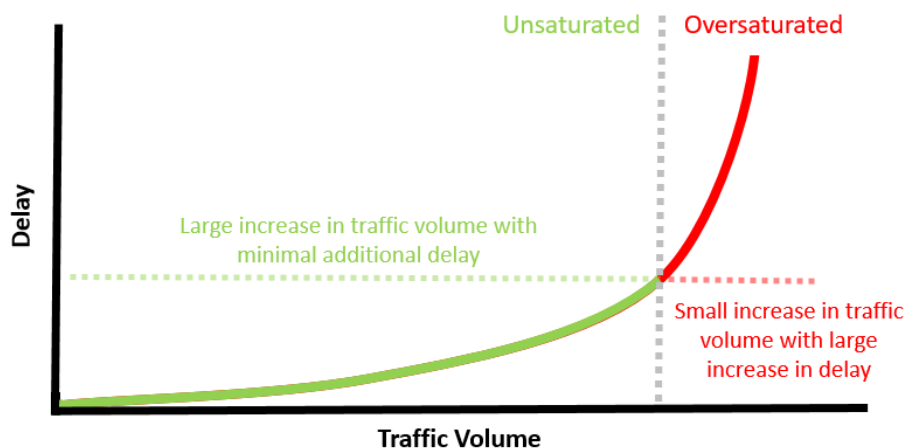
- Reduce car based school travel and in turn reduce peak period congestion on the roading network (network, economic, social and environmental benefits)
- Increase mobility of youth generally while avoiding the need to drive or be driven in private cars (network, economic and social benefits)
- Targeting transport disadvantaged – youth are generally more dependent on public transport and are typically on low/no income (economic and social benefits)
- Influencing a positive PT culture and public perceptions – retaining passengers and growing public transport usage

The following expands on the potential benefits for the transport network generally. Future work will assess other potential benefit streams in more detail.

Hamilton is currently experiencing a high rate of population growth. If current growth rates continue the population in and around Hamilton will double in less than 35 years. The high rate of population growth has also resulted in increased traffic volumes and declining levels of service on the roading network throughout Hamilton.

As illustrated in the diagram below, the relationship between traffic volumes and travel delay is non-linear. Once a corridor or intersection approaches saturation relatively small changes in traffic volumes have a significant impact on travel times and delay.

Figure 1: Traffic Volumes and Travel Delay



Many intersections throughout the city are approaching saturation beyond which traffic flows break down resulting in increasing congestion and travel delays. This represents both a significant challenge and opportunity for the city.

The challenge is that efficiency of Hamilton transport system is vulnerable to even relatively small increases in traffic volumes. In the absence of something changing, continued population growth alongside high rates of low occupancy vehicle use will result in Hamilton's transport system becoming increasingly inefficient. This will impact economic productivity, wellbeing and liveability of the city.

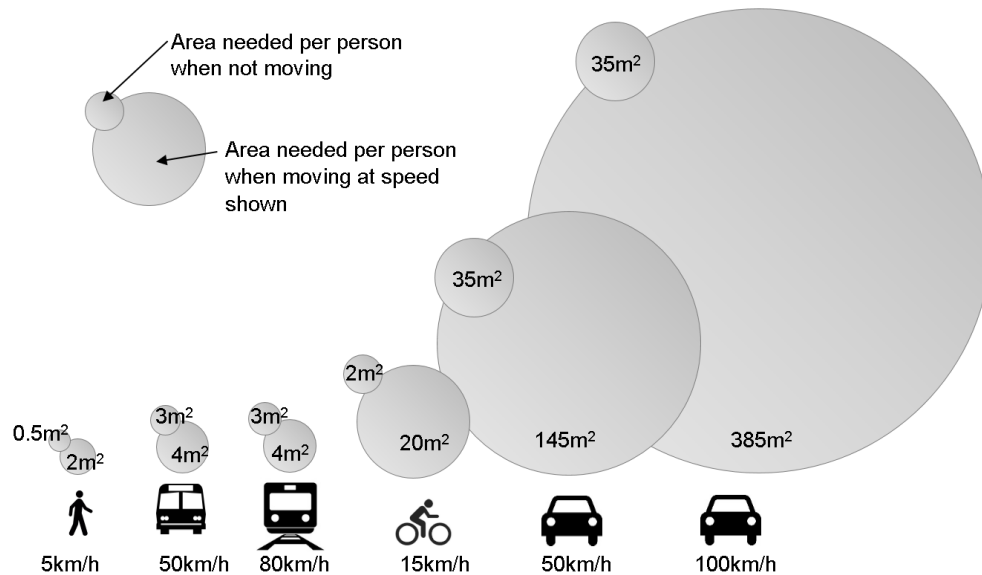
However by the same token relatively small reductions in traffic volumes can result in large efficiency gains, representing significant opportunity.

Item 7

Travel in and around Hamilton is dominated by low occupancy private vehicles with about 87% of all trips being undertaken in cars and those cars have an average occupancy of 1.2 people.

As illustrated in the diagram below, the space requirement for low occupancy vehicles is many times greater than that of other modes. Low occupancy vehicles utilise a disproportionately large portion of available network capacity and offer relatively low levels of people throughput.

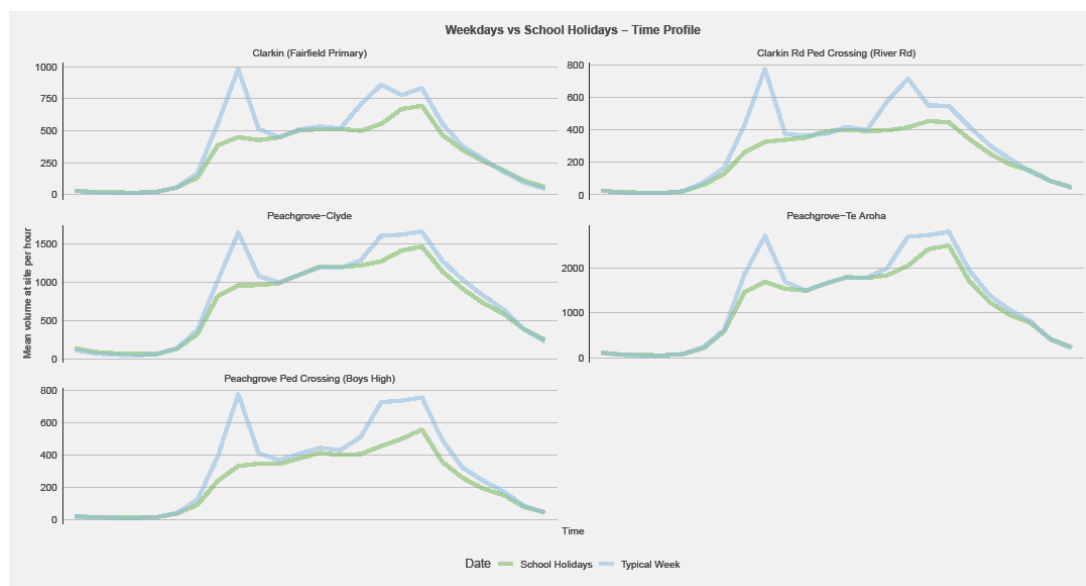
Figure 2: Space Requirements by Mode



In order to accommodate further population growth while enhancing the liveability and economic prosperity of the city it is essential that Hamilton is able to move people and goods more efficiently. Central to this efficiency is the need to reduce reliance on low occupancy vehicles and increase the mode shift to public transport, walking and cycling.

Within Hamilton a significant portion of network capacity during peak travel periods is occupied by school related travel. This is evidenced by the notable difference in vehicle movements recorded at intersections during school holidays vs non-school holiday periods. The table below summarises differences at key intersections within the city.

Figure 3: Intersection Traffic Volumes – School Holidays vs non-School holidays



The difference in traffic volumes varies by location and time of day. By way of example, mean traffic volumes for the city as a whole during AM peak periods (8am to 9am) is 20% lower during school holidays. Whereas mean volumes at specific locations can be up to 58% lower. Consistent with the illustration in figure 1, travel delays during school holidays is notably less and travel time reliability is higher due to lower traffic volumes.

Incentivising modal shift from cars to public transport and active modes for school aged persons has the potential to deliver transport benefits across the entire city via a single intervention.

A youth fare concession (free travel for all persons 18 years and under) along with service improvements is proposed as a means to incentivise a greater proportion of school related travel occurring on public transport within Hamilton.

Providing free travel for youth would result in forgone revenue of about \$1.5million per year and a need to invest in increased bus network capacity at a cost of about \$1million to \$2.5million per annum, with the estimated total cost being \$2.5m to \$3.5m per annum.

Assuming sufficient modal shift is achieved, a total cost of \$2.5m to \$3.5m per annum for city wide improvements to the efficiency of the roading network is likely to represent good value for money. For example, achieving a similar quantum of benefits on a city wide scale via infrastructure interventions is likely to be impractical and cost prohibitive.

There may be potential for forgone fare revenue to be funded from the expansion of paid parking areas within Hamilton. The expansion of paid parking areas will also serve to incentivise greater use of public transport generally.

It is also anticipated that additional resources required to provide further peak time capacity would be deployed to improve all day service levels on key routes and create the conditions for further patronage growth across a wide range of user groups.

Concepts and assumptions associated with proposed youth concession and related improvements require validation through a phased implementation approach.

Council Report

Item 8

Committee: Council

Date: 20 June 2019

Author: Greg Carstens

Authoriser: Jen Baird

Position: Growth Funding & Analytics
Unit Manager

Position: General Manager City Growth

Report Name: Approval of Development Contributions Policy 2019/20

Report Status	<i>Open</i>
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Purpose

1. To seek the Council's approval of the proposed Development Contributions Policy 2019/20, to be operative from 1 July 2019.

Staff Recommendation

2. That the Council approves the proposed Development Contributions Policy 2019/20, with an operative date of 1 July 2019.

Executive Summary

3. The Council's operative Development Contributions Policy 2018/19 (existing Policy) has been reviewed.
4. Staff undertook public consultation on the proposed Development Contributions Policy 2019/20 (proposed Policy) for three weeks in April 2019, and informed the Council of the key themes from the feedback at the extraordinary Council meeting of [9 May 2019](#).
5. The Elected Members directed the development of the proposed Policy through:
 - Elected Member Briefings on 14 February 2019 and 21 March 2019; and
 - Council Meetings of the [26 February 2019](#), [4 April 2019](#), and [21 May 2019](#).
6. The existing Policy has been amended to reflect Council resolutions from the [21 May 2019](#) meeting.
7. The proposed Policy contains key amendments that reflect decisions from deliberations that took place at the 21 May 2019 Council meeting including:
 - a) extending the 66% remission that applies for developments located in the CBD until 30 June 2021;
 - b) capping the Rotokauri catchment charge for non-residential development at the next-highest catchment charge; and
 - c) updating relevant growth and capital programme changes including updated actual revenue and revised growth projections (including growth projections relating to the Rotokauri North SHA).
8. If approved, the proposed Policy will be operative from 1 July 2019.

9. Staff have received legal guidance in preparation of this report and are satisfied that its recommendations are lawful.

Background

10. The purpose of development contributions is to enable the Council to recover from those persons undertaking development a fair and equitable proportion of the total cost of capital expenditure necessary to service growth over the long term. Development contributions are used solely to repay debt.
11. The existing Policy became operative on 1 July 2018.
12. At the 26 February 2019 Council meeting the Council received a report setting out proposed updates to the existing Policy. The Council resolved at that meeting:

That the Council, for the purposes of preparing a proposed Development Contributions Policy 2019/20 for public consultation in April 2019:

- a) *approves the Council's integrated growth funding modelling environment being updated to reflect relevant changes to the Council's 10-Year-Plan growth and capital programme;*
 - b) *approves identified capital projects that contain a component of growth but are not included within the 2018/19 Schedule of Assets, to be reviewed for inclusion in the 2019/20 Schedule of Assets;*
 - c) *approves amending the definition of 'gross floor area' [...];*
 - d) *approves amending the 'wet industries' clause [...]; and*
 - e) *notes that the draft consultation document will be brought to the 4 April 2019 Council Meeting for approval.*
13. At the 4 April 2019 Council meeting, the Council received a staff report recommending adoption of a proposed Policy and schedules. At that meeting, it was resolved:
 - a) *That the Council approves a change to the proposed Development Contributions Policy 2019/20 to provide for capped development contribution charges for non-residential development in the Rotokauri general catchment, such that no individual, industrial, commercial or retail development (or part of a development) will be charged more than \$16,188, \$32,518, or \$40,296 respectively (exclusive of GST) per 100m² of gross floor area for the total of water, wastewater and transport activities, and correspondingly for stormwater on a site by site basis.*
 - b) *That the Council approves a change to the proposed Development Contributions Policy 2019/20 to re-phase CBD remission to 66% CBD remission from 1 July 2019 – 30 June 2021 and 0% CBD remission from 1 July 2021.*
 - c) *that the Council requests staff make any necessary changes to the proposed Development Contributions Policy 2019/20 and its consultation documentation to reflect the approved changes approved [...] above, and delegates the Chief Executive to approve these documents for public consultation between 8 April 2019 and 28 April 2019.*
 - d) *That the Council notes that proposed Development Contributions Policy 2019/20, once approved, will update the current Development Contributions Policy 2018/19 to reflect:*
 - i. *relevant changes to the Council's 10-Year-Plan growth and capital programme including updated actual 2018 development contributions revenue, and minor changes to growth projections in Te Rapa North;*

- ii. *the inclusion in the proposed 2019/20 Schedule of Assets, capital projects identified in Attachment 4 of this report, that contain a component of growth but are not included in the 2018/19 Schedule of Assets;*
 - iii. *minor amendments as approved at the 26 February 2019 Council Meeting and as shown as tracked changes in Attachment 2; and*
 - iv. *any changes approved in c) and d) above.*
- 14. At the 9 May 2019 Extraordinary Council meeting, the Council resolved the following:
 - ...
 - b) *approves that based on the consultation feedback received, the capital projects identified at the 4 April 2019 Council Meeting [item 12 resolution d) (ii) and Attachment 4] not be included in the Development Contributions Policy 2019/20 Schedule of Assets;*
 - ...
 - and
 - b) *notes that feedback will be considered during the deliberations on the proposed Development Contributions Policy at the 21 May 2019 Council meeting; and*
 - c) *notes that the Development Contributions Policy 2019/20 is scheduled to be considered for approval at the 20 June 2019 Council meeting.*
- 15. At the 21 May 2019 Council meeting the Council resolved the following:
 - ...
 - b) *approves the following changes to the proposed Development Contributions Policy 2019/20 to:*
 - i. *include relevant changes to the Council's 10-Year-Plan growth and capital programme including updated actual 2018 development contributions revenue and minor changes to growth projections in Te Rapa North;*
 - ii. *include growth projections relating to the Rotokauri North SHA the in refreshed DC model;*
 - iii. *introduce a 66% remission for developments located in the CBD, effective from 1 July 2019 until 30 June 2021;*
 - iv. *cap Rotokauri catchment charge for non-residential development at next highest catchment charge; and*
 - c) *notes that the proposed Policy is scheduled to be approved at the 20 June 2019 Annual Plan Council meeting; and*
 - d) *notes staff will bring a report to the Council no later than 17 September 2019 to address the information requests Elected Members made following verbal submissions on areas of the Policy not addressed in this report.*
- 16. Staff now recommend that the Council approves the proposed Policy 2019/20.
- 17. If approves the proposed Policy takes effect on 1 July 2019 and will apply to applications for consents or service connections submitted on or after that date where accompanied by all required information.

Financial Considerations

- 18. The proposed Policy, Schedule of Assets and the development contributions funding and growth models have been used to generate forecasted development contributions revenue for the 10-Year Plan period.

19. The forecasted development contributions revenue is \$327M over the 2018-28 period compared to \$313M in the 10-Year Plan. This has been incorporated into the 2019/20 Annual Plan.
20. Development Contribution revenue has a significant impact on the Council's debt and financial strategy.

Legal and Policy Considerations

21. The LGA provides the legal framework for the preparation and adoption of a development contributions policy.
22. All decision making must adhere to this framework, and in particular the purpose of development contributions, which is defined in section 197AA of the LGA:

The purpose of the development contributions provisions in this Act is to enable territorial authorities to recover from those persons undertaking development a fair, equitable and proportionate portion of the total cost of capital expenditure necessary to service growth over the long term.

23. In addition to the legal requirements set out in the LGA, the Council is required consider its development contributions policy in the context of a series of wider funding and financial policies which it will adopt under section 102(2) of the LGA.
24. Staff have received legal guidance in preparation of this report and are satisfied that its recommendations are lawful.

Cultural Considerations

25. The recommendations provided to the Council have no known impact to the cultural interests of Hamilton's people and communities.

Risks

26. The Council's decision to adopt a development contributions policy, in whatever form, may be the subject of judicial review proceedings.
27. Accordingly, the risk of judicial review cannot be completely avoided.
28. Despite this risk, staff recommend that the Council proceed to adopt the proposed Policy and defend any potential legal challenge.

Significance & Engagement Policy

Significance

29. Staff have considered the key considerations under the Significance and Engagement Policy and have assessed that the recommendation in this report has a low level of significance

Engagement

30. General community views and preferences are known to the Council through the [2018-28 10-Year Plan and Development Contributions Policy 2018/19 consultations](#).
31. Community views and preferences on the proposed changes were indicated to the Council through the public consultation and hearings process undertaken between 8 and 29 April 2019 and at the Extraordinary Council meeting 9 May 2019.
32. The submissions can be viewed in full [here](#).

33. Given that the Council has undertaken consultation on the proposed Policy in accordance with Section 82 LGA, the level of significance of this report is considered low.

Attachments

Attachment 1 - Proposed Development Contributions Policy 2019-20

Attachment 2 - Track-changed pages of the proposed Development Contributions Policy 2019-20

Attachment 3 - Schedule of Assets - proposed Development Contributions Policy 2019-20

First adopted:	1 July 2005
Revision dates/version:	Version 14, Adopted 20 June 2019.
Date this Policy operative:	1 July 2019
Engagement required:	Sections 82-87 LGA 2002
Document number:	D-2924387
Associated documents:	Refer www.hamilton.govt.nz/dc
Sponsor/Group:	City Growth

DEVELOPMENT CONTRIBUTIONS POLICY

2019/20

1. PURPOSE OF POLICY

- 1.1 The purpose of this Development Contributions Policy ("the Policy") is to:
- Provide predictability and certainty about the role development contributions play in Council's overall funding and financial strategy;
 - Establish a policy framework for the calculation of development contributions and how they are to be applied to Council activities;
 - Enable the development community to understand how and in what proportions it pays for infrastructure which supports growth;
 - Set development contributions at a level which will assist Council in delivering on its role and purpose as defined under the Local Government Act 2002 (LGA).

2. QUICK REFERENCE GUIDE

- 2.1 The following table provides quick references to key sections of the Policy:

Section	Section Name	Page
Section 5	What is a development contribution?	4
Section 6	Definitions	5
Section 9	Capped Charges	14
Section 11	Stages when development contributions are required	22
Section 12	Payment of development contributions	23
Section 13	Limitations and calculation of credits and exemptions	25
Section 14	Request for reconsideration	25
Section 15	Objecting to your charge	26
Section 17	Special Assessments	27
Section 18	Remissions	28
Section 20	How to estimate your development contribution charge	30
Schedule 1	Table of Charges	31
Schedule 8	Catchment maps	45

- 2.2 These are suggested as sections for first reference, but the Policy needs to be considered in its entirety. The full methodology and supporting information behind the Policy is also available from Council upon request.
- 2.3 The following summary information can be viewed by clicking the links below. They are for guidance and information only, and do not supersede anything in this Policy.
- [Development contributions information sheet](#)
 - [How to estimate a development contribution charge](#)
 - [When do I need to pay a development contribution?](#)
- 2.4 For further guidance and information please visit [Council's development contributions website](#)

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4. POLICY BACKGROUND

- 4.1 Hamilton has grown rapidly over the past few decades and although the rate of growth slowed down following the global financial crisis, economic activity has been strong for several years and ongoing growth is projected for Hamilton into the foreseeable future.
- 4.2 Council is required to ensure that this growth is efficiently managed and accommodated within the city so that growth benefits the entire community. The primary way that Council performs this function is by delivering infrastructure to support this growth in an efficient and cost-effective manner. That infrastructure includes reserves, and network infrastructure such as roads, water, wastewater, and stormwater systems.
- 4.3 Council must plan for this future demand for infrastructure that comes from growth, and establish a capital expenditure programme which provides for these activities over time. It must also determine how these activities are to be paid using the range of funding sources available to it, including rates, financial contributions under the Resource Management Act 1991, grants, and development contributions.
- 4.4 Council is required to determine how each activity is to be funded, including what activities should be funded wholly, or in part, by development contributions, which are a direct method of targeting the developer community as a funding source. The need for some infrastructure, for example, is brought about solely to meet additional demand created by development, and so it is fair that the developer community contributes significantly to these costs. However, new infrastructure may also benefit the wider community, and so it is appropriate that they also contribute to the costs. An appropriate balance must be struck, depending on the activity.
- 4.5 This Policy establishes a framework for determining what level of funding an activity will receive by way of development contributions, and assists developers in determining the level of development contributions payable by them on a development by development basis.
- 4.6 This Policy takes effect on 1 July 2019 and will apply to applications for consents or service connections submitted on or after that date where accompanied by all required information.
- 4.7 Applications for consents or authorisations submitted to Council prior to 1 July 2019 but not granted until after 1 July 2019 will be considered under the policy that was in force at the time that the application was submitted to Council accompanied by all required information.

5. WHAT IS A DEVELOPMENT CONTRIBUTION (S197AA, AB LGA)

- 5.1 A development contribution is a contribution made by a developer to Council which is provided for in this Policy and calculated in accordance with the methodology set out in this Policy and established by the LGA; it can comprise money, land or a combination of both.
- 5.2 The purpose of the development contribution provisions as stated in the LGA is to enable territorial authorities to recover from those persons undertaking development a fair, equitable, and proportionate portion of the total cost of capital expenditure necessary to service growth over the long term.
- 5.3 A development contribution may be required in relation to developments if the effect of the developments is to require new or additional assets or assets of increased capacity, and as a

consequence, Council incurs capital expenditure to provide appropriately for reserves or network infrastructure. Developments are considered in this context to be cumulative with other developments.

- 5.4 Council can require a development contribution in order to pay for capital expenditure already incurred by it in anticipation of the development.
- 5.5 Before any development contribution can be levied in respect of development, it must be demonstrated that the development, which can be any subdivision or other development, by itself or in combination with other developments, generates a demand for reserves or network infrastructure. Network infrastructure means the provisions of roads and other transport, water, wastewater, and stormwater collection and management. Council can require a development contribution to be made to it upon the granting of resource consent under the Resource Management Act 1991, the granting of a building consent or certificate of acceptance under the Building Act (2004), or upon authorisation of service connection being granted.
- 5.6 A development contribution cannot be levied if Council has imposed a financial contribution condition under the Resource Management Act 1991 in respect of the same development for the same purpose, or if the developer will fund or otherwise provide for the same reserve or network infrastructure, or Council has received or will receive funding from another source.

6. DEFINITIONS

- 6.1 **10-Year Plan** means Council's adopted long term plan in accordance with the LGA.
- 6.2 **activity** means transport, water, wastewater, stormwater or reserves.
- 6.3 **allotment** means:
 - a) any parcel of land under the Land Transfer Act 1952 that is a continuous area and whose boundaries are shown separately on a survey plan, whether or not:
 - i. the subdivision shown on the survey plan has been allowed, or subdivision approval has been granted by Council.
 - ii. a subdivision consent for the subdivision shown on the survey plan has been granted under the Act.
 - b) any parcel of land or building or part of a building that is shown or identified separately:
 - i. on a survey plan.
 - ii. on a licence within the meaning of Part 7A of the Land Transfer Act 1952.
 - c) any unit on a unit plan.
 - d) any parcel of land not subject to the Land Transfer Act 1952.
- 6.4 **ancillary activity** means any non-residential activity on the same site as another principal non-residential building or activity and whose use is incidental to the principal building or principal activity, and which occupies not more than 25% or 250m² of the activity's gross floor area on the site and associated premises (including any associated premises on an immediate adjoining site), whichever is the lesser.

- 6.5 **base charge** means the unmodified development contribution charge generated by the development contributions calculation model.
- 6.6 **bedroom** means an area of a residential unit that is not:
 - a) the kitchen, bathroom(s), laundry and toilet(s),
 - b) the dining room or living room (but not both) whether open plan with the kitchen or not,
 - c) entrance halls and passageways,
 - d) garage, and
 - e) any other room smaller than 6m².
- 6.7 **capex** means capital expenditure.
- 6.8 **capped charge** means a development contribution charge manually adjusted to a level lower than the base charge (refer section 9: capped charges).
- 6.9 **catchment** means an area shown in Maps 1-9 (refer Schedule 8) within which a separately calculated and specified set of development contributions charges apply.
- 6.10 **CBD** means the Central Business District. An area defined as the Business Improvement District (BID) in Council's Rating Policy.
- 6.11 **citywide** means the catchment that covers the entire city. The citywide charge forms a component of all other development contribution charges.
- 6.12 **commercial development** means any development involving the use of premises (land and buildings) for administration or professional activities, leisure and recreation activities, community centres, places of worship, mobile accommodation, motels, and all other activities not covered by the definitions of residential, retail, and industrial development.
- 6.13 **Council** means the Hamilton City Council and includes any committee, subcommittee or person acting under delegated authority.
- 6.14 **Council's website** means www.hamilton.govt.nz/dc
- 6.15 **DC** means development contribution.
- 6.16 **developer** means any individual entity or group undertaking development.
- 6.17 **development** means any subdivision, building (as defined in section 8 of the Building Act 2004), land use, or work that generates a demand for reserves or network infrastructure; but does not include the pipes or lines of a network utility operator.
- 6.18 **one bedroom dwelling** means a residential unit with not more than one bedroom in total.
- 6.19 **two bedroom dwelling** means a residential unit with not more than two bedrooms in total.
- 6.20 **standard residential dwelling** means a residential unit with not more than three bedrooms in total.
- 6.21 **large residential dwelling** means a residential unit with more than three bedrooms in total.
- 6.22 **granted** means the date that an application for a consent or service connection is approved by Council.
- 6.23 **greenfield** means any catchment other than the citywide and infill catchments.

- 6.24 **gross floor area (GFA)** means the sum of the gross floor area of all floors of all buildings on a site measured from the exterior faces of the exterior walls or from the centrelines of walls separating two buildings. Gross floor area shall:
- a) include elevator shafts, stairwells and lobbies at each floor and mezzanine floors and balconies,
 - b) exclude any provided car-parking, incidental or temporary loading and servicing areas and access thereto and building service rooms containing equipment such as lift machinery, tanks, air conditioning and heating plants,
 - c) exclude buildings and structures where defined as temporary in a relevant consent,
 - d) include permanent outdoor covered structures,
 - e) for the purposes of this Policy, include car parking provided on a commercial basis, and
 - f) in cases where there is no constructed floor or in which existing floor area is covered for the first time by a roof or other covered structure, include the area under the roof or the covered structure.
- 6.25 **household unit equivalent (HUE)** means demand for Council services, equivalent to that produced by an average household.
- 6.26 **industrial development** means any development involving the use of premises (land and buildings) for manufacturing, processing, bulk storage, warehousing, servicing and repair activities, or if the use of premises is unknown, any development permitted or authorised by resource consent in an industrial zone.
- 6.27 **infrastructure** means network infrastructure or reserves.
- 6.28 **Infrastructure Strategy** means the 30-Year Infrastructure Strategy adopted with Council's 10-Year Plan.
- 6.29 **lot** means allotment.
- 6.30 **LGA** means the Local Government Act 2002.
- 6.31 **network infrastructure** means the provision of roads and other transport, water, wastewater, and stormwater collection and management as defined by the LGA.
- 6.32 **residential activities** mean the use of land and buildings on a site by people for living accommodation either alone, in families or groups.
- 6.33 **residential development** means new buildings or parts of buildings designed to be used as residential units. This includes but is not limited to apartments, semi-detached and detached houses, ancillary residential units, units, town-houses, private units within a retirement village, show homes, self-contained accommodation, and new allotments on land that is zoned residential.
- 6.34 **residential unit** means a building or group of buildings, or part of a building or group of buildings that are used, or intended to be used, only or mainly for residential activities.
- 6.35 **retail development** means any development involving the use of land or buildings where goods and services are offered or exposed to the general public for sale, hire or utilisation. For the purposes of this Policy, this definition shall include restaurants, licensed premises and food and refreshment facilities.

- 6.36 **Schedule of Assets** means the S201 LGA schedule available on Council's website.
- 6.37 **sector** means residential, industrial, commercial, retail, or wet industries
- 6.38 **self-contained accommodation** means a residential unit which has kitchen, toilet and bathroom facilities.
- 6.39 **site** means an area of land which is:
- a) Comprised in a single certificate of title or in respect of which a single certificate of title could be issued without further consent from the Council.
 - b) Composed of two or more lots held together in one (or more) certificate(s) of title and where no single lot can be dealt with separately without the prior consent of the Council.
 - c) An area of land which has been defined for the purpose of transferring it from one certificate of title to another.
 - d) An area of land which is, or is to be, used or developed as one property whether or not that use or development covers the whole or a part(s) of one or more lots.
- 6.40 **wet industries** means industrial developments that are assessed to or will utilise more than 15,000 litres of water per day.

7. GROWTH-RELATED CAPITAL EXPENDITURE (S101(3), S106(2), S197AB, S199(1), S201(1) LGA)

- 7.1 **Summary and explanation of growth-related capital expenditure (s106(2), (2)(a) s201A LGA)**
- 7.2 Based on demographic and economic data it is projected that Hamilton will continue to grow over the next few decades. Some of this growth can be supported by existing Council infrastructure, but Council has identified that there will also be a need for a number of new assets and an increase in the capacity of a number of existing assets.
- 7.3 Major growth-related infrastructure projects in Council's 30 Year Infrastructure Strategy include further extensions of the Hamilton Ring Road including a four-lane bridge into Peacockes, capacity increases relating to water and wastewater headworks, completion of existing and the provision of new sports parks, a stormwater floodway in Rotokauri, and extensions to water, wastewater, transport and stormwater infrastructure in Rototuna, Ruakura, Rotokauri, and Peacockes.
- 7.4 Not all growth-related projects can be funded from development contributions. A development contribution can only be levied where it can be demonstrated that the effect of the development, either alone or in combination with other developments, is to require new or additional assets or assets of increased capacity, and as a consequence, Council incurs capital expenditure to provide that infrastructure.
- 7.5 Where this criterion can be met, Council has chosen to recover some of the costs for these infrastructure projects from development contributions.
- 7.6 The Schedule of Assets sets out in detail information for each new asset or programme of works, including the estimated capital costs and the proportion proposed to be recovered through development contributions and through other funding sources.

- 7.7 **Development contribution components and proportion of growth-related capital expenditure funded by development contributions (s199(1), 106(2)(b) LGA)**
- 7.8 The growth-related capital expenditure that Council has incurred, and will incur over the 10-Year Plan period and for selected projects the 30 Year Infrastructure Strategy period, is allocated across a number of groups of activities that are impacted by increased demand, and will be funded from a mix of development contributions, rates, financial reserves, and NZTA subsidies as set out in the Schedule of Assets.
- 7.9 The development contribution charges for these groups of activities correspond to five development contribution charge accounts maintained by Council. The five development contribution accounts cover the two types of infrastructure for which Council takes development contributions, these being reserves and network infrastructure. The latter is further divided for charging purposes into transport, water, wastewater and stormwater.
- 7.10 **Rationale for using development contributions as a funding source (s106(2)(c), 101(3) LGA)**
- 7.11 The proportion of costs that will be funded by development contributions has been determined using the following rationale.
- 7.12 Community outcomes
- 7.13 Council's growth-related capital expenditure primarily contributes to the following community outcome identified to guide city strategic planning: *"a city that embraces growth - our city has infrastructure that meets our current demands, supports growth and helps build a strong economy."*
- 7.14 Council considers that this community outcome is best promoted by:
- the timely provision of infrastructure to support growth in Hamilton, while protecting ratepayers from unacceptable annual rates increases by taking development contributions to fund an appropriate portion of growth-related capital expenditure;
 - using conservative assumptions to forecast growth or project development contribution revenue; and
 - allocating costs of growth-related expenditure to reflect the causes and benefits of growth infrastructure provision and hence encouraging sustainable development activity by ensuring that developers meet their fair and equitable share of the costs related to the infrastructure provided.
- 7.15 Additionally, in the process of allocating costs to development contributions, Council's outcomes and goals specific to each major project were identified and taken into consideration.
- 7.16 Causes and benefits
- 7.17 The LGA provides that cost allocations used to establish development contributions should be determined according to, and be proportional to, the persons who will benefit from the growth-related assets to be provided (including the community as a whole) as well as those who create the need for those assets.
- 7.18 It is Council's view that development is a major cause of the costs identified in the Schedule of Assets, and that this growth-related expenditure is necessary to enable the growth of the city to continue without reducing the current levels of service provided.

- 7.19 Developers will also derive benefit from this expenditure on infrastructure by Council, so it is fair and equitable that developers should pay for a reasonable portion of these costs through development contributions.
- 7.20 Extent to which development causes expenditure
- 7.21 In evaluating the extent to which development causes expenditure, some components of the total cost of growth-related capital projects will be excluded from charging, including growth caused from outside the city, growth that is caused and benefits only the general rating community, and level of service improvements. This portion will be funded separately from other sources including central government subsidies and general rates loans – recognising that some of the benefits derived from these assets accrue both to the existing community and to future ratepayers, and those outside the city.
- 7.22 Cost allocations are evaluated on a project-by-project basis or for groups of projects, and include consideration of:
- the project description and relevant information
 - the purpose and key outcomes of project
 - related projects and project dependencies
 - rationale for the choice of catchment
 - multiple Levels of Service considerations
 - growth benefits and growth causation rationale
 - the duration of those benefits
 - the exclusion of non-DC growth.
- 7.23 Projects considered to be of the greatest significance in terms of quantum of cost, complexity, or other matters, including community considerations, have been assessed in substantially more detail. Individual substantive engineering reports have been compiled and referred to for the purposes of allocating costs, including disaggregation of projects into component projects for finer grained analysis, and detailed project and asset metrics under guidance from an external asset management specialist.
- 7.24 These reports and the wider analysis intend to rigorously capture what is meant by level of service deficiencies and its different dimensions and significance, and to assess capital projects on the extent to which they are driven by these level of service deficiencies.
- 7.25 Costs by project have been allocated to development contributions by deriving a percentage figure to reflect both the extent to which the development community causes the need for the expenditure, and the extent to which developers benefit from the expenditure. The average of the two percentages is used as the final percentage of growth-related project costs for development contributions funding.
- 7.26 The percentage figure for developer causation has been derived by considering the extent to which the project would be needed if there was no development, by excluding the portion of each project that contributes to renewals, demand caused by development outside the city, and remedying existing level of service deficiencies (backlog).
- 7.27 Level of service assessments are derived by considering the breadth of level of service improvements addressed by provision of each project, and by the significance of the level of service improvements of each project in the context of the wider project or projects.

- 7.28 For transport projects for which NZTA subsidies are available, the amount of these subsidies is removed from the total cost prior to applying the development contributions allocation.
- 7.29 Significant assumptions in the cost allocation process are described under 10.71 below. Full details of methodology for cost allocations, causation and benefit analysis, and other related aspects for each individual project cost allocation are available on request.
- 7.30 The distribution and timing of benefits
- 7.31 The timing of profits accruing to developers and the need for the capital expenditure both align more closely with the timing of the consents required by developers than they do with the annual rates payments made by residents, so it is appropriate that a portion of the costs be imposed as development contributions through the consenting process.
- 7.32 For each project, consideration has also been given to the period over which the benefits are expected to occur or over which the capacity provided by the project will endure. Recovery of costs from development contributions has been timed to align with this period. The cost allocation percentage figure for growth benefits has been derived on the basis of assessed growth benefits accruing to new residents compared to existing residents, and by considering the rate of expected growth over the recovery period.
- 7.33 Housing Infrastructure Fund (HIF)
- 7.34 HIF is a government initiative to provide alternative funding sources for high growth councils that have financial challenges in providing growth infrastructure necessary to enable adequate housing supply is maintained.
- 7.35 HIF comprises two main funding elements for growth infrastructure being a 10 year interest free loan, and for applicable transport projects, a capital subsidy from NZ Transport Agency.
- 7.36 Council has successfully applied to the Government for HIF funding of growth infrastructure projects that will enable stage two of the Peacocke area to be developed. The Government have approved the HIF subject to final Council acceptance of loan agreement terms and on Council approving its 2018-28 10-Year Plan (with the Peacocke growth infrastructure included) following the public engagement process.
- 7.37 Interest costs not incurred by Council on account of HIF interest free borrowing terms, which the calculation model would otherwise have included in its development contribution charge calculation, have been offset in the model. The effect of this is to prevent developers paying development contributions for interest that would never actually be incurred by Council. Likewise, NZTA subsidies have been excluded from recovery through development contributions.
- 7.38 If Council does not progress its HIF application then the interest free offset would not be used in the development contribution charge calculation.
- 7.39 Transparency and accountability
- 7.40 Growth costs and their funding source are identified separately and on a project-by-project basis which imposes significant administrative costs on Council, but these are outweighed by the benefits in terms of greater equity (user pays), transparency and accountability.
- 7.41 The full methodology and rationale that demonstrates how the calculations for the contributions were made, is available on Council's website.

- 7.42 Overall impact of allocation
- 7.43 In some catchments, and for some types of development, Council has taken the view that the development contribution charge resulting from the above allocations would have an adverse effect on the development community to an extent that it would hinder growth and development, with negative consequences for the community as a whole. In these cases, Council, with consideration to s101(3)b of the LGA, has opted to cap the charge and fund any resulting revenue impacts from rates. This approach is consistent with that described in Council's Revenue and Financing Policy in the section titled Funding Sources for Capital Costs.
- 7.44 Council considers that overall the allocation of growth-related capital costs to development contributions set out in the Schedule of Assets and the resulting development contribution charges as specified in Schedule 1 of this Policy be reasonable and consistent with the statutory framework.
- 7.45 Total amount of development contributions funding sought (s106(2)(d), s201(1), s197AB LGA)
- 7.46 The total amount sought from development contributions funding, including financing costs, is set out in Schedule 2 of this Policy.

8. EXPLANATION AND JUSTIFICATION FOR CALCULATION OF CHARGES (S201(1)(A) LGA S197AB)

- 8.1 **Development contribution catchments**
- 8.2 Different areas of the city ("catchments") have been allocated different amounts of growth-related capital expenditure as set out in the Schedule of Assets and are forecast to have different amounts of growth (see Schedule 7). Financing costs have been allocated to them in proportion to the balance of expenditure and growth within each area over time (see Schedule 2).
- 8.3 It is not practical to define catchments that precisely fit each individual growth project that Council undertakes. Taking this into account, Council considers that it is most equitable to divide the city into catchments as is shown in the maps displayed in Schedule 8.
- 8.4 Within each of these catchments, unless a remission, specific agreement or where credits apply, all developments will pay the same development contribution, regardless of their location within the catchment and regardless of their proximity to any particular projects that Council has undertaken or will undertake in that catchment.
- 8.5 This will ensure that the historical and future costs of growth-related capital works in that catchment are shared amongst all developments that benefit from them to the best practicable extent, whether directly or indirectly.
- 8.6 Some growth-related capital expenditure cannot adequately be confined to individual areas, and where appropriate will be recovered on an equal basis from all developments in the city, regardless of location.

- 8.7 Council's approach is supported by s199AB(g) of the LGA which provides that when calculating and requiring development contributions, territorial authorities may group together certain developments by geographic area or categories of land use, provided that—
- the grouping is done in a manner that balances practical and administrative efficiencies with considerations of fairness and equity; and
 - grouping by geographic area avoids grouping across an entire district wherever practical.
- 8.8 Refer to for further discussion on catchments.
- 8.9 **Producer Price Index adjustments**
- 8.10 Council will at its sole discretion and in accordance with s106(2B-2C) LGA, will increase the capital component of development contribution charges annually based on the Producers Price Index Outputs for Construction rate provided by Statistics New Zealand.
- 8.11 **Calculation of charges (s203(2), Schedule 13 LGA)**
- 8.12 The formula used in Council's calculation model to calculate project-level charges is derived from the following equilibrium condition. It states that the net present value of money coming in from development contributions must equal the present value of money going out for growth-related project costs.

$$\sum_{t=1}^N \frac{HUE_t \times DC_t}{(1+r)^{t-1}} = Growth \times \left(\sum_{t=1}^k \frac{Cost_t}{(1+r)^{t-1}} + HC \right) - HR$$

- 8.13 It follows that the development contribution charge is as follows:

$$DC_1 = \frac{Growth \times \left(\sum_{t=1}^k \frac{Cost_t}{(1+r)^{t-1}} + HC \right) - HR}{\sum_{t=1}^N HUE_t \times \left(\frac{1}{1+r} \right)^{t-1}}$$

- 8.14 Where:

- t = time indicator
- Cost_t = LTP Project Cost in year t
- HEU_t = Household equivalent units of demand in year t
- DC_t = DC₁ = Development contribution per HEU in year t
- r = annual interest rate
- N = length of the cost recovery period in years.
- k = time over which future project costs will be recovered in years
- Σ = summation operator
- HC = Historic costs incurred prior to the LTP
- HR = Historic development contribution revenues allocated to this project
- Growth = share of project cost to be recovered from growth via development contributions

- 8.15 Capital expenditure and growth (which is proportional to revenue) for the purposes of generating the charge are expressed in present value terms in order to match planned costs with forecast growth for the purpose of determining revenue across the life of the model, consistent with accepted financial modelling practices.
- 8.16 For each development contributions account within each catchment, the charge is the sum of the charges for the individual expenditure items.
- 8.17 A worked example is provided in Schedule 3, illustrating the calculation of a specific charge in accordance with this formula.
- 8.18 More detail on the mathematics in the model is available from Council on request.

9. CAPPED CHARGES (S101(3)B, S198(2A) LGA)

- 9.1 Some development contribution charges calculated by the calculation model have been capped at a specific level to take account of considerations outside the scope of the development contribution model parameters.
- 9.2 The calculation model produces mathematically and legally justifiable development contribution charges “base charges” but whether these base charges are to be levied is required to be tested in accordance with s101(3)b of the LGA, which is a critical filter through which all proposed development contributions must pass.
- 9.3 Council has considered the base charges in light of the critical filter set out in s101(3)b and concluded that if the base charges were adopted, in some cases this would represent an allocation of liability for revenue needs which would not deliver the most advantageous impacts on the community. Accordingly, Council has decided to reduce certain base charges as set out below.
- 9.4 A capped development contribution charge in this section represents a manual adjustment to a base charge. For the purposes of disclosure on fees advice letters, capped individual activity charges are generated by scaling the base activity charges by the ratio of the total capped charge and the total base charge. Total capped charges and capped activity charges should not be considered charges in their own right.
- 9.5 **Council’s decision to modify cap charges under S101(3)b**
- 9.6 Council considers that its decision to cap these charges represents a proper exercise of its discretion under s101(3). Council’s decision in respect of these capped charges has not impacted on its decision making in respect of the balance of this Policy. To that extent, Council would have adopted the balance of this Policy regardless of whether the caps to these charges were made.
- 9.7 **Capped non-residential charges in Rotokauri**
- 9.8 Development contribution charges for a commercial, industrial, or retail development (or part of a development) in the Rotokauri General Catchment will pay no more than \$31,935, \$15,841, or \$39,731 respectively (exclusive of GST) per 100m² of gross floor area for the total of water, wastewater and transport activities, and correspondingly for stormwater on a site area basis.
- 9.9 Where the base charge is less than that amount, the base charge will apply.

9.10 **Rationale**

- 9.11 Base non-residential charges in the Rotokauri catchment are significantly higher than comparable areas in other parts of the city, largely due to higher investment by Council in the strategic growth capital programme, and projected yield. Charges set at the higher base level are likely to negatively impact development.
- 9.12 Council has made substantial infrastructure investments based on long-term city growth planning and land use strategies, which, if materially compromised due to low uptake, could reduce the realisation of expected benefits from Council's investment in infrastructure, and lead to lower levels of development, and loss of jobs and industry to other regions.
- 9.13 In this respect, allocation of liability for revenue needs according to the base charges will have a potentially adverse impact on the community and to avoid this impact, the base charge has been capped as set out above.

10. **SIGNIFICANT ASSUMPTIONS AND POTENTIAL EFFECTS OF UNCERTAINTY (S201(1)(B), S197AB LGA)**

- 10.1 The Development Contributions Policy incorporates a number of assumptions underlying the calculation of development contributions, principally around city growth, the demands placed on infrastructure by different types of developments, the allocation of costs and ultimately how these costs will be recovered from different types of development.
- 10.2 These assumptions, and an assessment or estimate of the effects of the uncertainty surrounding them, are detailed in this section.
- 10.3 **Growth projections**
- 10.4 Residential growth projections are based upon the National Institute of Demographic and Economic Analysis (NIDEA) population projection methodologies and data, augmented with Statistics New Zealand and 2013 Census information.
- 10.5 Non-residential floor area projections are based on economic projections for Hamilton and the Waikato Region made in 2017 by Market Economics Ltd.
- 10.6 Summary growth projection tables for the 10-Year Plan period are presented in Schedule 7.
- 10.7 Effects of uncertainty
- 10.8 Projecting or forecasting growth over the long term across the city and for individual areas and types of development within the city naturally involves a significant amount of uncertainty, and this will become more pronounced as time progresses. Growth inputs are a core component of the charge calculations, and there is a real likelihood that even a robust growth model would generate outputs that vary significantly from realised growth.
- 10.9 Projections that are lower than 'actual' growth would retrospectively have returned charges set at a level that is too high, and vice versa.
- 10.10 The divergence may also vary according to catchment and industry sector, resulting in charges that are weighted too heavily to some areas or some types of development. The effect of citywide growth variations would be expected to be less because projecting across a city has a lower error margin than by individual catchment, and historical data will inform projections better across a city compared with catchments or growth cells.

- 10.11 In order to minimise the effects of uncertainty, growth demand projections and assumptions will be monitored and regularly reviewed in light of new information.
- 10.12 **Conservative revenue assumptions**
- 10.13 The theoretical revenue generated by the development contribution model assumes that all HUEs return full revenue in accordance with the applicable charges.
- 10.14 Forecasts for development contribution revenue for the purposes of the 10-Year Plan are conservative estimates including allowances made for future remissions, and historical consents issued at lower charge rates as per the applicable policy at the time a consent is granted.
- 10.15 High development contribution charges have the potential to reduce development below levels anticipated through Council's growth modelling, for reasons such as development becomes less feasible, or developers choose to relocate or land bank.
- This effect is estimated to have some impact on future development, and therefore for the purposes of projecting revenue for the 10-Year Plan, Council has made an adjustment to this effect into its modelling.
- 10.16 Effects of uncertainty
- 10.17 Revenue forecasting has a high margin of error due to substantial underlying assumptions including economic outlook and projections, growth projections, undeterminable developer and market behaviour, the property market volatility and unpredictability, and other wider considerations including government policy changes.
- 10.18 This uncertainty impacts Council's debt to revenue calculations and consequent capacity for borrowing to finance growth. Council has attempted to strike a balance in its forecasts, based on historical levels of revenue and the best information that it has available about likely future revenues, but with a view to conservatism.
- 10.19 If Council had included an allowance for reduced development due to high charges, it would have reduced revenue in the model and increased charges to an extent.
- 10.20 **Methodology for relating costs of community facilities to units of demand.**
- 10.21 The purpose of Council's methodology is to enable it to recover from those persons undertaking development a fair, equitable, and proportionate portion of the total cost of capital expenditure necessary to service growth over the long term.
- 10.22 It achieves this outcome by first identifying the total cost of the capital expenditure that it expects to incur in respect of these community assets to meet increased demand resulting from growth.
- 10.23 Next it identifies the share of that expenditure attributable to each unit of demand. It does this by using the units of demand by which the impact of growth has been assessed. To identify those units of demand Council takes account of a wide data set of information which informs it on the estimated rates of development in the City.
- 10.24 **Supply of land**
- 10.25 The supply and capacity of development land is assumed to be constrained by the current and future availability of infrastructure – whether planned to be provided by Council or likely to be able to be provided by developers.

- 10.26 The land supply assumptions are well informed from the perspective that Council is providing much of the growth infrastructure and has good information on yield and land availability. Private land owners however will bring sections to market using rationale that is not entirely predictable from Council's perspective, and as a result there will inevitably be variance between projected and actual future land supply.
- 10.27 Effects of uncertainty
- 10.28 If the actual supply of land for development is higher than was projected, then more development could potentially go ahead, spreading capex costs over more growth which would have retrospectively reduced the development contribution charge.
- 10.29 The supply assumptions that have been made are based on information provided by Market Economics Limited and the best knowledge of Council's Growth Funding & Analytics Team at the current time.
- 10.30 **Types of development (sectors)**
- 10.31 Developments are assumed to be of five basic types (sectors):
1. Residential, which includes:
 - one bedroom dwelling
 - two bedroom dwelling
 - standard residential dwelling
 - large residential dwelling
 2. Retail
 3. Commercial
 4. Industrial, and
 5. Wet industries.
- 10.32 Within these sectors, there will be a range in the amount of benefit derived from Council's growth-related capital expenditure.
- 10.33 With the exception of wet industries, where demand will be assessed on a case by case basis, all developments within a sector will be charged development contributions at the rate applicable to that sector as a whole.
- 10.34 Effects of uncertainty
- 10.35 Using a wider range of sectors would theoretically allow a closer fit between the assumed demand generated and the actual demand produced by different types of development. However, although it might seem to be more equitable, this is not necessarily practical, as growth would need to be projected separately for each sector and insufficient data is available for this task. The range of sectors will, however, be reviewed periodically and will be expanded when appropriate and feasible as more sophisticated ways of modelling development emerge.
- 10.36 **Residential dwellings**
- 10.37 Council charges development contributions on a per bedroom basis using four categories, being large residential, standard residential, two bedroom, and one bedroom dwelling. Census 2013 data through statistical analysis shows that the greater the number of bedrooms in a dwelling the more people are likely living in it (distributed normally). The more people in a dwelling the greater level of Council services that dwelling demands.

Accordingly, development contributions for larger dwellings are higher compared to smaller dwellings, noting that all dwellings with four or more bedrooms pay the large residential rate.

- 10.38 Council made this decision in order to better reflect true infrastructure demands and improve the equitable spread of the development contributions burden across the residential sector. This approach better achieves the purpose of development contributions as set out in section 197AA of the LGA.
- 10.39 The total recovered over the long is no greater or less than if Council had retained the approach taken in the prior policy.
- 10.40 Effects of uncertainty
- 10.41 A direct correlation is assumed between demand for Council services and the number of people in a dwelling. If the correlation was inaccurately estimated development contributions would be distributed differently within the four residential categories, although a house with more bedrooms would always pay a higher development contribution than a dwelling with fewer bedrooms.
- 10.42 Council could have chosen more or less than four categories, but elected to use four. It was deemed that choosing more than four categories would introduce undue complexity for both developers and the Council in its administration of the Policy. In any case, data shows that the more bedrooms a dwelling has, the slower the marginal increase in demand for services becomes for each of those additional bedrooms.
- 10.43 Council used its rating database to correlate the number of bedrooms per new dwelling with the Census 2013 data, to calculate demand factors for each of the bedroom categories. Census 2013 data shows that there were 2.7 people per household. This figure is used as the basis for determining the final demand factors for each dwelling size which is the basis of Council's household unit equivalent (HUE).
- 10.44 The stated assumptions are broad and general in construction and hence from one residential unit to another the assumptions may not correlate exactly with the actual demand placed on Council infrastructure, however these types of development constitute only a small proportion of total demand and revenue, and this mitigates the effects of uncertainty.
- 10.45 **Non-residential demand conversion factors**
- 10.46 To provide a common denominator calculating development contribution charges using the equations given in section 8, conversion factors have been used to equate non-residential demand to the residential demand. Conversion factors estimate the number of HUEs of demand that non-residential sectors produce per 100m² of gross floor area (GFA). Data from various sources (e.g. Census, water-metering, traffic studies) has been used to estimate the average demand placed on Council infrastructure (site area for stormwater) or per non-standard residential dwelling. Details of these are set out and described in Schedule 4.
- 10.47 Effects of uncertainty
- 10.48 A higher conversion factor for an activity will result in a higher development contribution charges, and vice versa.

- 10.49 The effect on the development contribution charges of variances due to the choice of conversion factors can be significant, but the current figures reflect the best information that Council has available at this time. Using a wider range of sectors would allow charges to be more closely tailored to individual types of development, but would also require individual forecasting of each of these types, with a resulting increase in forecasting error.
- 10.50 An assumption is that HUEs can be used as a proxy for non-residential demand based on floor area (or site area for stormwater) by way of a set of metric based conversion factors. This is a typical approach for council development contribution policies to take, and no ready alternative is available.
- 10.51 **Catchments**
- 10.52 The Peacocks, Rototuna, Ruakura, and Rotokauri greenfield catchments (refer Schedule 8) are based on Council's District Plan structure plan areas. The Temple View and Te Rapa North greenfield catchments are areas that have been added to the city through recent boundary changes.
- 10.53 The infill catchment is defined as all areas in the city that are not greenfield areas, typically referred to as the built-up area or brownfields.
- 10.54 The stormwater catchments are based on monitored and modelled stormwater flows in hydrological catchments, and the wastewater catchments reflect the gravity-fed network, the natural boundary of the Waikato River, and the relative network impact of the eastern and western wastewater interceptors.
- 10.55 An all-of-city or "citywide" catchment is used where it is impractical or inequitable to use only the catchments described above. Any allocation of costs to the citywide catchment has been made in accordance with the following principles:
- a) Causation:
 - There is a causal link between the demand generated by development in the city, regardless of location, and the need to undertake the project or expand the capacity of a network via a group of related projects.
 - b) Open access:
 - There are no significant barriers to the use of the infrastructure by all of the community.
 - The infrastructure is available and accessible to the community at large.
 - The costs of using the infrastructure are fair and equitable, and no particular locality of the wider community is disadvantaged by higher user cost.
 - c) Integrated network:
 - The project contributes to an interconnected infrastructure network within the city.
 - The project benefits are closely aligned with the benefits of the related wider infrastructure network.
- 10.56 A number of the larger projects set out in the Schedule of Assets have been split into citywide and catchment components and allocated separately, to more equitably and accurately reflect causes and benefits of expenditure.

- 10.57 It is assumed that all developments within a catchment contribute to the need for and benefit equally from Council's growth-related expenditure having the effect that similar developments the same catchment attract the same charge.
- 10.58 Effects of uncertainty
- 10.59 Where there are developments in close proximity but in different catchments, significantly different charges may be payable when the demand they place on infrastructure may be very similar. Conversely, not all developments within the same catchment will benefit equally from the infrastructure provided in that catchment.
- 10.60 Using a greater number of catchments would lessen the effect of the first of these issues, and strengthen the causal link between developments and the infrastructure that they require, but would heighten the effect of the second consideration and also entail higher error margins due to the requirement to project growth for smaller areas.
- 10.61 Council has tried to strike a balance between these two factors in its choice of development contribution catchments.
- 10.62 **Cost recovery periods**
- 10.63 The LGA sets out that development contributions should be determined in a manner that is generally consistent with the capacity life of the assets for which they are intended.
- 10.64 A 30-year maximum cost recovery period has been used. For capital expenditure providing capacity that will be exhausted prior to 30 years, the estimated length of remaining capacity has been used as the recovery period. For each project, the recovery period has been set to start either in 2006 or eight years prior to the commencement of expenditure on the project. This aligns with the typical duration of a subdivision consent, or for greenfield catchments the earliest year of the calculation model, being 2006.
- 10.65 Effects of uncertainty
- 10.66 The option of using a shorter maximum period (e.g. 20 years) was modelled and significantly increased the development contribution charges. Specialist advice is that it would be unusual for assets being recovered through this Policy had a capacity life (not useful life) of more than 30 years, and in any case using a period longer than 30 years did not significantly reduce the charges, as interest costs and the capital expenditure allocated to development contributions funding were also greater.
- 10.67 The effect of starting the recovery period closer to the commencement of expenditure would be to increase the charge for individual projects because costs will be recovered over a shorter period.
- 10.68 **Allocation of capital costs to growth**
- 10.69 Capital costs have been allocated to development contributions funding only for projects that provide new assets or assets of increased capacity and that are necessitated by growth or will provide benefit to growth.
- 10.70 These project costs have been allocated under the assumptions set out in the Covec Limited methodology paper titled "Cost Allocation Guidelines for Development Contributions", which is published on Council's website.

- 10.71 The underlying rationale for these allocations is set out in the LGA and addressed in this section.
- 10.72 Substantive and comprehensive project-by-project analysis has been undertaken by independent engineers Stantec Limited and Gray Matter Limited for the purpose of allocating project costs to growth in accordance with the LGA and the Covec Limited methodology.
- 10.73 Programmes of work have been split into their component projects to allow for a finer-grained analysis. Costs have been allocated spatially and by activity while considering a number of factors and circumstances, principally based on growth causation, benefits, renewals, and levels of service.
- 10.74 Standardised bands are used for generating the causation and benefit assessments. These bands are conservatively constructed to preclude very high allocation of costs (over 88%) to development contributions. A high level of rigour has been applied to all project cost allocations.
- 10.75 It is assumed that the two key allocation aspects (being causation and benefits of growth) that are required to be considered under this rationale, should be weighted equally in generating an allocation after excluding growth caused by developments or other factors that should not attract development contributions ("non-DC growth").
- 10.76 Effects of uncertainty
- 10.77 Weighting allocations more heavily towards causation versus benefits would increase the charges. Weighting them more towards benefits would decrease them.
- 10.78 The assumption relating to the amount of non-DC growth has the effect that the development community is not paying for capital expenditure required to meet this demand. Capital expenditure relating to demand caused by development occurring outside the city, asset renewals, certain types of levels of service change, and operations and maintenance costs are netted from allocations, which are funded by ratepayers or third-party funding.
- 10.79 Uncertainty around this assumption lies in projecting the extent of such non-DC growth, and may be significant, but is based on the best information available through specialist assessment and modelling. To the extent that the amount of non-DC growth is overestimated, the ratepayer is most affected.
- 10.80 Allocating growth costs in any different manner than that described in and sections 7.20 and 10.68 would have an impact on the development contribution charges. Council has used best practice methods, internal specialist analysis and external consultants, and is satisfied that the allocations as described are reasonable.
- 10.81 Full details of the methodology for cost allocations, causation and benefit analysis, and other related aspects for each individual project are available on Council's website, and in the Schedule of Assets.
- 10.82 **Limits of Modelling**
- 10.83 The calculation model that generates development contribution charges is a pure mathematical model that produces theoretical charges based on a large number of inputs that in isolation contain significant assumptions as detailed in section 10 above.

- 10.84 Although the model produces numerically precise charges, the nature of cumulative uncertainty means that the greater the number and significance of input assumptions, the greater the potential variation of outputs to changes in these assumptions.
- 10.85 The calculation model used to generate the charges in Schedule 1 includes the best numerical assumptions available to Council, and is the most appropriate tool to guide Council in setting development contribution charges.
- 10.86 Effects of uncertainty
- 10.87 The calculation of development contributions is therefore limited to an extent by the sensitivity of the model to inputs, and the degree of certainty and reliability of those inputs. As a result, modelled demand is likely to be different to actual or realised demand.

11. STAGES AT WHICH DEVELOPMENT CONTRIBUTIONS MAY BE REQUIRED (S198, S202(1)(B) LGA)

- 11.1 In most cases requirement for and the payment of development contributions happen at two separate points in time. This section and section 12 describe in detail how this works.
- 11.2 Council may require a development contribution to be made when any of the following milestones arise:
- a) a resource consent is granted under the Resource Management Act 1991 for a development within its district; or
 - b) a building consent is granted under the Building Act 2004 for building work situated in its district; or
 - c) an authorisation for a service connection is granted.
- 11.3 Council may also require that a development contribution be made when granting a Certificate of Acceptance under section 98 of the Building Act 2004 if a development contribution would have been required had a building consent been granted for the building work in respect of which the certificate is granted.
- 11.4 Council, at its sole discretion, will determine at which of the milestones set out in clauses 11.2 and 11.3 it will require development contributions. Unless in Council's view there is good reason, Council will require a development contribution to be paid at the earliest milestone.
- 11.5 If Council elects to not require a development contribution at the earliest of the milestones set out in clauses 11.2 and 11.3, it reserves the right to require a development contribution at any subsequent milestone, regardless of whether the assessed development contribution charge at that subsequent milestone is higher or lower.
- 11.6 It is the granting of the resource consent, building consent, authorisation of service connection or issuing of the certificate of acceptance that gives rise to the requirement for a development contribution payment to be made.
- 11.7 In accordance with Section 198(2A) LGA, and depending on which of the milestones set out in clauses 11.2 and 11.3 are exercised by Council, the development contributions will be calculated under the policy that was in force at the time the corresponding application for

that resource consent, building consent, certificate of acceptance, or service connection was submitted, accompanied by all required information.

- 11.8 Please contact Council's Development Contributions Officer (DCO) at any time if you need guidance or clarification.

12. PAYMENT OF DEVELOPMENT CONTRIBUTIONS (S198, S208 LGA)

- 12.1 In accordance with section 11, for contributions required on subdivision consents, payment will be required prior to uplifting RMA section 224(c) certificates, and these will not be released until payment is received.
- 12.2 For staged developments where all other Council planning requirements have been met payment will be required only for the RMA section 224(c) certificates issued at each stage.
- 12.3 For contributions required on land use consents where a building consent is not required, payment will be required prior to commencement of the land use consent, and that consent shall not be put into effect until payment is received.
- 12.4 For contributions required on building consents, payment will be required prior to the issuing of Code Compliance Certificate, and this certificate will not be released until payment is received.
- 12.5 For contributions required on application for service connection, payment will be required prior to the service connection being authorised.
- 12.6 Where sufficient information is not available to determine the residential demand type at the milestone at which a development contribution is required, each residential unit will be assessed at the standard residential rate, being one residential HUE. If, prior to the date when payment is required, Council establishes to its satisfaction that the number of bedrooms differs from the standard residential unit rate, then those residential units will be reassessed at the applicable residential unit rate.
- 12.7 Where a building consent is granted on an existing residential dwelling and is assessed to generate additional demand as a result of those building works, the additional demand will be assessed for development contributions at the applicable residential demand unit rate, except that no further residential development contributions will be required where the original assessment was made under a prior policy that did not calculate development contributions on a per bedroom basis.
- 12.8 No refund will be given if the actual number of bedrooms is less than the standard residential unit rate assumes, but Council may consider a remission if the development meets its criteria in its remissions policy set out at section 18. Irrespective, a credit will be retained for the development contributions paid.
- 12.9 For non-residential developments where development contributions are assessed on resource consents and the scale of the development is unknown, the assessment will be based on the type of development that most closely matches the zoning of the land.
- 12.10 The gross-floor area of a non-residential development will be assumed to be a fixed percentage of the site area being 50% for retail developments, 30% for commercial, and 30% for industrial. These figures are conservative estimates of the floor-area to site-area ratio used in Council's growth projections and historical development information.

- 12.11 Such developments will be reassessed at building consent stage, and any additional floor area over and above that assumed and paid for at resource consent stage will be required at building consent stage.
- 12.12 No refund will be given if a non-residential building results in a lesser amount of floor area than was assumed, but Council may consider a remission if the development meets its criteria set out in its remissions policy set out at section 18. Irrespective, a credit will be retained for the full amount of floor area that was paid for.
- 12.13 **Invoicing**
- 12.14 Invoices relating to subdivision applications will be issued no later than at the time of request for an RMA section 224(c) certificate, unless an earlier milestone occurs which Council, at its discretion, may elect to invoice against.
- 12.15 Invoices relating to land use resource consents that are not linked to building consents will be raised at the time of granting the consent.
- 12.16 Invoices relating to building consents will be raised no later than the time of application for Code Compliance Certificate.
- 12.17 Invoices relating to a service connection application will be raised no later than application for authorisation of that service connection.
- 12.18 Development contributions for resource consents that are linked to building consents will be assessed at the resource consent stage, and reassessed based on the final plans provided at building consent stage.
- 12.19 Notwithstanding 12.1 to 12.18, Council reserves the right to invoice and require payment of development contribution at any point after the occurrence of any of the milestones described in 11.2 and 11.3.
- 12.20 If a developer wishes to pay an assessed development contribution prior to the stages set out above, an invoice may be raised at the time of actual payment by the developer.
- 12.21 In accordance with Section 198(2A) LGA, all invoices for required development contributions will be raised at the rates applicable at the time that the application for a resource consent, building consent, or service connection was submitted, accompanied by all required information.
- 12.22 Consideration will not be given to development contribution charges assessed under prior policies in cases where the charges in this Policy (as presented in Schedule 1) are lower.
- 12.23 When development contributions are paid, the HUEs of demand that they provide for will be recorded and will be credited, by activity, against any subsequent consent or service connection application as it relates to the original consent. Accordingly, whilst subsequent applications will enable a reassessment and recalculation to be made, additional contributions will be required only where it is assessed that there will be an increase in HUEs of demand arising from the development.
- 12.24 For reasons of administrative efficiency, where the total amount payable is assessed as being less than \$50, no payment will be required and no invoice will be raised.

13. LIMITATIONS AND CALCULATION OF CREDITS AND EXEMPTIONS (S199, S200(1), S197AB LGA)

- 13.1 A development contribution will only be required if the effects or cumulative effects of developments will create or have created a requirement for Council to provide or to have provided new or additional assets or assets of increased capacity.
- 13.2 Development contributions are calculated on an activity by activity basis based on increased units of demand (HUEs). Council will provide a credit against a development contribution where it can be demonstrated to Council's satisfaction on an activity by activity basis that:
 - a) pre-existing legitimately established units of demand existed on the site and placed actual demand on Council's infrastructure prior to the application for resource consent, building consent, or service connection; or
 - b) development contributions or financial contributions have previously been paid for those increased units of demand generated by the development.
- 13.3 Demand net of credits will be used to calculate a development contribution payable for the development on an activity by activity basis.
- 13.4 Credits for existing HUEs attach to the parent lot and are not transferable, unless all lots within the site are in common ownership, or if authorised by Council at its sole discretion.
- 13.5 Credits for HUEs will not be provided for commercial, retail, or industrial activities undertaken in an area of a site that is not included within the definition of gross floor area.
- 13.6 Any project undertaken by Council will itself not be liable to pay development contributions.
- 13.7 For the avoidance of doubt, development contributions required under this Policy for reserves are not for the specified reserves purposes referred to in Section 201 LGA.

14. REQUESTS FOR RECONSIDERATION (S199A, S199B, 202A LGA)

- 14.1 A person required by Council to make a development contribution may request Council to reconsider the requirement in accordance with Section 199A of the LGA.
- 14.2 A request for reconsideration of a requirement to pay a development contribution ("request") must:
 - a) be made within 10 working days after the date of receipt of notice of the development contribution required by Council;
 - b) be made to Council in writing using the [Application for reconsideration of development contributions](#) which can be found on Council's website
 - c) set out the grounds and reasons for the request;
 - d) specify the outcome that is sought; and
 - e) include an email address for delivery of Council's decision.
- 14.3 A request can be withdrawn at any time before delivery of Council's decision on the request.
- 14.4 A person making a request may provide further information at any time before delivery of Council's decision. Further information will re-start the 15 working day period for delivery of Council's decision (S199B LGA).

- 14.5 Council also may require further information in relation to the request. The 15 working-day period for delivery of Council's decision does not begin until Council has received all required relevant information relating to the request (S199B LGA).
- 14.6 Council will consider:
- a) the grounds and reasons set out in the written request;
 - b) the purposes and principles in sections 197AA – 197A LGA; and
 - c) the application of this Policy in determining the proposed development contribution.
- 14.7 Council will make decisions on requests without holding a hearing. However, Council may, at its discretion, invite the requester to a meeting to discuss the request.
- 14.8 Council's decisions on requests will:
- a) be in writing;
 - b) be provided within 15 working days after the date on which Council received all required relevant information relating to the request; and
 - c) state whether the development contribution will be amended and, if so, the new amount.
- 14.9 Council's decision on requests will be delivered by email to the address nominated by the requester. If Council is unable to contact a requester by email, it will deliver the decision by making it available at the Municipal Building reception in Hamilton, to the requester and will attempt to notify the requester by telephone.

15. OBJECTING TO AN ASSESSED CHARGE (S199(C-P) LGA)

- 15.1 This section is intended only to be a summary for guidance. Any development contribution objection should be made with full consideration of all relevant information including Section 199C-P and Schedule 13A of the LGA.
- 15.2 Any person that has been provided a notice by Council (or other formal advice) of a requirement to pay a development contribution may object to the amount in accordance with Section 199C of the LGA.
- 15.3 An objection under Section 199C may be made only on the grounds, as set out under Section 199D, that a territorial authority has:
- a) failed to properly take into account features of the objector's development that, on their own or cumulatively with those of other developments, would substantially reduce the impact of the development on requirements for community facilities in the territorial authority's district or parts of that district; or
 - b) required a development contribution for community facilities not required by, or related to, the objector's development, whether on its own or cumulatively with other developments; or
 - c) required a development contribution in breach of section 200; or
 - d) incorrectly applied its development contributions policy to the objector's development.

- 15.4 Any person lodging an objection must do so in accordance with the timeframes set out in Schedule 13A of the LGA.
- 15.5 For further information relating to lodging a development contributions objection please refer to the LGA and/or the office of the Department of Internal Affairs. It is also recommended that independent legal advice be sought.

16. DEVELOPMENT AGREEMENTS (S207(A-F) LGA)

- 16.1 Council may elect to enter into a development agreement with a developer in accordance with Section 207A of the LGA.
- 16.2 For guidance on requesting to enter into a developer agreement with Council, where applicable please refer to:
 - Sections 207(A-F) of the LGA which contains specific “Developer agreements” provisions
 - Section 18.16 of this Policy “Private Developer Agreement (PDA) Remission”
 - Council’s Growth Funding Policy
 - the guidance documents relating to Private Developer Agreement structure which can be found on Council’s website; or
 - contact Council’s City Development Unit for further information.

17. SPECIAL ASSESSMENT

- 17.1 A special assessment of development contributions may be undertaken at the discretion of Council, on an activity by activity basis to determine the amount of development contributions payable.
- 17.2 An application for special assessment must be made to Council in writing using the [Application for special assessment of development contributions](#) which can be found on Council’s website.
- 17.3 A special assessment will be undertaken only where, as a threshold for consideration, the development is of a size greater than 20 HUEs (residential) or 2,000m² GFA (non-residential).
- 17.4 All special assessments will be evaluated consistent with the actual demand remission criteria set out in Section 18.10 of this Policy.
- 17.5 All actual and reasonable costs incurred by Council in determining the special assessment application, including staff time as set out in Council’s schedule of ‘Fees and Charges - Economic Growth and Planning’ published on Council’s website, its consultant and legal costs, and administration costs, shall be paid by the applicant whether or not a remission is ultimately granted in respect of the special assessment. If external costs are to be incurred by Council in its assessment of a special assessment Council may at its discretion require those costs to be met by the applicant in advance. If a remission is granted in respect of the special assessment, Council will deduct all outstanding costs from the total remission due prior to payment.
- 17.6 In support of an application a special assessment the applicant must supply, for each activity, all relevant evidence of reduced demand on Council’s infrastructure. This information is to

be in the form of metrics provided by an appropriately qualified professional, referencing relevant policy provisions.

- 17.7 Special assessment applications are to be lodged with Council's Development Contributions Officers at the earliest opportunity, and prior to the earliest development contribution milestone as set out in Section 11 of the Policy. Where it is determined by Council that all relevant information has not been provided prior to the applicable development contribution milestone set out in Section 11 of this Policy, development contributions will be required in accordance with Schedule 1 of this Policy.
- 17.8 The amount of any special assessment, will be assessed on a case-by-case basis having regard to the extent to which the special assessment criteria is met.
- 17.9 An application for special assessment, regardless of the outcome, will not affect the applicant's right to apply for a remission under Section 18 of this Policy.
- 17.10 Decisions on individual requests will not alter the basis of the Policy itself.
- 17.11 For further details relating to lodging a special assessment please refer to Council's website or contact Council's Development Contributions Officer.

18. REMISSIONS (S201(1)C, S200(2) LGA)

- 18.1 Upon application made by a developer, Council may at its sole discretion remit part or all of a development contribution levied on that developer.
- 18.2 Any application for a remission must be made to Council in writing using the [Application for remission of development contributions](#) which can be found on Council's website, and shall be lodged with Council within 30 working days of the development contribution charge being advised in writing to the developer.
- 18.3 In order to be eligible for a remission the applicant must supply, for each activity, all relevant evidence of actual demand reductions on Council's infrastructure in support of the remission application. This information is to be in the form of metrics provided by an appropriately qualified professional, referencing relevant Policy provisions.
- 18.4 All actual and reasonable costs incurred by Council in determining the remission application, including staff time as set out in Council's schedule of 'Fees and Charges - Economic Growth and Planning' published on Council's website, its consultant and legal costs, and administration costs, shall be paid by the applicant whether or not a remission is ultimately granted. If external costs are to be incurred by Council in its assessment of a remission Council may at its discretion require those costs to be met by the applicant in advance. If a remission is granted, Council will deduct all outstanding costs from the total remission due prior to payment.
- 18.5 Remission applications will be considered on an activity by activity basis, with those activities being water, wastewater, stormwater, transport, and reserves.
- 18.6 The amount of any remission will be assessed on a case by case basis having regard to the extent to which the remission criteria is met.
- 18.7 In calculating any remission on a capped charge, the calculation shall be based, as its starting point, on the base charge without modification. A remission will then only be provided if the

calculated charge including remission is less than the capped charge, otherwise the capped charge will apply.

- 18.8 Decisions on individual requests will not alter the basis of the Policy itself.
- 18.9 There are two categories of remission, as described in the following paragraphs.
- 18.10 **Actual demand remission**
- 18.11 Development contributions are calculated based on modelled demand, measured in Household Unit Equivalents (HUEs). Council will consider a remission where actual demand is significantly lower than modelled demand.
- 18.12 Actual Demand Remission Criteria
- 18.13 In applying for a remission based on actual demand, the applicant must demonstrate to Council's satisfaction on an activity by activity basis that:
 - a) the actual HUEs of demand generated by the development are materially lower than the HUEs of demand assessed under the methodology set out in this Policy and in any event lower than modelled demand by five or more HUEs of demand, and;
 - b) for an activity, the reduced HUEs create capacity in Council's infrastructure network which Council is satisfied is material having regard to the nature of the development, its location, and implications for Council's infrastructure programme.
- 18.14 **CBD remissions**
- 18.15 Between 1 July 2019 and 30 June 2021, developments in the CBD will pay only 34.0% (being a 66% remission) of the standard applicable infill charge, as set out in Schedule 1.
- 18.16 **Private Developer Agreement (PDA) remission**
- 18.17 Council may provide for a remission in respect of development contributions levied against development in unfunded areas or associated with unfunded growth projects as set out in Council's Growth Funding Policy where Council and the developer have entered into a binding Private Developer Agreement in accordance with Section 207 LGA and the criteria and principals set out in the Growth Funding Policy.
- 18.18 Council will set the total remission, if any, in a manner consistent with the Growth Funding Policy and the total remission shall be recorded as a term and condition of the Private Developer Agreement.

19. VALUATION OF LAND FOR DEVELOPMENT CONTRIBUTIONS PURPOSES (S201(1)D, 203(1) LGA)

- 19.1 The development contribution charge for reserves will be capped at the greater of 7.5% of the value of the additional allotments created by a subdivision or the value equivalent of 20 square metres of land for each additional household unit created by the development.
- 19.2 On the basis of the charges expressed in this Policy, such a cap would apply to residential allotments or sections of land value (per unit) less than the values described in Schedule 6.

20. ESTIMATING A DEVELOPMENT CONTRIBUTION CHARGE

- 20.1 This section provides a guide to estimating a development contributions charge.
- 20.2 Please contact the Development Contributions Officer if you have any questions or require assistance to calculate your estimated charge.
- 20.3 **Using the online GIS development contribution estimator tool**
- 20.4 For a quick estimate of a development contribution charge use the “[DC estimator](#)” on Council’s website.
- 20.5 Type the address into the search bar and click on the site to generate the catchments and per unit charges for the development.
- 20.6 **Using the Policy**
- 20.7 To estimate a development contribution charge using Schedule 1 follow the steps below:
1. **Identify the development type** using the definitions in section 6. Refer to Table 1 for residential or Table 2 for non-residential development.
 2. **Identify the geographic catchment** in which the development is situated by using the maps in the schedule 8.
 3. **Add up the charges** for each activity (reserves, stormwater, wastewater, transport, and water) by reading across the row relating to your geographical catchment, or just use the total on the right-hand side. Do not add the citywide charges; they are already included in the charge for each catchment.
 4. **Add the stormwater and wastewater catchment charges** to the above charge by identifying the stormwater catchment, and the wastewater catchments using the maps in schedule 8 below.
 5. **Your total charge** is the sum of the above charges.
- 20.8 The method outlined above is the standard means for estimating development contribution charges.
- 20.9 There may be aspects of a development that require a more complex calculation. Please refer to the notes at the bottom of schedule 1 and schedule 5 and the “How to estimate a development contribution charge” information sheet on Council’s website to assist with more complex calculations.

21. REFERENCES

- Local Government Act 2002
- Council’s 2018-28 10-Year Plan
- Council’s Growth Funding Policy
- Council’s 30 Year Infrastructure Strategy

22. SCHEDULE 1 – DEVELOPMENT CONTRIBUTION CHARGES

For further guidelines on how to use the charge schedules below to estimate a development contribution, please refer to the Council's website ["Estimating your development contribution"](#).

Table 1 – Residential development contribution payable in each catchment (excl. GST)

	Reserves	Stormwater	Transport	Wastewater	Water	Total
Large Residential	Charge per lot, dwelling or unit title, inclusive of Citywide components					
Citywide	1,528		3,503	2,927	4,894	12,852
Infill East	1,582		3,859	11,508	6,445	23,394
Infill West	1,582		3,859	12,924	6,445	24,810
Peacocke 1	3,956		9,255	13,770	6,348	33,329
Peacocke 2	6,950		13,404	14,359	6,348	41,061
Rotokauri	2,751		13,967	3,942	7,411	28,071
Rototuna	3,008		15,093	5,702	8,542	32,345
Ruakura	1,528		6,165	8,018	7,049	22,760
Te Rapa North	1,528		3,503	2,927	11,169	19,127
Temple View	1,528		3,503	10,185	10,180	25,396
SW - Citywide		21				21
SW - Chartwell		170				170
SW - City Centre		1,090				1,090
SW - Hamilton East		398				398
SW - Kirikiriroa		2,206				2,206
SW - Lake Rotokauri		53,827				53,827
SW - Mangaheka		11,670				11,670
SW - Mangakotukutuku		6,660				6,660
SW - Mangaonua		1,864				1,864
SW - Ohote		178				178
SW - Otama-ngenge		177				177
SW - Peacocke		3,288				3,288
SW - River North		21				21
SW - Rotokauri West		2,134				2,134
SW - St Andrews		17				17
SW - Te Awa o Katapaki		10,299				10,299
SW - Te Rapa Stream		1,771				1,771
SW - Temple View		553				553
SW - Waitawhiriwhiri		483				483
SW - Western Heights		21				21
WW - East				1,557		1,557
WW - West				2,969		2,969
Standard Residential	Charge per lot, dwelling or unit title, inclusive of Citywide components					
Citywide	1,185		2,715	2,269	3,794	9,963
Infill East	1,226		2,991	8,921	4,996	18,134
Infill West	1,226		2,991	10,018	4,996	19,231
Peacocke 1	3,067		7,174	10,675	4,921	25,837
Peacocke 2	5,387		10,391	11,131	4,921	31,830
Rotokauri	2,132		10,827	3,056	5,745	21,760
Rototuna	2,331		11,700	4,420	6,622	25,073
Ruakura	1,185		4,779	6,216	5,464	17,644
Te Rapa North	1,185		2,715	2,269	8,658	14,827
Temple View	1,185		2,715	7,895	7,891	19,686
SW - Citywide		17				17
SW - Chartwell		131				131
SW - City Centre		845				845
SW - Hamilton East		308				308
SW - Kirikiriroa		1,710				1,710
SW - Lake Rotokauri		41,726				41,726
SW - Mangaheka		9,046				9,046
SW - Mangakotukutuku		5,163				5,163
SW - Mangaonua		1,445				1,445
SW - Ohote		138				138
SW - Otama-ngenge		137				137
SW - Peacocke		2,549				2,549
SW - River North		17				17
SW - Rotokauri West		1,654				1,654
SW - St Andrews		13				13
SW - Te Awa o Katapaki		7,983				7,983
SW - Te Rapa Stream		1,373				1,373
SW - Temple View		428				428
SW - Waitawhiriwhiri		374				374
SW - Western Heights		17				17
WW - East				1,207		1,207
WW - West				2,301		2,301

Table 1 – Continued

	Reserves	Stormwater	Transport	Wastewater	Water	Total
Two Bed	Charge per lot, dwelling or unit title, inclusive of Citywide components					
Citywide	817		1,872	1,564	2,616	6,869
Infill East	845		2,062	6,151	3,445	12,503
Infill West	845		2,062	6,908	3,445	13,260
Peacocke 1	2,115		4,947	7,360	3,393	17,815
Peacocke 2	3,715		7,165	7,675	3,393	21,948
Rotokauri	1,470		7,466	2,107	3,961	15,004
Rototuna	1,608		8,067	3,048	4,566	17,289
Ruakura	817		3,295	4,286	3,768	12,166
Te Rapa North	817		1,872	1,564	5,970	10,223
Temple View	817		1,872	5,444	5,441	13,574
SW - Citywide		11				11
SW - Chartwell		91				91
SW - City Centre		583				583
SW - Hamilton East		213				213
SW - Kirikiriroa		1,179				1,179
SW - Lake Rotokauri		28,771				28,771
SW - Mangaheka		6,238				6,238
SW - Mangakotukutuku		3,560				3,560
SW - Mangaonua		996				996
SW - Ohote		95				95
SW - Otama-ngenge		94				94
SW - Peacocke		1,757				1,757
SW - River North		11				11
SW - Rotokauri West		1,140				1,140
SW - St Andrews		9				9
SW - Te Awa o Katapaki		5,505				5,505
SW - Te Rapa Stream		947				947
SW - Temple View		295				295
SW - Waitawhiriwhiri		258				258
SW - Western Heights		11				11
WW - East				832		832
WW - West				1,587		1,587
One Bed	Charge per lot, dwelling or unit title, inclusive of Citywide components					
Citywide	565		1,296	1,083	1,811	4,755
Infill East	585		1,427	4,258	2,384	8,654
Infill West	585		1,427	4,781	2,384	9,177
Peacocke 1	1,464		3,424	5,094	2,349	12,331
Peacocke 2	2,571		4,959	5,312	2,349	15,191
Rotokauri	1,018		5,167	1,459	2,742	10,386
Rototuna	1,113		5,584	2,109	3,160	11,966
Ruakura	565		2,281	2,966	2,608	8,420
Te Rapa North	565		1,296	1,083	4,132	7,076
Temple View	565		1,296	3,768	3,766	9,395
SW - Citywide		8				8
SW - Chartwell		63				63
SW - City Centre		403				403
SW - Hamilton East		147				147
SW - Kirikiriroa		816				816
SW - Lake Rotokauri		19,913				19,913
SW - Mangaheka		4,317				4,317
SW - Mangakotukutuku		2,464				2,464
SW - Mangaonua		690				690
SW - Ohote		66				66
SW - Otama-ngenge		65				65
SW - Peacocke		1,216				1,216
SW - River North		8				8
SW - Rotokauri West		789				789
SW - St Andrews		6				6
SW - Te Awa o Katapaki		3,810				3,810
SW - Te Rapa Stream		655				655
SW - Temple View		204				204
SW - Waitawhiriwhiri		179				179
SW - Western Heights		8				8
WW - East				576		576
WW - West				1,098		1,098

Table 2 – Non-residential development contribution payable in each catchment (excl. GST)

	Reserves	Stormwater	Transport	Wastewater	Water	Total
Commercial	Charge per 100m2 floor area (site area for Stormwater)					
Citywide		5,431		1,150	1,496	8,077
Infill East		5,982		4,523	1,970	12,475
Infill West		5,982		5,079	1,970	13,031
Peacocke 1		14,349		5,412	1,941	21,702
Peacocke 2		20,782		5,643	1,941	28,366
Rotokauri		21,654		1,549	2,265	25,468
Rototuna		23,400		2,241	2,611	28,252
Ruakura		9,558		3,151	2,155	14,864
Te Rapa North		5,431		1,150	3,414	9,995
Temple View		5,431		4,003	3,112	12,546
SW - Citywide		6				6
SW - Chartwell		51				51
SW - City Centre		325				325
SW - Hamilton East		119				119
SW - Kiriakiroa		658				658
SW - Lake Rotokauri		16,048				16,048
SW - Mangaheka		3,479				3,479
SW - Mangakotukutuku		1,986				1,986
SW - Mangaonua		556				556
SW - Ohote		53				53
SW - Otama-ngenge		53				53
SW - Peacocke		980				980
SW - River North		6				6
SW - Rotokauri West		636				636
SW - St Andrews		5				5
SW - Te Awa o Katapaki		3,071				3,071
SW - Te Rapa Stream		528				528
SW - Temple View		165				165
SW - Waitawhiriwhiri		144				144
SW - Western Heights		6				6
WW - East				612		612
WW - West				1,167		1,167
Industrial	Charge per 100m2 floor area (site area for Stormwater)					
Citywide		2,444		678	794	3,916
Infill East		2,692		2,666	1,045	6,403
Infill West		2,692		2,994	1,045	6,731
Peacocke 1		6,457		3,190	1,030	10,677
Peacocke 2		9,352		3,327	1,030	13,709
Rotokauri		9,745		913	1,202	11,860
Rototuna		10,530		1,321	1,385	13,236
Ruakura		4,301		1,858	1,143	7,302
Te Rapa North		2,444		678	1,811	4,933
Temple View		2,444		2,360	1,651	6,455
SW - Citywide		5				5
SW - Chartwell		37				37
SW - City Centre		238				238
SW - Hamilton East		87				87
SW - Kiriakiroa		481				481
SW - Lake Rotokauri		11,729				11,729
SW - Mangaheka		2,543				2,543
SW - Mangakotukutuku		1,451				1,451
SW - Mangaonua		406				406
SW - Ohote		39				39
SW - Otama-ngenge		39				39
SW - Peacocke		716				716
SW - River North		5				5
SW - Rotokauri West		465				465
SW - St Andrews		4				4
SW - Te Awa o Katapaki		2,244				2,244
SW - Te Rapa Stream		386				386
SW - Temple View		120				120
SW - Waitawhiriwhiri		105				105
SW - Western Heights		5				5
WW - East				361		361
WW - West				688		688

Table 2 – Continued

Retail	Reserves	Stormwater	Transport	Wastewater	Water	Total
Charge per 100m ² floor area (site area for Stormwater)						
Citywide			7,468	944	1,228	9,640
Infill East			8,226	3,713	1,617	13,556
Infill West			8,226	4,170	1,617	14,013
Peacocke 1			19,729	4,443	1,593	25,765
Peacocke 2			28,575	4,633	1,593	34,801
Rotokauri			29,775	1,272	1,860	32,907
Rototuna			32,174	1,840	2,144	36,158
Ruakura			13,143	2,587	1,769	17,499
Te Rapa North			7,468	944	2,803	11,215
Temple View			7,468	3,286	2,555	13,309
SW - Citywide		6				6
SW - Chartwell		51				51
SW - City Centre		325				325
SW - Hamilton East		119				119
SW - Kirikiriroa		658				658
SW - Lake Rotokauri		16,048				16,048
SW - Mangaheka		3,479				3,479
SW - Mangakotukutuku		1,986				1,986
SW - Manganua		556				556
SW - Ohote		53				53
SW - Otama-ngenge		53				53
SW - Peacocke		980				980
SW - River North		6				6
SW - Rotokauri West		636				636
SW - St Andrews		5				5
SW - Te Awa o Katapaki		3,071				3,071
SW - Te Rapa Stream		528				528
SW - Temple View		165				165
SW - Waitawhiriwhiri		144				144
SW - Western Heights		6				6
WW - East				502		502
WW - West				958		958

Note 1 – Charges for non-residential developments

Non-residential charges are average charges for a typical development per 100m² GFA (Site area for stormwater).

Non-residential developments will be charged in accordance with the average number of household unit equivalents of demand generated by the category into which they fall. These will be calculated by using the factors given in Schedule 4 below.

The retail transport factor operates on sliding scales, so the applicable charges for a retail development will differ from those shown here.

A more precise estimate of the development contributions payable for any particular development can be provided by Council on request.

In assessing HUEs for mixed-use developments such as a retirement village or a combined industrial and commercial development, a separate assessment will be made for all residential, retail, commercial and industrial components of the development.

Note 2 – Assessment of Reserves component through resource consent applications

At its sole discretion and on a case by case basis Council may take land of dollar value equivalent to the required reserves development contribution rather than money, as a condition of resource consent in accordance with and subject to Council's District Plan.

There is no charge for reserves on non-residential developments.

Note 3 – GST

Development contributions are calculated exclusive of Goods and Services Tax (GST). GST will be added at the rate prevailing at the time of payment after the calculation of any contributions required under this Policy.

Note 4 – Full methodology (s106(3) LGA)

The full methodology demonstrating how the calculations have been made for the contributions in this schedule is available from Council upon request.

Note 5 – The stages at which development contributions are required (s198, 202(1)(b) LGA) are set out in section 11

Note 6 – Producer Price Index adjustments

Council will at its sole discretion and in accordance with s106(2B-2C) LGA, increase development contribution charges annually based at the Producers Price Index Outputs for Construction rate provided by Statistics New Zealand.

Note 7 – Capped Rotokauri charges

Development contribution charges in the Rotokauri general catchment (refer Schedule Map 3) have been capped for commercial, industrial, and retail developments per section 9 above.

Note 8 – CBD remission

Development contribution base charges in the CBD catchment (refer Schedule Map 7) will be remitted by 66% per section 18.14 above.

23. SCHEDULE 2 – GROWTH-RELATED CAPITAL EXPENDITURE

Table 3 – Growth related capital expenditure by Council Activity Group (\$000s)

Note 1 – Historical capex refers to capital expenditure incurred before 1 July 2018 or specified in the 2017-18 Annual Plan, and future capex refers to capital expenditure specified in the 2018-28 10-Year Plan.

Growth Related Capital Expenditure (\$000s)	Total Capex Including Subsidies	Total Subsidies & Operating Revenue	Total Capex Net Subsidies	DC Capex	DC Interest	Total Cost DC Funded Capex	% DC Funded	% Rates Funded	% Other Sources
Total Reserves	149,787	(831)	148,956	100,330	24,330	124,661	67%	32%	1%
Citywide	77,990	(100)	77,890	42,181	7,186	49,368	54%	46%	0%
2018 10-Year Plan	54,623		54,623	32,124	3,919	36,043	59%	41%	0%
Historical	23,367	(100)	23,267	10,057	3,267	13,325	43%	57%	0%
Infill	5,086	(731)	4,355	1,493	(333)	1,160	29%	56%	14%
Historical	5,086	(731)	4,355	1,493	(333)	1,160	29%	56%	14%
Peacocke	709		709	571	740	1,311	80%	20%	0%
Historical	709		709	571	740	1,311	80%	20%	0%
Peacocke 1	2,838		2,838	2,417	(220)	2,196	85%	15%	0%
2018 10-Year Plan	2,838		2,838	2,417	(220)	2,196	85%	15%	0%
Peacocke 2	35,566		35,566	30,489	11,474	41,963	86%	14%	0%
2018 10-Year Plan	35,566		35,566	30,489	11,474	41,963	86%	14%	0%
Rotokauri	2,772		2,772	2,323	3,002	5,325	84%	16%	0%
2018 10-Year Plan	647		647	544	208	752	84%	16%	0%
Historical	2,125		2,125	1,780	2,794	4,573	84%	16%	0%
Rototuna	24,826		24,826	20,857	2,481	23,338	84%	16%	0%
2018 10-Year Plan	6,614		6,614	5,565	(1,601)	3,964	84%	16%	0%
Historical	18,211		18,211	15,292	4,082	19,373	84%	16%	0%
Total Stormwater	207,960	(1,753)	206,207	181,458	116,900	298,358	87%	12%	1%
SW - Chartwell	304		304	269	(79)	190	89%	11%	0%
2018 10-Year Plan	256		256	228	(75)		89%	11%	0%
Historical	48		48	41	(3)	38	86%	14%	0%
SW - City Centre	1,192		1,192	1,055	548	1,603	89%	11%	0%
2018 10-Year Plan	640		640	569	20	590	89%	11%	0%
Historical	552		552	486	527	1,013	88%	12%	0%
SW - Citywide	696		696	543	227	770	78%	22%	0%
Historical	696		696	543	227	770	78%	22%	0%
SW - Eureka							0%	0%	0%
2018 10-Year Plan							0%	0%	0%
SW - Hamilton East	971		971	863	(183)	680	89%	11%	0%
2018 10-Year Plan	896		896	797	(200)	597	89%	11%	0%
Historical	75		75	65	17	83	87%	13%	0%
SW - Kirikiriroa	4,158		4,158	3,646	2,040	5,685	88%	12%	0%
2018 10-Year Plan	2,047		2,047	1,822	(58)	1,764	89%	11%	0%
Historical	2,111		2,111	1,823	2,098	3,921	86%	14%	0%
SW - Lake Rotokauri	138,351	(1,672)	136,678	121,570	88,223	209,793	88%	11%	1%
2018 10-Year Plan	129,776		129,776	115,500	80,101	195,601	89%	11%	0%
Historical	8,575	(1,672)	6,903	6,070	8,122	14,192	71%	10%	20%
SW - Mangaheka	6,296		6,296	5,588	4,586	10,174	89%	11%	0%
2018 10-Year Plan	5,748		5,748	5,115	4,284	9,400	89%	11%	0%
Historical	548		548	473	301	774	86%	14%	0%
SW - Mangakotukutuku	25,444		25,444	22,628	11,717	34,345	89%	11%	0%
2018 10-Year Plan	24,735		24,735	22,014	11,149	33,163	89%	11%	0%
Historical	709		709	614	568	1,182	87%	13%	0%
SW - Mangaonua	745		745	660	(47)	613	89%	11%	0%
2018 10-Year Plan	640		640	569	(78)	492	89%	11%	0%
Historical	106		106	91	31	122	86%	14%	0%
SW - Ohote	304		304	269	147	417	89%	11%	0%
2018 10-Year Plan	256		256	228	101	329	89%	11%	0%
Historical	48		48	41	46	88	86%	14%	0%
SW - Otama-ngeenge	145		145	125	57	182	86%	14%	0%
Historical	145		145	125	57	182	86%	14%	0%
SW - Peacocke	5,101		5,101	4,539	3,394	7,933	89%	11%	0%
2018 10-Year Plan	5,053		5,053	4,497	3,344	7,841	89%	11%	0%
Historical	48		48	41	50	92	86%	14%	0%
SW - River North	116		116	102	18	120	87%	13%	0%
2018 10-Year Plan							0%	0%	0%
Historical	116		116	102	18	120	87%	13%	0%
SW - Rotokauri West	304		304	269	330	599	89%	11%	0%
2018 10-Year Plan	256		256	228	238	466	89%	11%	0%
Historical	48		48	41	92	134	86%	14%	0%
SW - St Andrews	1,200		1,200	1,066	(555)	512	89%	11%	0%
2018 10-Year Plan	1,152		1,152	1,025	(539)	486	89%	11%	0%
Historical	48		48	41	(16)	26	86%	14%	0%

Growth Related Capital Expenditure (\$000s)	Total Capex Including Subsidies	Total Subsidies & Operating Revenue	Total Capex Net Subsidies	DC Capex	DC Interest	Total Cost DC Funded Capex	% DC Funded	% Rates Funded	% Other Sources
SW - Te Awa o Katapaki	19,463	(81)	19,382	15,458	4,862	20,321	79%	20%	0%
2018 10-Year Plan	15,186		15,186	11,840	1,199	13,039	78%	22%	0%
Historical	4,277	(81)	4,196	3,618	3,663	7,282	85%	14%	2%
SW - Te Rapa Stream	601		601	529	1,412	1,941	88%	12%	0%
2018 10-Year Plan							0%	0%	0%
Historical	601		601	529	1,412	1,941	88%	12%	0%
SW - Temple View	48		48	41	100	141	86%	14%	0%
Historical	48		48	41	100	141	86%	14%	0%
SW - Templeview	128		128	114	156	270	89%	11%	0%
2018 10-Year Plan	128		128	114	156	270	89%	11%	0%
SW - Waitawhiriwhiri	2,009		2,009	1,780	(57)	1,723	89%	11%	0%
2018 10-Year Plan	1,280		1,280	1,139	(318)	821	89%	11%	0%
Historical	730		730	641	260	902	88%	12%	0%
SW - Western Heights							0%	0%	0%
2018 10-Year Plan							0%	0%	0%
SW - Otama	384		384	342	4	346	89%	11%	0%
2018 10-Year Plan	384		384	342	4	346	89%	11%	0%
Total Transport	757,065	(268,654)	488,412	305,905	118,181	424,087	40%	24%	35%
Citywide	388,798	(152,345)	236,453	128,835	44,035	172,870	33%	28%	39%
2018 10-Year Plan	257,496	(131,075)	126,421	91,267	13,804	105,071	35%	14%	51%
Historical	131,301	(21,270)	110,032	37,568	30,231	67,799	29%	55%	16%
Infill	20,545	(7,016)	13,528	6,146	1,046	7,192	30%	36%	34%
2018 10-Year Plan	14,966	(7,016)	7,949	3,068	(885)	2,184	21%	33%	47%
Historical	5,579		5,579	3,078	1,931	5,009	55%	45%	0%
Peacocke	1,349	(127)	1,222	565	524	1,089	42%	49%	9%
Historical	1,349	(127)	1,222	565	524	1,089	42%	49%	9%
Peacocke 1	10,079	(4,432)	5,647	4,473	(196)	4,276	44%	12%	44%
2018 10-Year Plan	8,818	(4,368)	4,450	3,469	(429)	3,041	39%	11%	50%
Historical	1,262	(64)	1,198	1,003	232	1,236	80%	15%	5%
Peacocke 2	150,318	(66,531)	83,786	60,520	21,572	82,092	40%	15%	44%
2018 10-Year Plan	150,246	(66,531)	83,714	60,486	21,536	82,022	40%	15%	44%
Historical	72		72	33	36	70	46%	54%	0%
Rotokauri	83,286	(11,183)	72,102	55,781	32,398	88,179	67%	20%	13%
2018 10-Year Plan	72,116	(11,082)	61,034	47,205	20,930	68,135	65%	19%	15%
Historical	11,170	(102)	11,068	8,576	11,468	20,044	77%	22%	1%
Rototuna	79,869	(15,857)	64,012	41,469	16,134	57,602	52%	28%	20%
2018 10-Year Plan	61,267	(14,127)	47,140	28,502	2,155	30,657	47%	30%	23%
Historical	18,602	(1,730)	16,872	12,967	13,978	26,945	70%	21%	9%
Ruakura	22,822	(11,161)	11,661	8,117	2,670	10,786	36%	16%	49%
2018 10-Year Plan	22,418	(11,161)	11,257	7,820	2,425	10,244	35%	15%	50%
Historical	404		404	297	245	542	73%	27%	0%
Te Rapa North							0%	0%	0%
2018 10-Year Plan							0%	0%	0%
Total Wastewater	346,217	(621)	345,596	260,392	101,042	361,434	75%	25%	0%
Citywide	90,232		90,232	60,334	38,454	98,787	67%	33%	0%
2018 10-Year Plan	34,698		34,698	30,835	12,489	43,325	89%	11%	0%
Historical	55,534		55,534	29,498	25,964	55,463	53%	47%	0%
Infill	827		827	714	598	1,312	86%	14%	0%
Historical	827		827	714	598	1,312	86%	14%	0%
Infill East	41,530	(287)	41,243	35,053	(1,167)	33,887	84%	15%	1%
2018 10-Year Plan	41,530	(287)	41,243	35,053	(1,167)	33,887	84%	15%	1%
Infill West	61,929	(287)	61,642	35,431	2,460	37,890	57%	42%	0%
2018 10-Year Plan	61,929	(287)	61,642	35,431	2,460	37,890	57%	42%	0%
Peacocke	49,982		49,982	44,590	12,725	57,314	89%	11%	0%
2018 10-Year Plan	48,179		48,179	43,030	10,884	53,914	89%	11%	0%
Historical	1,803		1,803	1,560	1,840	3,400	87%	13%	0%
Peacocke 1	3,614		3,614	3,202	57	3,259	89%	11%	0%
2018 10-Year Plan	2,477		2,477	2,205	(134)	2,071	89%	11%	0%
Historical	1,137		1,137	997	190	1,188	88%	12%	0%
Peacocke 2	28,087		28,087	24,997	11,671	36,668	89%	11%	0%
2018 10-Year Plan	28,087		28,087	24,997	11,671	36,668	89%	11%	0%
Rotokauri	4,543		4,543	4,026	3,042	7,067	89%	11%	0%
2018 10-Year Plan	3,104		3,104	2,763	1,809	4,571	89%	11%	0%
Historical	1,439		1,439	1,263	1,233	2,496	88%	12%	0%
Rototuna	16,602	(47)	16,555	10,426	4,377	14,802	63%	37%	0%
2018 10-Year Plan	9,914		9,914	4,598	(763)	3,835	46%	54%	0%
Historical	6,688	(47)	6,641	5,827	5,140	10,967	87%	12%	1%
Ruakura	9,077		9,077	8,079	3,826	11,905	89%	11%	0%
2018 10-Year Plan	9,051		9,051	8,055	3,805	11,860	89%	11%	0%
Historical	27		27	24	22	45	88%	12%	0%
Temple View	3,335		3,335	1,335	4,255	5,590	40%	60%	0%
2018 10-Year Plan	1,664		1,664	641	1,047	1,687	39%	61%	0%
Historical	1,671		1,671	694	3,208	3,903	42%	58%	0%

Growth Related Capital Expenditure (\$000s)	Total Capex Including Subsidies	Total Subsidies & Operating Revenue	Total Capex Net Subsidies	DC Capex	DC Interest	Total Cost DC Funded Capex	% DC Funded	% Rates Funded	% Other Sources
WW - East	20,526		20,526	18,176	7,697	25,874	89%	11%	0%
2018 10-Year Plan	13,209		13,209	11,756	766	12,522	89%	11%	0%
Historical	7,316		7,316	6,420	6,932	13,352	88%	12%	0%
WW - West	15,932		15,932	14,030	13,048	27,079	88%	12%	0%
Historical	15,932		15,932	14,030	13,048	27,079	88%	12%	0%
Total Water Supply	183,005	(35)	182,970	122,118	62,282	184,401	67%	33%	0%
Citywide	118,113		118,113	74,942	45,660	120,602	63%	37%	0%
2018 10-Year Plan	32,889		32,889	28,951	3,628	32,579	88%	12%	0%
Historical	85,224		85,224	45,991	42,032	88,024	54%	46%	0%
Infill	21,324		21,324	10,454	2,233	12,687	49%	51%	0%
2018 10-Year Plan	17,873		17,873	8,678	397	9,075	49%	51%	0%
Historical	3,450		3,450	1,776	1,835	3,612	51%	49%	0%
Peacocke	8,529		8,529	7,591	1,280	8,870	89%	11%	0%
2018 10-Year Plan	8,483		8,483	7,550	1,228	8,779	89%	11%	0%
Historical	46		46	41	51	92	89%	11%	0%
Rotokauri	8,791	(13)	8,777	7,590	7,000	14,589	86%	14%	0%
2018 10-Year Plan	1,988		1,988	1,611	1,003	2,614	81%	19%	0%
Historical	6,803	(13)	6,790	5,978	5,997	11,975	88%	12%	0%
Rototuna	19,445	(21)	19,424	16,456	998	17,453	85%	15%	0%
2018 10-Year Plan	15,969		15,969	14,213	(756)	13,457	89%	11%	0%
Historical	3,476	(21)	3,455	2,243	1,753	3,996	65%	35%	1%
Ruakura	3,415		3,415	3,039	690	3,729	89%	11%	0%
2018 10-Year Plan	3,385		3,385	3,012	675	3,687	89%	11%	0%
Historical	30		30	27	15	42	89%	11%	0%
Te Rapa North	2,401		2,401	1,171	1,222	2,392	49%	51%	0%
2018 10-Year Plan	2,401		2,401	1,171	1,222	2,392	49%	51%	0%
Temple View	987		987	876	3,202	4,078	89%	11%	0%
Historical	987		987	876	3,202	4,078	89%	11%	0%
Grand Total	1,644,035	(271,894)	1,372,140	970,204	422,736	1,392,939	59%	24%	17%

24. SCHEDULE 3 – CHARGE CALCULATION WORKED EXAMPLE

- 24.1 The calculation of each charge in Schedule 1 is the aggregation of individual project charges in each catchment for each activity in accordance with the formula in section 8 above. Due to the number of projects, showing the calculations for every project is not practicable.
- 24.2 The following exercise illustrates how the charges are calculated at a project level, prior to being aggregated to a catchment and activity level, with the catchment and activity being Rototuna Transport in this example.
- 24.3 Table 4 below shows the method of calculation for the specified project, where NPV is the net present value of the capital expenditure and growth at the assumed interest rate. NPV calculations are used solely to account for interest incurred on development contributions funded projects. No discount is applied for risk or uncertainty.

Table 4 –development charge calculation worked example

Project : C9310221N-Road 1328.4 Horsham Downs Road Rototuna						Interest Rate (r)	DC Charge for Future Years
Year	(000's)	(000's)	(000's)	(000's)		4.6%	
t	HR	HC	$Cost_t$	$NPV(Cost_t) + HC$	HUE_t	$NPV(HUE_t)$	$DC_t = DC_1$
NPV:				614		3,736	
2020	273	0	0		341	341	\$164.33
2021					324	309	\$164.33
2022					322	294	\$164.33
2023					333	291	\$164.33
2024					320	267	\$164.33
2025					313	250	\$164.33
2026			454	347	308	235	\$164.33
2027			226	165	310	227	\$164.33
2028			537	375	293	204	\$164.33
2029					293	195	\$164.33
2030					263	167	\$164.33
2031					254	155	\$164.33
2032					242	141	\$164.33
2033					235	131	\$164.33
2034					217	115	\$164.33
2035					219	112	\$164.33
2036					212	103	\$164.33
2037					184	86	\$164.33
2038					128	57	\$164.33
2039					34	14	\$164.33
2040					32	13	\$164.33
2041					28	11	\$164.33
2042					26	9	\$164.33
2043					20	7	\$164.33
2044							\$164.33
2045							\$164.33
2046							\$164.33
2047							\$164.33
2048							\$164.33
2049							\$164.33
2050							\$164.33
2051							\$164.33
2052							\$164.33
2053							\$164.33
2054							\$164.33
2055							\$164.33
2056							\$164.33

25. SCHEDULE 4 – NON-RESIDENTIAL DEMAND CONVERSION FACTORS

Table 5 – Types of development and household unit equivalents (HUEs per 100m² GFA)

Non-Residential Conversion Factors		
DC Account	Sector	Factor
Transport	Commercial	2.000
Water	Commercial	0.394
Wastewater	Commercial	0.507
Stormwater*	Commercial	0.385
Transport	Industrial	0.900
Water	Industrial	0.209
Wastewater	Industrial	0.299
Stormwater*	Industrial	0.281
Transport**	Retail	2.750
Water	Retail	0.324
Wastewater	Retail	0.416
Stormwater*	Retail	0.385

* Stormwater is calculated per 100m² of site area.

** Retail Transport operates on a sliding scale ranging from 1.2 to 3.5. Retail developments are assumed to generate different numbers of trips depending on their size (refer Table 7).

26. SCHEDULE 5 – RESIDENTIAL DEMAND CONVERSION FACTORS

Table 6 – Types of residential development and household unit equivalents

Residential Conversion Factors		
DC Account	Type	Factor
Transport	Large Residential	1.290
Water	Large Residential	1.290
Wastewater	Large Residential	1.290
Stormwater	Large Residential	1.290
Transport	Standard Residential	1
Water	Standard Residential	1
Wastewater	Standard Residential	1
Stormwater	Standard Residential	1
Transport	Two Bedroom	0.689
Water	Two Bedroom	0.689
Wastewater	Two Bedroom	0.689
Stormwater	Two Bedroom	0.689
Transport	One Bedroom	0.477
Water	One Bedroom	0.477
Wastewater	One Bedroom	0.477
Stormwater	One Bedroom	0.477

Note 1 – Developments for which floor area cannot be used as a proxy for demand

Developments for which, in the opinion of Council floor area cannot adequately be used as a proxy for demand, development contributions will be charged based upon the ratio of the increased demand that they produce to the demand assumed to be produced by an average household.

Note 2 – Wet industries

At the discretion of Council, the charges for water and wastewater for wet industries may be assessed on a case by case basis in relation to the level of demand produced by the development and the cost of servicing it, and set by agreement with the developer in accordance with section 207(A-F) of the LGA. The factors used for calculating the charges for developments that do not fall into this category are averages that have been calculated by excluding usage by wet industries, but wet industry usage has been included in the overall demand growth projections.

Note 3 – Stormwater HUEs

Stormwater HUEs are derived on the basis of the expected runoff from impermeable surfaces. A typical residential greenfield development on a 650m² section is assumed to have a runoff coefficient of 60% and represents one HUE for a 2-year storm. For non-residential developments, development contributions are assessed on site area, and the HUEs for commercial and industrial developments are calculated on the expected run-off from an average site, relative to the run-off from a residential site in accordance with Council's Infrastructure Technical Specifications.

Note 4 - Water HUEs

HUEs for water are calculated on the basis of the expected usage. A typical household is assumed to use 594 litres of water a day (in accordance with the Infrastructure Technical Specifications). The HUEs for commercial and industrial developments are calculated on the expected water usage per 100m² of gross floor area, relative to the usage of an average household. This figure is derived from an average over several years of Council's water meter readings.

Note 5 - Wastewater HUEs

HUEs for wastewater are based on the HUEs for water with assumed throughput of 70% for residential, 90% for commercial and retail and 100% for industrial developments.

Note 6 - Transport HUEs

HUEs for commercial and industrial transport are calculated on the average daily number of vehicle trips in relation to the ten trips per day assumed to be produced a typical household. These numbers are based on the Transfund 209 and 210 reports as well as two surveys commissioned by Council in 2008 in industrial areas of the city.

Table 7 – Transport HUEs (per 100m² of non-residential GFA)

Type of development	Vehicle trips	Number of HUEs
Residential (per household unit)	10	1
Commercial (non-retail)	20	2
Commercial (retail) ≤ 1,000m ² GFA	35	3.5
Commercial (retail) 1,001 to 3,000m ² GFA	35 to 20	3.5 to 2
Commercial (retail) 3,001 to 6,000m ² GFA	20 to 15	2 to 1.5
Commercial (retail) 6,001 to 10,000m ² GFA	15 to 12	1.5 to 1.2
Commercial (retail) > 10,000m ² GFA	12	1.2
Industrial (per 100m ² of GFA)	9	0.9

27. SCHEDULE 6 – CAPPING OF RESERVES DEVELOPMENT CONTRIBUTIONS (S203 LGA)

- 27.1 Residential allotments may be eligible to have the Reserves component of their development contribution charge capped at the greater of 7.5% or 20m² of their section value.
- 27.2 To determine if a cap will apply, multiply the section value by 7.5%. Secondly divide 20m² by the area of the section and multiply this by the section value. If the reserves charge is higher than either or both of these, then the higher of these two values is the capped reserves charge that will apply.
- 27.3 It will be the responsibility of the developer to demonstrate to the satisfaction of staff that this cap should be applied by providing evidence of the value of the land from an approved registered valuation.

28. SCHEDULE 7 – GROWTH FORECASTS

Table 8 – Forecast annual supply growth (household unit equivalents or “HUE’s”)

Growth Rates (HUEs)	Activity	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028
Citywide	Reserves	1,165	1,209	1,222	1,208	1,191	1,207	1,276	1,335	1,334	1,296
	Transport	2,057	2,038	2,023	1,964	1,931	1,897	1,961	1,987	1,978	1,914
	Wastewater	1,394	1,418	1,420	1,398	1,377	1,388	1,455	1,507	1,503	1,460
	Water	1,335	1,364	1,369	1,349	1,329	1,341	1,409	1,463	1,460	1,417
Infill	Reserves	588	627	617	567	482	370	353	327	290	273
	Transport	1,165	1,090	1,018	950	883	767	770	728	691	664
	Wastewater	735	744	715	664	582	474	459	430	392	373
	Water	698	714	691	639	557	448	432	404	366	348
Infill East	Reserves	339	379	384	358	285	213	200	181	163	150
	Transport	613	607	522	504	411	303	290	221	308	265
	Wastewater	406	431	411	389	310	233	222	191	200	180
	Water	390	419	405	382	304	229	217	189	191	173
Infill West	Reserves	249	248	233	208	197	157	152	146	126	122
	Transport	551	483	495	446	472	464	480	508	383	399
	Wastewater	329	313	304	274	272	241	237	238	192	193
	Water	308	296	286	257	253	219	215	215	175	175
Peacocke	Reserves	147	165	203	245	290	349	406	439	446	431
	Transport	147	165	203	245	292	349	409	442	449	437
	Wastewater	147	165	203	245	290	349	407	439	447	432
	Water	147	165	203	245	290	349	407	439	447	432
Peacocke 1	Reserves	147	165	203	244	27					
	Transport	147	165	203	244	27					
	Wastewater	147	165	203	244	27					
	Water	147	165	203	244	27					
Peacocke 2	Reserves	0	0	0	1	263	349	406	439	446	431
	Transport	0	0	0	1	265	349	409	442	449	437
	Wastewater	0	0	0	1	264	349	407	439	447	432
	Water	0	0	0	1	263	349	407	439	447	432
Rotokauri	Reserves	28	33	35	38	38	163	211	247	268	279
	Transport	184	212	233	212	181	261	279	300	316	333
	Wastewater	71	84	91	86	77	190	230	262	282	295
	Water	59	69	76	73	66	183	225	259	278	290
Rototuna	Reserves	268	200	166	173	211	231	244	252	256	247
	Transport	367	341	324	322	333	320	313	308	310	293
	Wastewater	287	227	197	203	236	251	260	266	270	259
	Water	283	221	190	196	230	246	257	263	267	256
Ruakura	Reserves	126	176	194	175	159	77	48	56	58	53
	Transport	171	204	218	201	205	146	130	144	145	130
	Wastewater	140	184	200	182	171	96	70	81	82	75
	Water	136	182	199	180	168	91	64	74	75	69
Te Rapa North	Reserves	1	1	1	1	1	2	1	1	1	1
	Transport	15	17	18	22	23	39	46	49	50	42
	Wastewater	6	6	7	8	8	14	15	16	16	14
	Water	4	5	5	6	6	10	11	12	12	10
Temple View	Reserves	7	7	6	10	11	14	13	12	15	12
	Transport	9	9	10	12	15	16	15	16	17	14
	Wastewater	8	8	7	11	12	14	14	13	15	13
	Water	8	8	7	11	12	14	14	13	15	13

Growth Rates (HUEs)	Activity	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028
SW - Chartwell	Stormwater	63	81	76	69	56	44	38	32	16	13
SW - City Centre	Stormwater	82	141	134	128	117	109	111	97	94	76
SW - Citywide	Stormwater	1,216	1,520	1,509	1,484	1,419	1,451	1,538	1,581	1,579	1,469
SW - Hamilton East	Stormwater	195	199	146	128	102	62	58	49	41	30
SW - Kirikiriroa	Stormwater	138	223	242	238	209	130	101	108	122	111
SW - Lake Rotokauri	Stormwater	37	41	35	38	32	32	26	29	42	57
SW - Mangaheka	Stormwater	33	65	80	64	50	33	20	14	12	15
SW - Mangakotukutuku	Stormwater	196	219	255	288	218	219	219	243	269	318
SW - Mangaonua	Stormwater	110	65	91	66	30	7	6	5	5	-5
SW - Ohote	Stormwater	0	0	0	0	0	108	139	205	222	216
SW - Otama-ngenge	Stormwater	136	168	150	153	176	187	235	242	238	212
SW - Peacocke	Stormwater	0	0	0	0	107	163	216	223	203	146
SW - River North	Stormwater	0	0	0	0	0	0	0	0	0	0
SW - Rotokauri West	Stormwater	0	0	0	0	2	4	0	0	0	0
SW - St Andrews	Stormwater	22	59	62	48	51	25	53	43	33	44
SW - Te Awa o Katapaki	Stormwater	212	164	166	171	162	144	104	90	92	95
SW - Te Rapa Stream	Stormwater	28	42	16	20	21	66	26	52	22	4
SW - Temple View	Stormwater	9	9	10	8	9	9	8	9	9	8
SW - Waitawhiriwhiri	Stormwater	61	139	124	124	119	114	102	109	95	94
SW - Western Heights	Stormwater	0	0	0	0	9	1	1	6	5	0
WW - East	Wastewater	833	842	808	775	981	929	959	977	998	945
WW - West	Wastewater	561	576	612	623	397	458	496	530	505	514

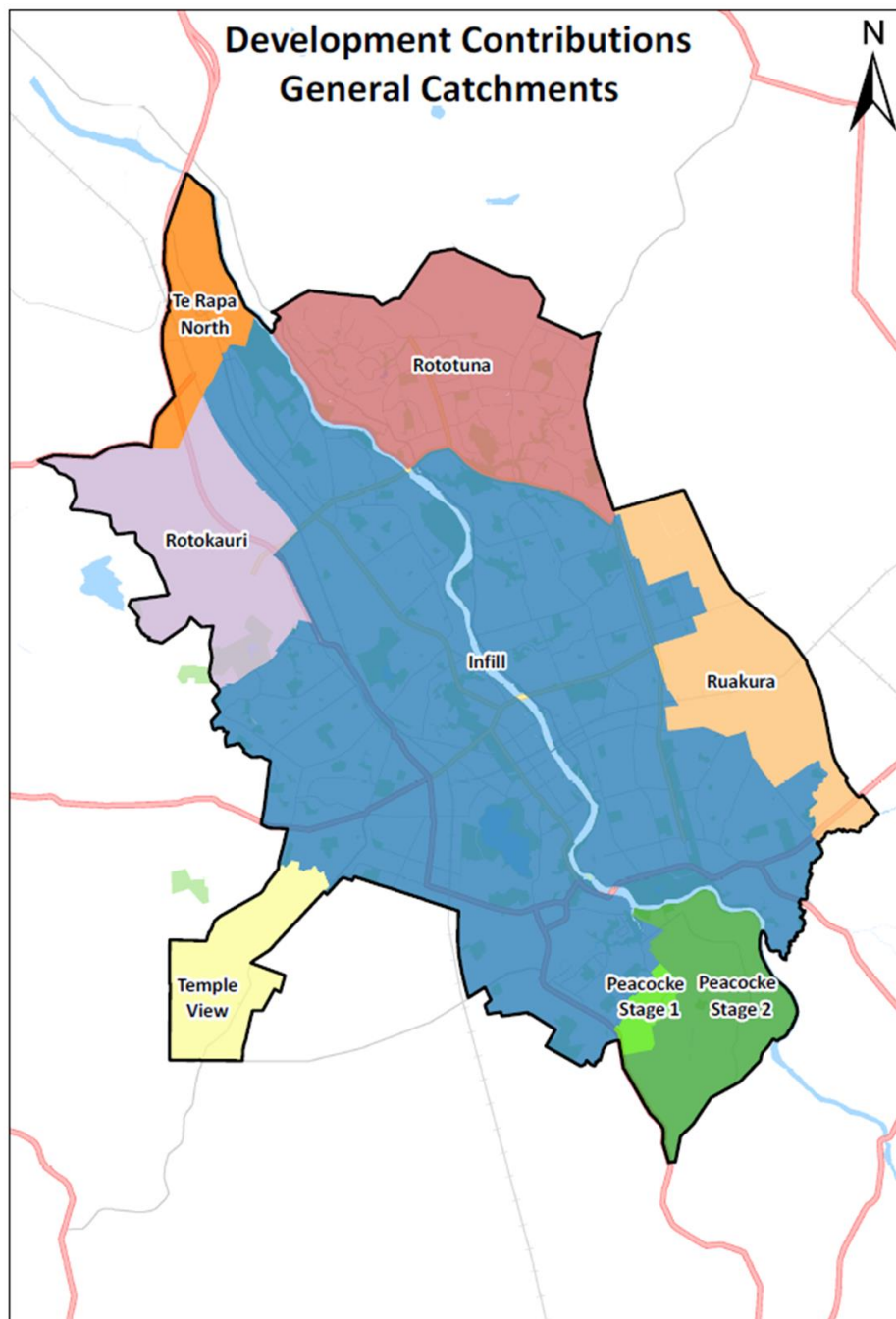
Note 1 - The above forecasts form part of a more complex growth model used in the calculation of charges, and which is available for inspection by request to Council.

29. SCHEDULE 8 – DEVELOPMENT CONTRIBUTIONS CATCHMENT MAPS

Map 1 – General Catchments

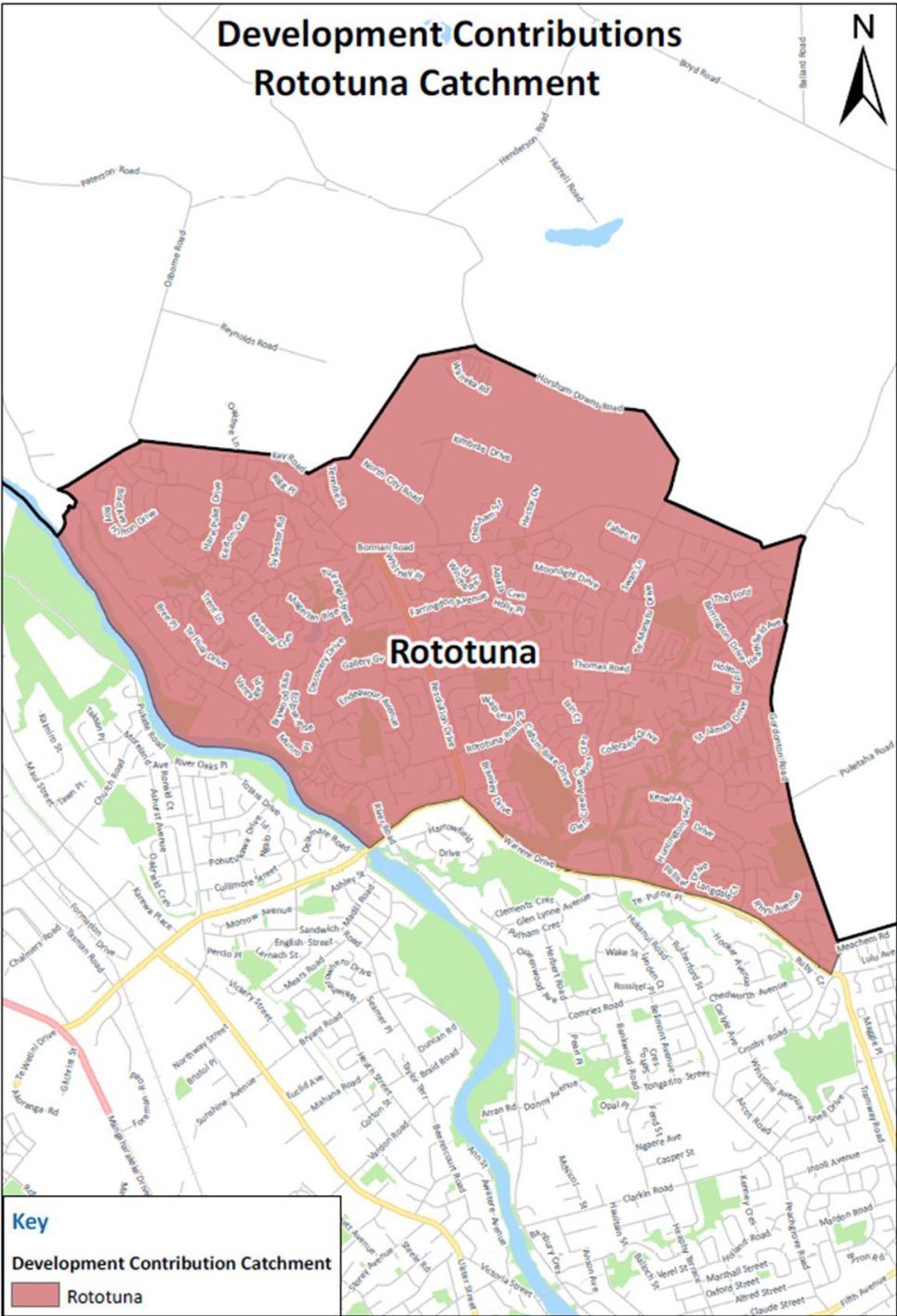
For more detail regarding areas please refer to Council's [development contributions GIS viewer](#).

(shows all activities except stormwater & bulk wastewater (refer to maps 9 & 10 below). An additional "citywide" catchment includes all other catchments).



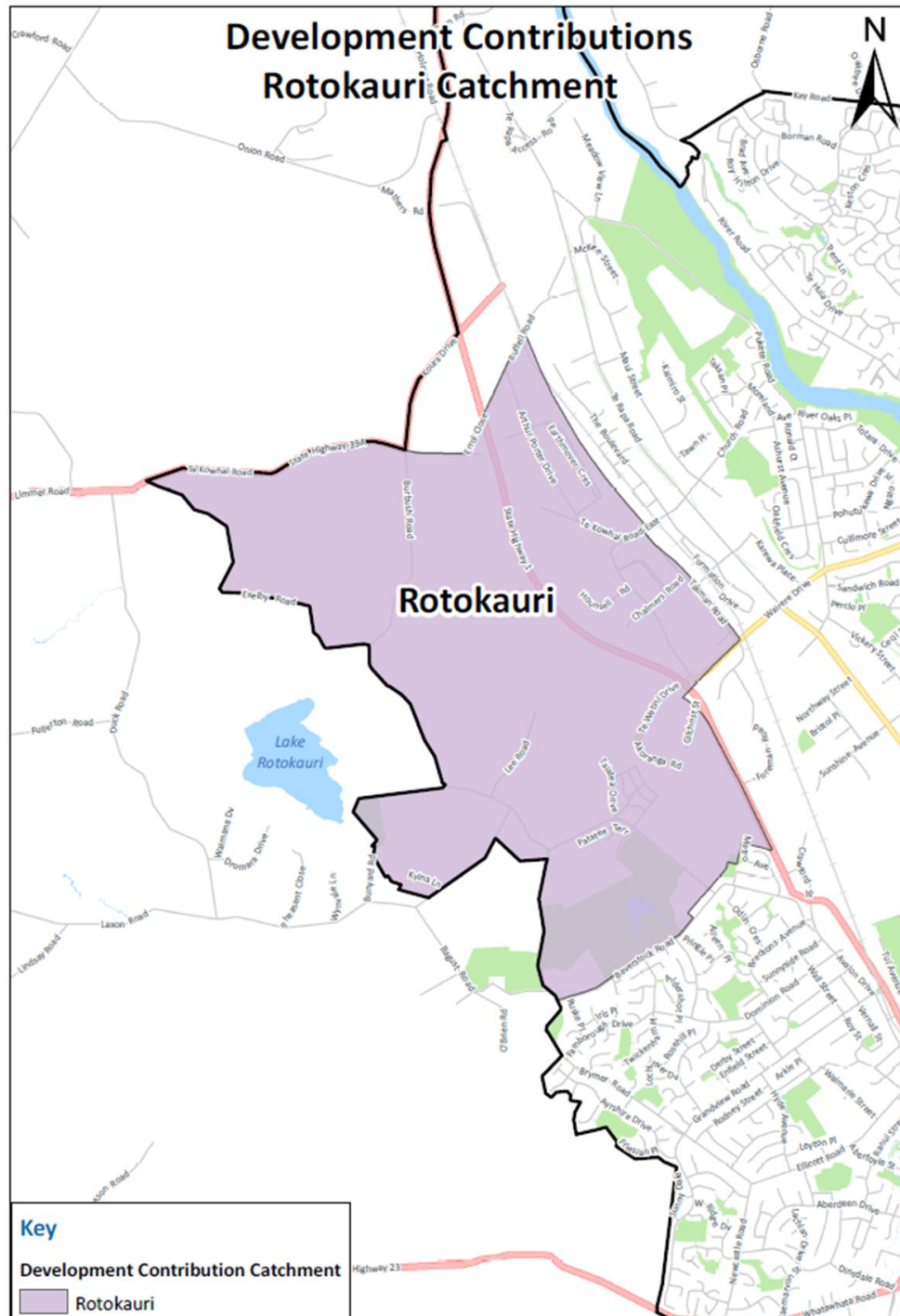
Map 2 – Rototuna catchment

For more detail regarding areas please refer to Council's [development contributions GIS viewer](#).



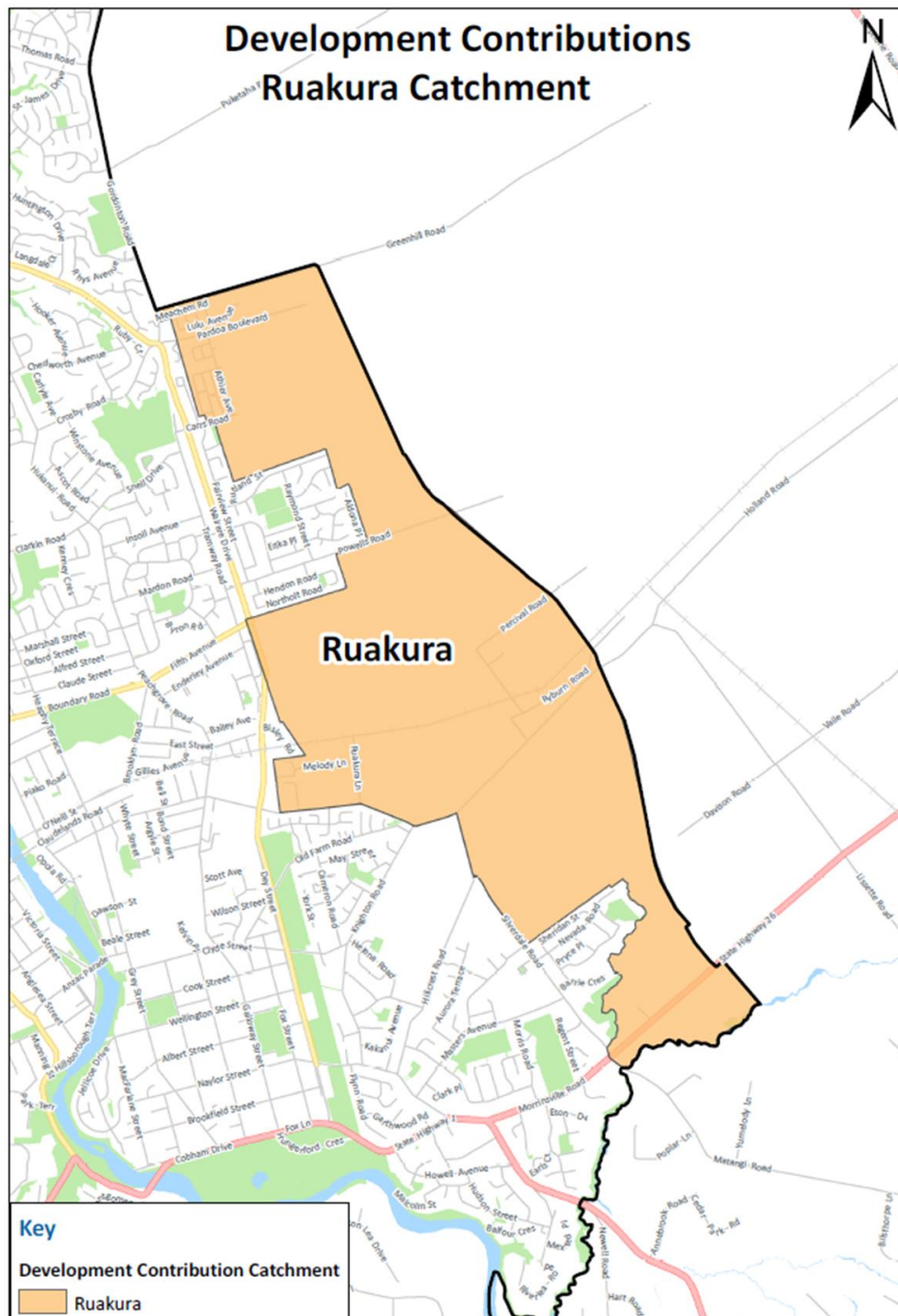
Map 3 – Rotokauri catchment

For more detail regarding areas please refer to Council's [development contributions GIS viewer](#).



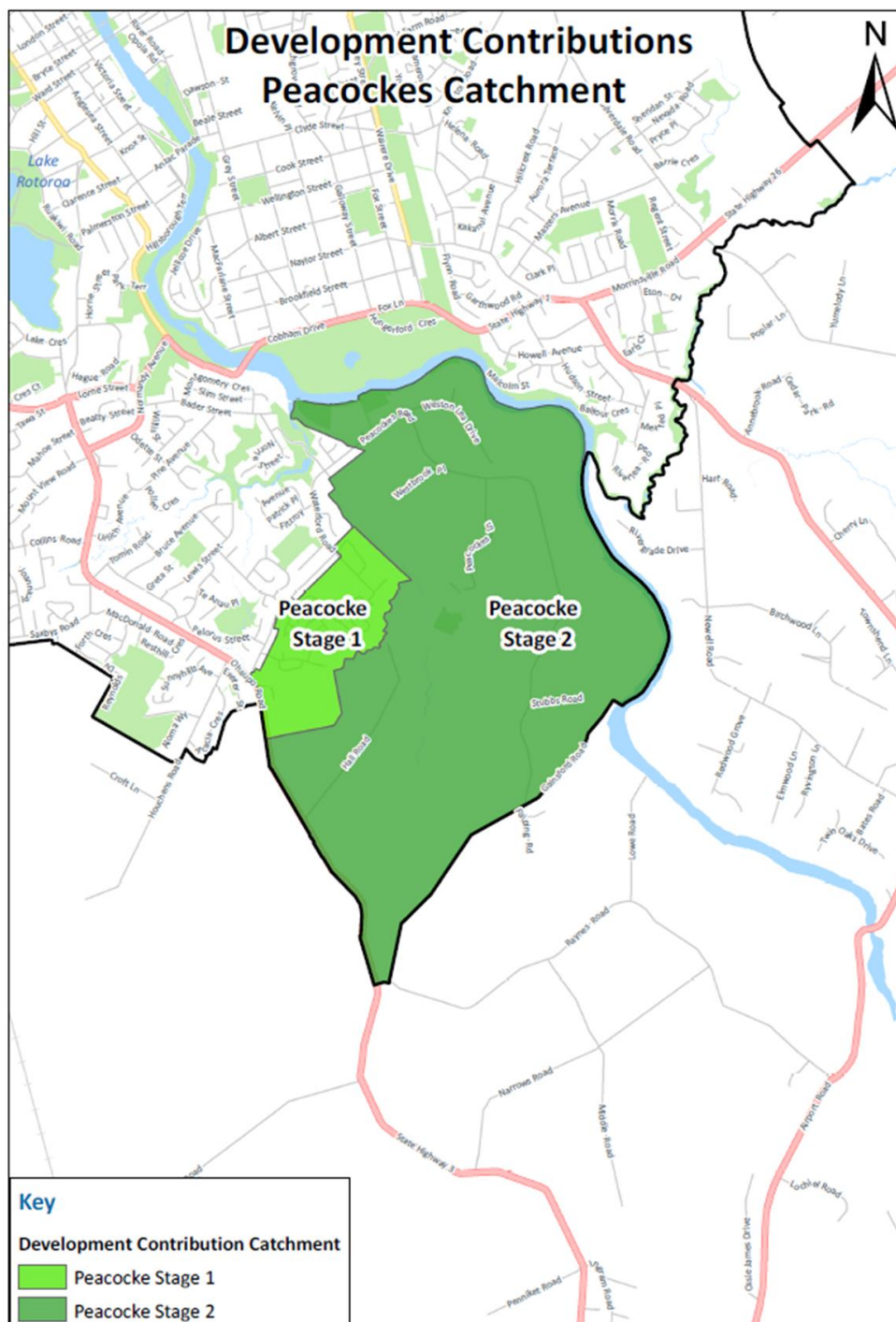
Map 4 – Ruakura Catchment

For more detail regarding areas please refer to Council's [development contributions GIS viewer](#).



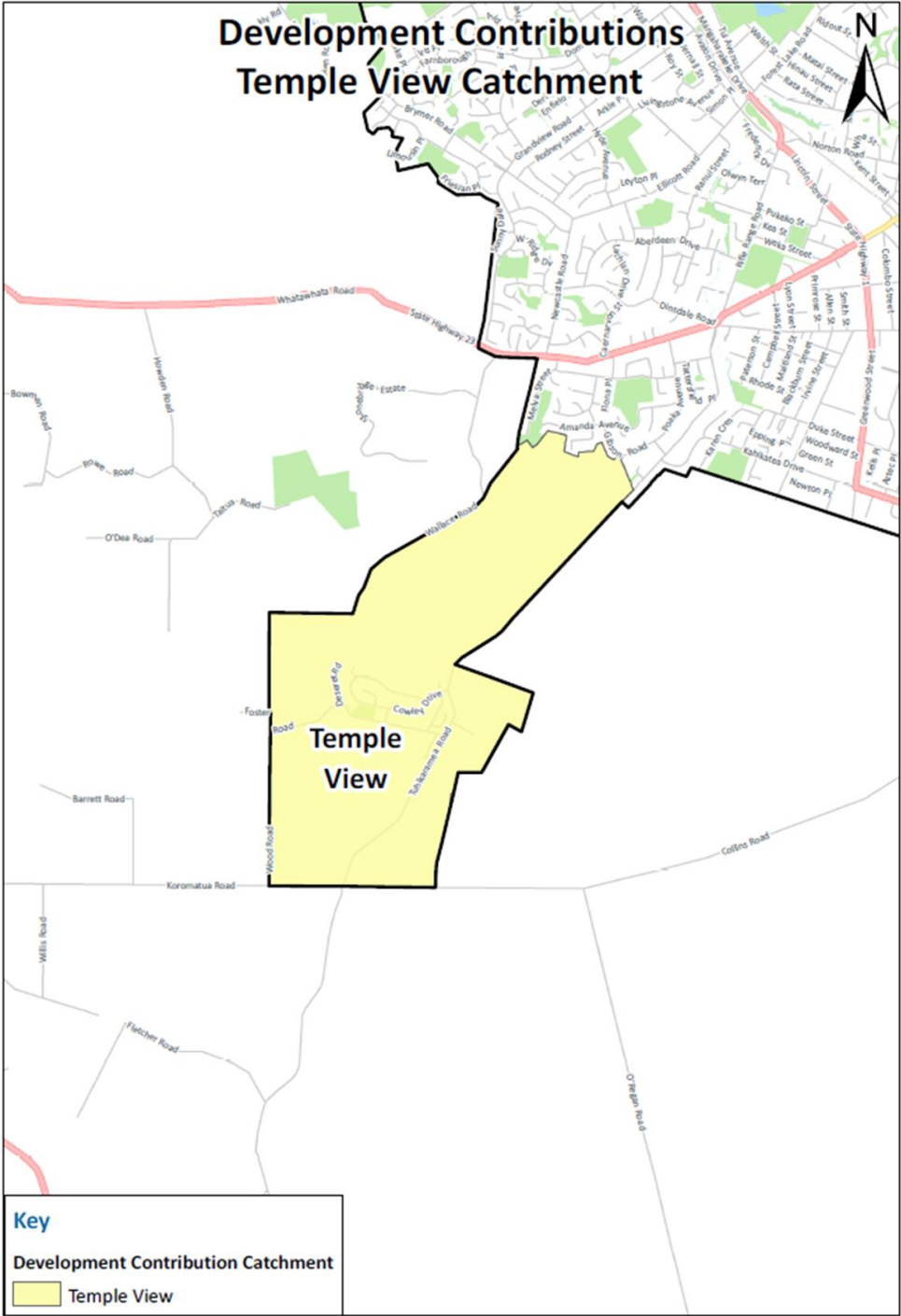
Map 5 – Peacocks Catchments

For more detail regarding areas please refer to Council's [development contributions GIS viewer](#).



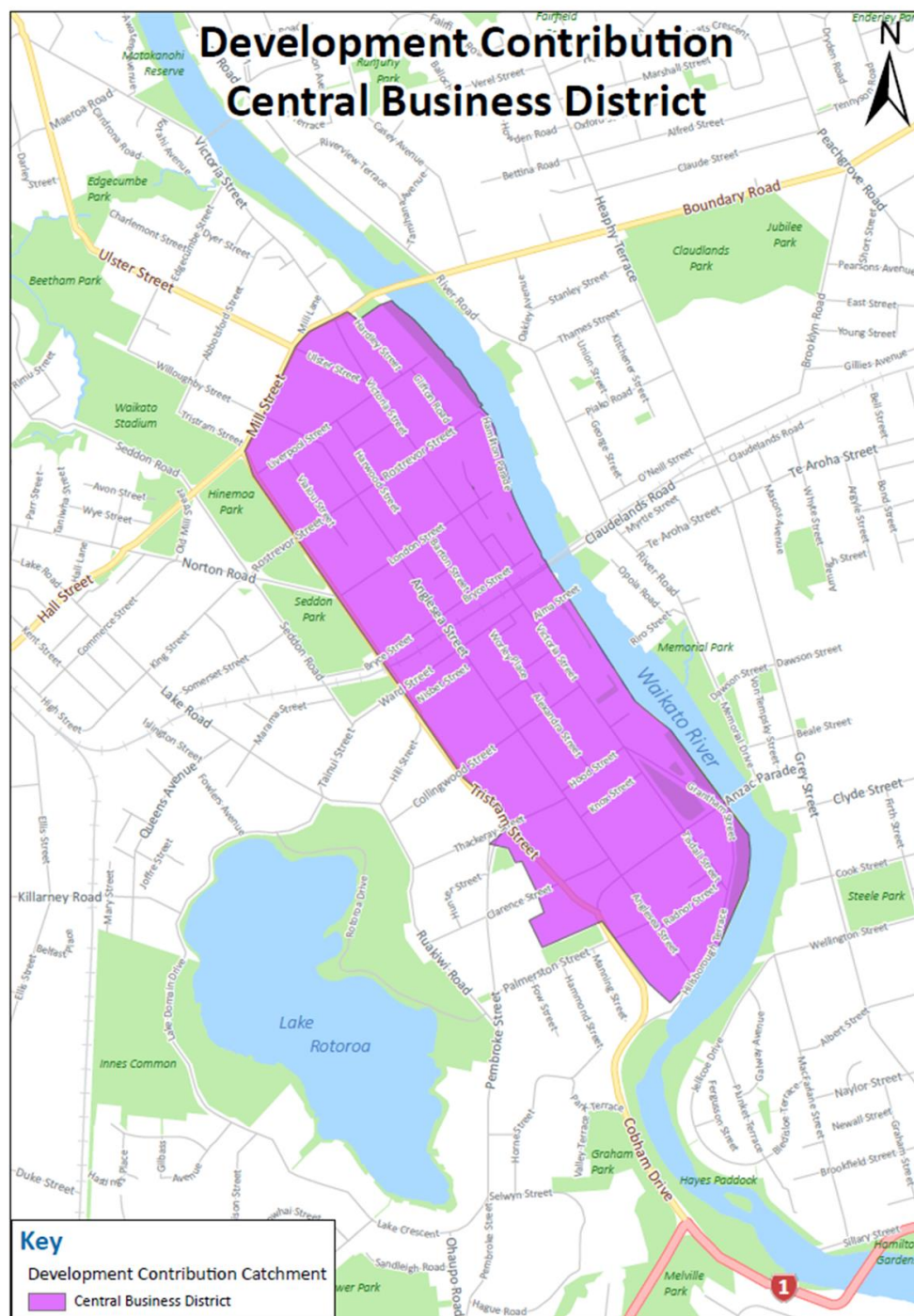
Map 6 – Temple View Catchment

For more detail regarding areas please refer to Council's [development contributions GIS viewer](#).



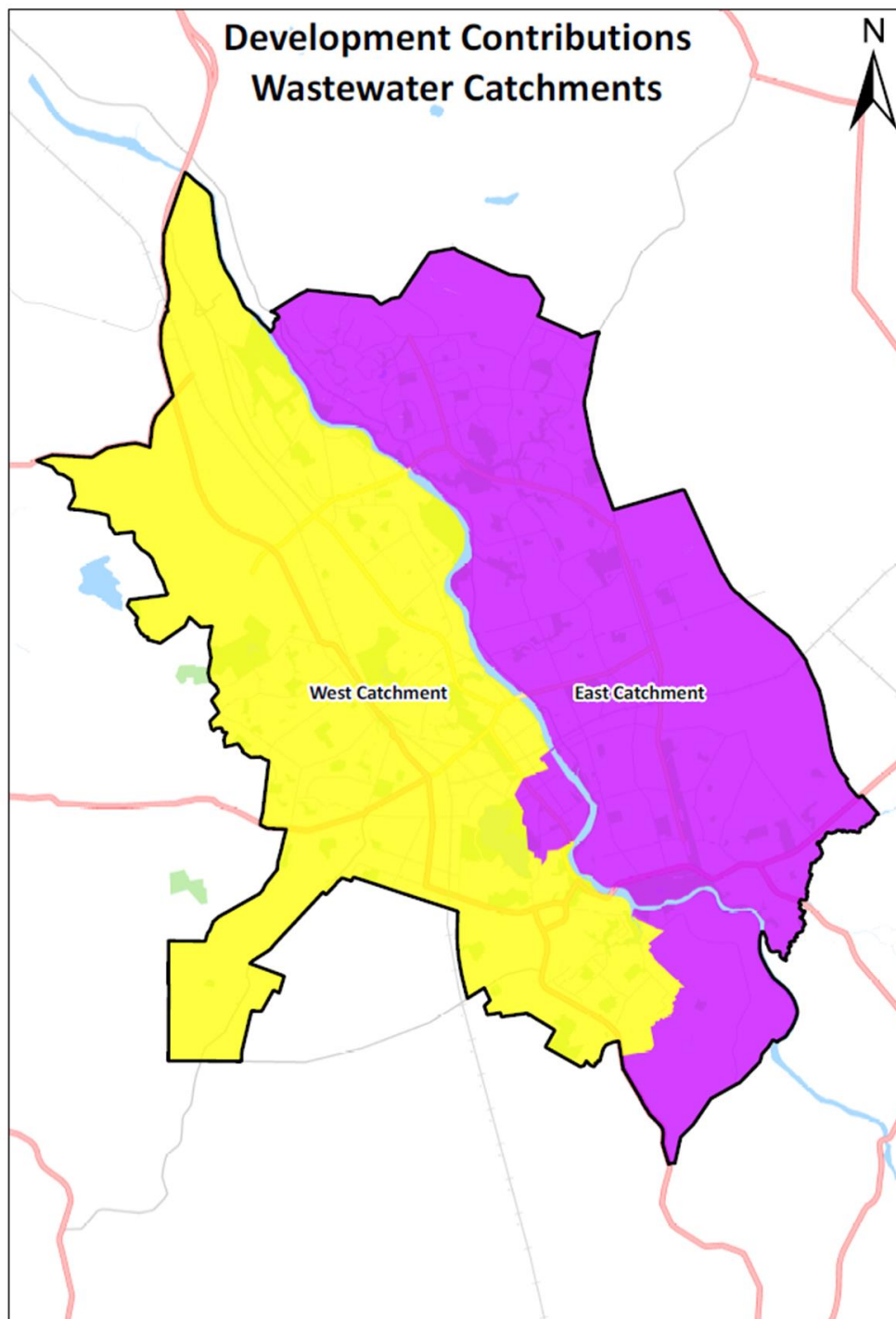
Map 7 – CBD Catchment

For more detail regarding areas please refer to Council's [development contributions GIS viewer](#).



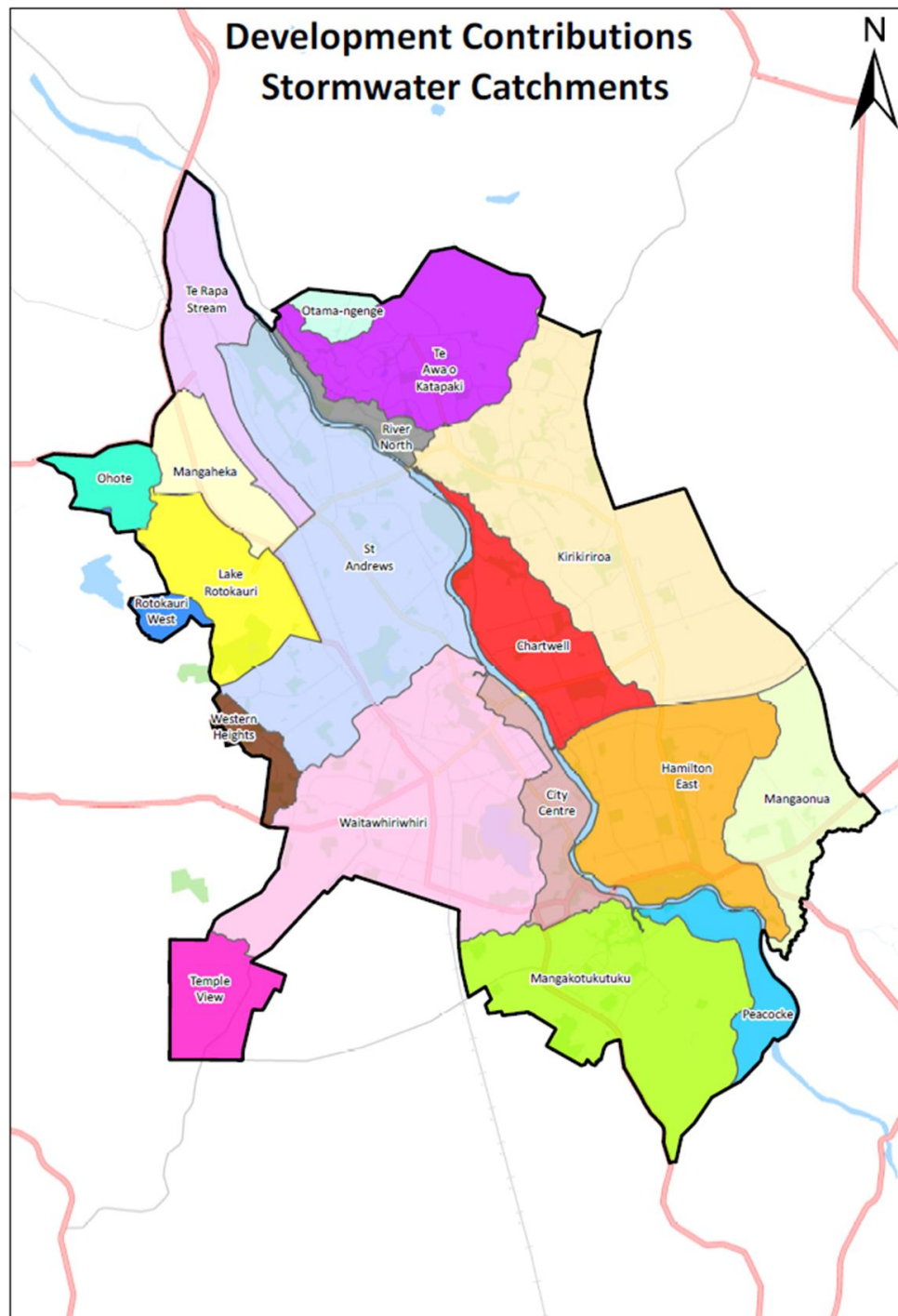
Map 8 – Catchments for Bulk Wastewater Infrastructure

For more detail regarding areas please refer to Council's [development contributions GIS viewer](#).



Map 9 – Catchments for Stormwater Infrastructure

For more detail regarding areas please refer to Council's [development contributions GIS viewer](#).



END

- 6.5 **base charge** means the unmodified development contribution charge generated by the development contributions calculation model.
- 6.6 **bedroom** means an area of a residential unit that is not:
- a) the kitchen, bathroom(s), laundry and toilet(s),
 - b) the dining room or living room (but not both) whether open plan with the kitchen or not,
 - c) entrance halls and passageways,
 - d) garage, and
 - e) any other room smaller than 6m².
- 6.7 **capex** means capital expenditure.
- 6.8 **capped charge** means a development contribution charge manually adjusted to a level lower than the base charge (refer section 9: capped charges).
- 6.9 **catchment** means an area shown in Maps 1-9 (refer Schedule 8) within which a separately calculated and specified set of development contributions charges apply.
- 6.10 **CBD** means the Central Business District. An area defined as the Business Improvement District (BID) in Council's Rating Policy.
- 6.11 **citywide** means the catchment that covers the entire city. The citywide charge forms a component of all other development contribution charges.
- 6.12 **commercial development** means any development involving the use of premises (land and buildings) for administration or professional activities, leisure and recreation activities, community centres, places of worship, mobile accommodation, motels, and all other activities not covered by the definitions of residential, retail, and industrial development.
- 6.13 **Council** means the Hamilton City Council and includes any committee, subcommittee or person acting under delegated authority.
- 6.14 **Council's website** means www.hamilton.govt.nz/dc
- 6.15 **DC** means development contribution.
- 6.16 **developer** means any individual entity or group undertaking development.
- 6.17 **development** means any subdivision, building (as defined in section 8 of the Building Act 2004), land use, or work that generates a demand for reserves or network infrastructure; but does not include the pipes or lines of a network utility operator.
- 6.18 **one bedroom dwelling** means a residential unit with not more than one bedroom in total.
- 6.19 **two bedroom dwelling** means a residential unit with not more than two bedrooms in total.
- 6.20 **standard residential dwelling** means a residential unit with not more than three bedrooms in total.
- 6.21 **large residential dwelling** means a residential unit with more than three bedrooms in total.
- 6.22 **granted** means the date that an application for a consent or service connection is approved by Council.
- 6.23 **greenfield** means any catchment other than the citywide and infill catchments.

- 8.7 Council's approach is supported by s199AB(g) of the LGA which provides that when calculating and requiring development contributions, territorial authorities may group together certain developments by geographic area or categories of land use, provided that—
- the grouping is done in a manner that balances practical and administrative efficiencies with considerations of fairness and equity; and
 - grouping by geographic area avoids grouping across an entire district wherever practical.
- 8.8 Refer to for further discussion on catchments.
- 8.9 **Producer Price Index adjustments**
- 8.10 Council will at its sole discretion and in accordance with s106(2B-2C) LGA, will increase the capital component of development contribution charges annually based on the Producers Price Index Outputs for Construction rate provided by Statistics New Zealand.
- 8.11 **Calculation of charges (s203(2), Schedule 13 LGA)**
- 8.12 The formula used in Council's calculation model to calculate project-level charges is derived from the following equilibrium condition. It states that the net present value of money coming in from development contributions must equal the present value of money going out for growth-related project costs.

$$\sum_{t=1}^N \frac{HEU_t \times DC_t}{(1+r)^{t-1}} = Growth \times \left(\sum_{t=1}^k \frac{Cost_t}{(1+r)^{t-1}} + HC \right) - HR$$

- 8.13 It follows that the development contribution charge is as follows: To derive a set of development contribution charges for each project, we proceed in several steps starting from the equilibrium condition above. First, note that the development contribution charge in any given year (t) can be related back to the charge in year 1 as follows:

$$DC_1 = \frac{Growth \times \left(\sum_{t=1}^k \frac{Cost_t}{(1+r)^{t-1}} + HC \right) - HR}{\sum_{t=1}^N HEU_t \times \left(\frac{1}{1+r} \right)^{t-1}}$$

- 8.14 Where:

- t = time indicator
- Cost_t = LTP Project Cost in year t
- HEU_t = Household equivalent units of demand in year t
- DC_t = DC₁ = Development contribution per HEU in year t
- r = annual interest rate
- N = length of the cost recovery period in years.
- k = time over which future project costs will be recovered in years
- Σ = summation operator
- HC = Historic costs incurred prior to the LTP
- HR = Historic development contribution revenues allocated to this project

- Growth = share of project cost to be recovered from growth via development contributions

- 8.15 Capital expenditure and growth (which is proportional to revenue) for the purposes of generating the charge are expressed in present value terms in order to match planned costs with forecast growth for the purpose of determining revenue across the life of the model, consistent with accepted financial modelling practices.
- 8.16 For each development contributions account within each catchment, the charge is the sum of the charges for the individual expenditure items.
- 8.17 A worked example is provided in Schedule 3, illustrating the calculation of a specific charge in accordance with this formula.
- 8.18 More detail on the mathematics in the model is available from Council on request.

9. CAPPED CHARGES (S101(3)B, S198(2A) LGA)

- 9.1 Some development contribution charges calculated by the calculation model have been capped at a specific level to take account of considerations outside the scope of the development contribution model parameters.
- 9.2 The calculation model produces mathematically and legally justifiable development contribution charges “base charges” but whether these base charges are to be levied is required to be tested in accordance with s101(3)b of the LGA, which is a critical filter through which all proposed development contributions must pass.
- 9.3 Council has considered the base charges in light of the critical filter set out in s101(3)b and concluded that if the base charges were adopted, in some cases this would represent an allocation of liability for revenue needs which would not deliver the most advantageous impacts on the community. Accordingly, Council has decided to reduce certain base charges as set out below.
- 9.4 A capped development contribution charge in this section represents a manual adjustment to a base charge. For the purposes of disclosure on fees advice letters, capped individual activity charges are generated by scaling the base activity charges by the ratio of the total capped charge and the total base charge. Total capped charges and capped activity charges should not be considered charges in their own right.
- 9.5 **Council’s decision to modify cap charges under S101(3)b**
- 9.6 Council considers that its decision to cap these charges represents a proper exercise of its discretion under s101(3). Council’s decision in respect of these capped charges has not impacted on its decision making in respect of the balance of this Policy. To that extent, Council would have adopted the balance of this Policy regardless of whether the caps to these charges were made.
- 9.7 **Capped non-residential charges in Rotokauri**
- 9.8 Development contribution charges for a commercial, industrial, or retail development (or part of a development) in the Rotokauri General Catchment will pay no more than \$31,935, \$15,841, or \$39,731 respectively (exclusive of GST) per 100m² of gross floor area for the

total of water, wastewater and transport activities, and correspondingly for stormwater on a site area basis.

9.9 Where the base charge is less than that amount, the base charge will apply.

9.10 Rationale

9.11 Base non-residential charges in the Rotokauri catchment are significantly higher than comparable areas in other parts of the city, largely due to higher investment by Council in the strategic growth capital programme, and projected yield. Charges set at the higher base level are likely to negatively impact development.

9.12 Council has made substantial infrastructure investments based on long-term city growth planning and land use strategies, which, if materially compromised due to low uptake, could reduce the realisation of expected benefits from Council's investment in infrastructure, and lead to lower levels of development, and loss of jobs and industry to other regions.

9.13 In this respect, allocation of liability for revenue needs according to the base charges will have a potentially adverse impact on the community and to avoid this impact, the base charge has been capped as set out above.

10. SIGNIFICANT ASSUMPTIONS AND POTENTIAL EFFECTS OF UNCERTAINTY (S201(1)(B), S197AB LGA)

10.1 The Development Contributions Policy incorporates a number of assumptions underlying the calculation of development contributions, principally around city growth, the demands placed on infrastructure by different types of developments, the allocation of costs and ultimately how these costs will be recovered from different types of development.

10.2 These assumptions, and an assessment or estimate of the effects of the uncertainty surrounding them, are detailed in this section.

10.3 Growth projections

10.4 Residential growth projections are based upon the National Institute of Demographic and Economic Analysis (NIDEA) population projection methodologies and data, augmented with Statistics New Zealand and 2013 Census information.

10.5 Non-residential floor area projections are based on economic projections for Hamilton and the Waikato Region made in 2017 by Market Economics Ltd.

10.6 Summary growth projection tables for the 10-Year Plan period are presented in Schedule 7.

10.7 Effects of uncertainty

10.8 Projecting or forecasting growth over the long term across the city and for individual areas and types of development within the city naturally involves a significant amount of uncertainty, and this will become more pronounced as time progresses. Growth inputs are a core component of the charge calculations, and there is a real likelihood that even a robust growth model would generate outputs that vary significantly from realised growth.

10.9 Projections that are lower than 'actual' growth would retrospectively have returned charges set at a level that is too high, and vice versa.

remission is granted, Council will deduct all outstanding costs from the total remission due prior to payment.

- 18.5 Remission applications will be considered on an activity by activity basis, with those activities being water, wastewater, stormwater, transport, and reserves.
- 18.6 The amount of any remission will be assessed on a case by case basis having regard to the extent to which the remission criteria is met.

18.7 In calculating any remission on a capped charge, the calculation shall be based, as its starting point, on the base charge without modification. A remission will then only be provided if the calculated charge including remission is less than the capped charge, otherwise the capped charge will apply.

18.8 Decisions on individual requests will not alter the basis of the Policy itself.

18.9 There are two categories of remission, as described in the following paragraphs.

18.10 **Actual demand remission**

18.11 Development contributions are calculated based on modelled demand, measured in Household Unit Equivalents (HUEs). Council will consider a remission where actual demand is significantly lower than modelled demand.

18.12 Actual Demand Remission Criteria

- 18.13 In applying for a remission based on actual demand, the applicant must demonstrate to Council's satisfaction on an activity by activity basis that:
- a) the actual HUEs of demand generated by the development are materially lower than the HUEs of demand assessed under the methodology set out in this Policy and in any event lower than modelled demand by five or more HUEs of demand, and;
 - b) for an activity, the reduced HUEs create capacity in Council's infrastructure network which Council is satisfied is material having regard to the nature of the development, its location, and implications for Council's infrastructure programme.

~~CBD charge reduction~~

~~Any development in the CBD will pay only 34.0% of the standard applicable infill charge, as set out in Schedule 1.~~

~~CBD reduction criteria~~

~~In applying for a remission in respect of a development within the CBD, the applicant must demonstrate the development meets Council's strategic objectives to improve the vitality and functionality of the CBD by improving and enhancing one or more of the following:~~

- ~~a) commercial/retail or residential activity within the CBD area;~~
- ~~b) employment opportunities within the CBD area;~~
- ~~c) public space and amenity values within the CBD area; or~~
- ~~d) urban design outcomes in the CBD, as set out in Council's Technical Specifications, Design Guidelines and Proposed District Plan.~~

18.14 **CBD remissions**

18.15 Between 1 July 2019 and 30 June 2021, developments in the CBD will pay only 34.0% (being a 66% remission) of the standard applicable infill charge, as set out in Schedule 1.

18.16 Private Developer Agreement (PDA) remission

18.17 Council may provide for a remission in respect of development contributions levied against development in unfunded areas or associated with unfunded growth projects as set out in Council's Growth Funding Policy where Council and the developer have entered into a binding Private Developer Agreement in accordance with Section 207 LGA and the criteria and principals set out in the Growth Funding Policy.

18.18 Council will set the total remission, if any, in a manner consistent with the Growth Funding Policy and the total remission shall be recorded as a term and condition of the Private Developer Agreement.

19. VALUATION OF LAND FOR DEVELOPMENT CONTRIBUTIONS PURPOSES (S201(1)D, 203(1) LGA)

19.1 The development contribution charge for reserves will be capped at the greater of 7.5% of the value of the additional allotments created by a subdivision or the value equivalent of 20 square metres of land for each additional household unit created by the development.

19.2 On the basis of the charges expressed in this Policy, such a cap would apply to residential allotments or sections of land value (per unit) less than the values described in Schedule 6.

20. ESTIMATING A DEVELOPMENT CONTRIBUTION CHARGE

20.1 This section provides a guide to estimating a development contributions charge.

20.2 Please contact the Development Contributions Officer if you have any questions or require assistance to calculate your estimated charge.

20.3 Using the online GIS development contribution estimator tool

20.4 For a quick estimate of a development contribution charge use the "[DC estimator](#)" on Council's website.

20.5 Type the address into the search bar and click on the site to generate the catchments and per unit charges for the development.

20.6 Using the Policy

20.7 To estimate a development contribution charge using Schedule 1 follow the steps below:

1. **Identify the development type** using the definitions in section 6. Refer to Table 1 for residential or Table 2 for non-residential development.
2. **Identify the geographic catchment** in which the development is situated by using the maps in the schedule 8.
3. **Add up the charges** for each activity (reserves, stormwater, wastewater, transport, and water) by reading across the row relating to your geographical catchment, or just use the total on the right-hand side. Do not add the citywide charges; they are already included in the charge for each catchment.

22. SCHEDULE 1 – DEVELOPMENT CONTRIBUTION CHARGES

For further guidelines on how to use the charge schedules below to estimate a development contribution, please refer to the Council's website ["Estimating your development contribution"](#).

Table 1 – Residential development contribution payable in each catchment (excl. GST)

	Reserves	Stormwater	Transport	Wastewater	Water	Total
Large Residential	Charge per lot, dwelling or unit title, inclusive of Citywide components					-
Citywide	1,505		3,439	3,033	5,278	13,255
Infill-East	1,546		3,793	11,128	6,766	23,233
Infill-West	1,546		3,793	12,632	6,766	24,737
Peacocks-1	4,107		8,970	13,964	6,901	33,942
Peacocks-2	6,748		13,227	14,253	6,901	41,129
Rotokauri	3,653		19,896	4,691	7,021	35,261
Rototuna	2,958		14,293	5,723	9,276	32,250
Ruakura	1,505		5,715	7,043	7,251	21,514
Te Rapa-North	1,505		3,439	3,033	24,179	32,156
Temple-View	1,505		3,439	8,358	9,073	22,375
SW—Citywide		22				22
SW—Chartwell		238				238
SW—City Centre		1,367				1,367
SW—Hamilton-East		342				342
SW—Kiriakiroa		1,904				1,904
SW—Lake Rotokauri		50,580				50,580
SW—Mangaheka		10,789				10,789
SW—Mangakotukutuku		6,530				6,530
SW—Mangaonua		1,758				1,758
SW—Ohote		3,047				3,047
SW—Otama-ngenge		174				174
SW—Peacocks		3,318				3,318
SW—River-North		22				22
SW—Rotokauri-West		760				760
SW—St Andrews		30				30
SW—Te Awa-o-Katapaki		9,666				9,666
SW—Te Rapa Stream		7,581				7,581
SW—Temple-View		432				432
SW—Waitawhiriwhiri		389				389
SW—Western Heights		22				22
WW—East				1,534		1,534
WW—West				3,834		3,834
Standard Residential	Charge per lot, dwelling or unit title, inclusive of Citywide components					-
Citywide	1,167		2,666	2,351	4,091	10,275
Infill-East	1,199		2,940	8,626	5,245	18,010
Infill-West	1,199		2,940	9,792	5,245	19,176
Peacocks-1	3,184		6,954	10,825	5,350	26,313
Peacocks-2	5,231		10,253	11,049	5,350	31,883
Rotokauri	2,832		15,423	3,637	5,443	27,335
Rototuna	2,293		11,080	4,436	7,191	25,000
Ruakura	1,167		4,430	5,460	5,621	16,678
Te Rapa-North	1,167		2,666	2,351	18,743	24,927
Temple-View	1,167		2,666	6,479	7,033	17,345
SW—Citywide		17				17
SW—Chartwell		184				184
SW—City Centre		1,060				1,060
SW—Hamilton-East		265				265
SW—Kiriakiroa		1,476				1,476
SW—Lake Rotokauri		39,209				39,209
SW—Mangaheka		8,364				8,364
SW—Mangakotukutuku		5,062				5,062
SW—Mangaonua		1,363				1,363
SW—Ohote		2,362				2,362
SW—Otama-ngenge		135				135
SW—Peacocks		2,572				2,572
SW—River-North		17				17
SW—Rotokauri-West		589				589
SW—St Andrews		23				23
SW—Te Awa-o-Katapaki		7,493				7,493
SW—Te Rapa Stream		5,877				5,877
SW—Temple-View		335				335
SW—Waitawhiriwhiri		301				301
SW—Western Heights		17				17
WW—East				1,189		1,189
WW—West				2,972		2,972

	Reserves	Stormwater	Transport	Wastewater	Water	Total
Two Bed	Charge per lot, dwelling or unit title, inclusive of Citywide components					-
Citywide	804		1,838	1,621	2,821	7,084
Infill-East	827		2,027	5,948	3,617	12,419
Infill-West	827		2,027	6,752	3,617	13,223
Peacocke-1	2,195		4,795	7,464	3,689	18,143
Peacocke-2	3,607		7,070	7,618	3,689	21,984
Rotokauri	1,952		10,635	2,508	3,753	18,848
Rototuna	1,581		7,640	3,059	4,958	17,238
Ruakura	804		3,055	3,765	3,876	11,500
Te Rapa-North	804		1,838	1,621	12,924	17,187
Temple-View	804		1,838	4,467	4,849	11,958
SW-Citywide		12				12
SW-Chartwell		127				127
SW-City-Centre		731				731
SW-Hamilton-East		183				183
SW-Kirikiri-roa		1,018				1,018
SW-Lake-Rotokauri		27,035				27,035
SW-Mangaheka		5,767				5,767
SW-Mangakotukutuku		3,491				3,491
SW-Mangaonua		939				939
SW-Ohote		1,629				1,629
SW-Otama-ngenge		93				93
SW-Peacocke		1,773				1,773
SW-River-North		12				12
SW-Rotokauri-West		406				406
SW-St-Andrews		16				16
SW-Te-Awa-o-Katapaki		5,167				5,167
SW-Te-Rapa-Stream		4,052				4,052
SW-Temple-View		231				231
SW-Waitawhiri-whiri		208				208
SW-Western-Heights		12				12
WW-East				820		820
WW-West				2,049		2,049
One Bed	Charge per lot, dwelling or unit title, inclusive of Citywide components					-
Citywide	557		1,272	1,122	1,953	4,904
Infill-East	572		1,403	4,117	2,503	8,595
Infill-West	572		1,403	4,673	2,503	9,151
Peacocke-1	1,520		3,318	5,166	2,553	12,553
Peacocke-2	2,496		4,893	5,273	2,553	15,215
Rotokauri	1,351		7,360	1,736	2,597	13,044
Rototuna	1,094		5,288	2,117	3,432	11,931
Ruakura	557		2,114	2,606	2,683	7,960
Te Rapa-North	557		1,272	1,122	8,945	11,896
Temple-View	557		1,272	3,092	3,356	8,277
SW-Citywide		8				8
SW-Chartwell		88				88
SW-City-Centre		506				506
SW-Hamilton-East		127				127
SW-Kirikiri-roa		705				705
SW-Lake-Rotokauri		18,712				18,712
SW-Mangaheka		3,991				3,991
SW-Mangakotukutuku		2,416				2,416
SW-Mangaonua		650				650
SW-Ohote		1,127				1,127
SW-Otama-ngenge		64				64
SW-Peacocke		1,227				1,227
SW-River-North		8				8
SW-Rotokauri-West		281				281
SW-St-Andrews		11				11
SW-Te-Awa-o-Katapaki		3,576				3,576
SW-Te-Rapa-Stream		2,805				2,805
SW-Temple-View		160				160
SW-Waitawhiri-whiri		144				144
SW-Western-Heights		8				8
WW-East				568		568
WW-West				1,418		1,418

	Reserves	Stormwater	Transport	Wastewater	Water	Total
Large Residential	Charge per lot, dwelling or unit title, inclusive of Citywide components					
Citywide	1,528		3,503	2,927	4,894	12,852
Infill East	1,582		3,859	11,508	6,445	23,394
Infill West	1,582		3,859	12,934	6,445	24,810
Pescokie 1	3,956		9,250	13,770	6,348	33,329
Pescokie 2	6,950		13,404	14,359	6,348	41,061
Rotokauri	2,751		13,967	3,942	7,411	28,071
Rototuna	3,008		15,099	5,702	8,542	32,349
Ruekura	1,528		6,165	8,018	7,049	22,760
Te Rapa North	1,528		3,503	2,927	11,169	19,127
Temple View	1,528		3,503	10,185	10,180	25,396
SW - Citywide		21				21
SW - Chertwell		170				170
SW - City Centre		1,090				1,090
SW - Hamilton East		398				398
SW - Kiriakina		2,206				2,206
SW - Lake Rotokauri		53,827				53,827
SW - Mangsheke		11,670				11,670
SW - Mangakotukutuku		6,660				6,660
SW - Mangonui		1,864				1,864
SW - Ohote		178				178
SW - Otama-ngenge		177				177
SW - Pescokie		3,288				3,288
SW - River North		21				21
SW - Rotokauri West		2,134				2,134
SW - St Andrews		17				17
SW - Te Awa o Kaitake		10,299				10,299
SW - Te Rapa Stream		1,771				1,771
SW - Temple View		553				553
SW - Waitawhitiwhiti		483				483
SW - Western Heights		21				21
WW - East				1,557		1,557
WW - West				2,969		2,969
Standard Residential	Charge per lot, dwelling or unit title, inclusive of Citywide components					
Citywide	1,185		2,715	2,269	3,794	9,963
Infill East	1,226		2,991	8,921	4,996	18,134
Infill West	1,226		2,991	10,018	4,996	19,231
Pescokie 1	3,067		7,174	10,675	4,921	25,837
Pescokie 2	5,387		10,391	11,131	4,921	31,830
Rotokauri	2,132		10,827	3,026	5,745	21,760
Rototuna	2,331		11,700	4,420	6,622	25,073
Ruekura	1,185		4,779	6,216	5,464	17,644
Te Rapa North	1,185		2,715	2,269	8,658	14,827
Temple View	1,185		2,715	7,895	7,891	19,686
SW - Citywide		17				17
SW - Chertwell		131				131
SW - City Centre		845				845
SW - Hamilton East		308				308
SW - Kiriakina		1,710				1,710
SW - Lake Rotokauri		41,726				41,726
SW - Mangsheke		9,046				9,046
SW - Mangakotukutuku		5,163				5,163
SW - Mangonui		1,445				1,445
SW - Ohote		138				138
SW - Otama-ngenge		137				137
SW - Pescokie		2,549				2,549
SW - River North		17				17
SW - Rotokauri West		1,654				1,654
SW - St Andrews		13				13
SW - Te Awa o Kaitake		7,983				7,983
SW - Te Rapa Stream		1,373				1,373
SW - Temple View		428				428
SW - Waitawhitiwhiti		374				374
SW - Western Heights		17				17
WW - East				1,207		1,207
WW - West				2,301		2,301

Table 1 – Continued

	Reserves	Stormwater	Transport	Wastewater	Water	Total
Two Bed	Charge per lot, dwelling or unit title, inclusive of Citywide components					
Citywide	817		1,872	1,564	2,616	6,869
Infill East	845		2,062	6,151	3,445	12,503
Infill West	845		2,062	6,908	3,445	13,260
Peacocks 1	2,115		4,947	7,360	3,393	17,815
Peacocks 2	3,715		7,165	7,675	3,393	21,948
Rotokauri	1,470		7,486	2,107	3,961	15,004
Rototuna	1,608		8,067	3,048	4,566	17,289
Rusikura	817		3,295	4,286	3,768	12,166
Te Rapa North	817		1,872	1,564	5,970	10,223
Temple View	817		1,872	5,444	5,441	13,574
SW - Citywide		11				11
SW - Chartwell		91				91
SW - City Centre		583				583
SW - Hamilton East		213				213
SW - Kiriakina		1,179				1,179
SW - Lake Rotokauri		28,771				28,771
SW - Mangasheke		6,238				6,238
SW - Mangakotukutuku		3,560				3,560
SW - Mangsonus		996				996
SW - Ohote		95				95
SW - Otama-ngenge		94				94
SW - Peacocks		1,757				1,757
SW - River North		11				11
SW - Rotokauri West		1,140				1,140
SW - St Andrews		9				9
SW - Te Awa o Kaitapehi		5,505				5,505
SW - Te Rapa Stream		947				947
SW - Temple View		295				295
SW - Waitawhiriwhiri		258				258
SW - Western Heights		11				11
WW - East				832		832
WW - West				1,587		1,587
One Bed	Charge per lot, dwelling or unit title, inclusive of Citywide components					
Citywide	565		1,296	1,083	1,811	4,755
Infill East	585		1,427	4,238	2,384	8,654
Infill West	585		1,427	4,781	2,384	9,177
Peacocks 1	1,464		3,424	5,094	2,349	12,331
Peacocks 2	2,571		4,959	5,312	2,349	15,191
Rotokauri	1,018		5,167	1,439	2,742	10,366
Rototuna	1,113		5,584	2,109	3,160	11,966
Rusikura	565		2,281	2,966	2,608	8,420
Te Rapa North	565		1,296	1,083	4,132	7,076
Temple View	565		1,296	3,768	3,766	9,395
SW - Citywide		8				8
SW - Chartwell		63				63
SW - City Centre		403				403
SW - Hamilton East		147				147
SW - Kiriakina		816				816
SW - Lake Rotokauri		19,913				19,913
SW - Mangasheke		4,317				4,317
SW - Mangakotukutuku		2,464				2,464
SW - Mangsonus		690				690
SW - Ohote		66				66
SW - Otama-ngenge		65				65
SW - Peacocks		1,216				1,216
SW - River North		8				8
SW - Rotokauri West		789				789
SW - St Andrews		6				6
SW - Te Awa o Kaitapehi		3,810				3,810
SW - Te Rapa Stream		655				655
SW - Temple View		204				204
SW - Waitawhiriwhiri		179				179
SW - Western Heights		8				8
WW - East				576		576
WW - West				1,098		1,098

Table 2 – Non-residential development contribution payable in each catchment (excl. GST)

-	Reserves	Stormwater	Transport	Wastewater	Water	Total
Commercial	Charge per 100m2 floor area (site area for Stormwater)					-
Citywide			5,332	1,192	1,613	8,137
Infill-East			5,880	4,373	2,068	12,321
Infill-West			5,880	4,965	2,068	12,913
Peacocke-1			13,907	5,488	2,110	21,505
Peacocke-2			20,506	5,602	2,110	28,218
Rotokauri			30,846	1,844	2,146	34,836
Rototuna			22,160	2,249	2,836	27,245
Ruakura			8,860	2,768	2,217	13,845
Te Rapa-North			5,332	1,192	7,391	13,915
Temple-View			5,332	3,285	2,773	11,390
SW-Citywide		7				7
SW-Chartwell		71				71
SW-City-Centre		408				408
SW-Hamilton-East		102				102
SW-Kirikiriroa		568				568
SW-Lake-Rotokauri		15,080				15,080
SW-Mangaheka		3,217				3,217
SW-Mangakotukutuku		1,947				1,947
SW-Mangaonua		524				524
SW-Ohote		908				908
SW-Otama-ngenge		52				52
SW-Peacocke		989				989
SW-River-North		7				7
SW-Rotokauri-West		227				227
SW-St-Andrews		9				9
SW-Te-Awa-o-Katapaki		2,882				2,882
SW-Te-Rapa-Stream		2,260				2,260
SW-Temple-View		129				129
SW-Waitawhiriwhiri		116				116
SW-Western-Heights		7				7
WW-East				603		603
WW-West				1,507		1,507
Industrial	Charge per 100m2 floor area (site area for Stormwater)					-
Citywide			2,399	703	856	3,958
Infill-East			2,646	2,578	1,097	6,321
Infill-West			2,646	2,927	1,097	6,670
Peacocke-1			6,258	3,235	1,119	10,612
Peacocke-2			9,228	3,302	1,119	13,649
Rotokauri			13,881	1,087	1,139	16,107
Rototuna			9,972	1,326	1,504	12,802
Ruakura			3,987	1,632	1,176	6,795
Te Rapa-North			2,399	703	3,921	7,023
Temple-View			2,399	1,936	1,471	5,806
SW-Citywide		5				5
SW-Chartwell		52				52
SW-City-Centre		298				298
SW-Hamilton-East		75				75
SW-Kirikiriroa		415				415
SW-Lake-Rotokauri		11,022				11,022
SW-Mangaheka		2,351				2,351
SW-Mangakotukutuku		1,423				1,423
SW-Mangaonua		383				383
SW-Ohote		664				664
SW-Otama-ngenge		38				38
SW-Peacocke		723				723
SW-River-North		5				5
SW-Rotokauri-West		166				166
SW-St-Andrews		7				7
SW-Te-Awa-o-Katapaki		2,106				2,106
SW-Te-Rapa-Stream		1,652				1,652
SW-Temple-View		94				94
SW-Waitawhiriwhiri		85				85
SW-Western-Heights		5				5
WW-East				355		355
WW-West				888		888

	Reserves	Stormwater	Transport	Wastewater	Water	Total
Retail	Charge per 100m ² floor area (site area for Stormwater)					-
Citywide			2,224	878	4,224	8,624
Infill-East			8,005	3,599	4,690	13,373
Infill-West			8,005	4,076	4,690	13,859
Pescodke 1			45,422	4,506	4,732	25,360
Pescodke 2			29,496	4,599	4,732	24,527
Rotokauri			42,454	4,514	4,762	45,699
Rototuna			20,470	4,546	2,238	24,644
Rukuru			43,482	2,372	4,820	16,376
Te Rapa North			2,224	878	4,068	14,278
Temple View			2,224	2,692	2,272	11,805
SW - Citywide		2				2
SW - Chartwell		24				24
SW - City Centre		408				408
SW - Hamilton East		402				402
SW - Kirihiroa		368				368
SW - Lake Rotokauri		45,080				45,080
SW - Mangahaka		2,217				2,217
SW - Mangakotukutuku		4,947				4,947
SW - Mangonui		524				524
SW - Ohote		988				988
SW - Otama-ngeke		52				52
SW - Pescodke		989				989
SW - River North		2				2
SW - Rotokauri West		227				227
SW - St Andrews		8				8
SW - Te Awa o Kaitapaki		2,822				2,822
SW - Te Rapa Stream		2,260				2,260
SW - Temple View		438				438
SW - Waitawhiriwhiri		446				446
SW - Western Heights		2				2
WW - East				495		495
WW - West				4,327		4,327

	Reserves	Stormwater	Transport	Wastewater	Water	Total
Commercial	Charge per 100m ² floor area (site area for Stormwater)					
Citywide			5,431	1,150	1,496	8,077
Infill East			5,982	4,523	1,970	12,475
Infill West			5,982	5,079	1,970	13,031
Pescodke 1			14,348	5,412	1,941	21,702
Pescodke 2			20,782	5,643	1,941	28,366
Rotokauri			21,654	1,549	2,265	25,468
Rototuna			23,400	2,241	2,611	28,252
Rukuru			9,558	3,151	2,155	14,864
Te Rapa North			5,431	1,150	3,414	9,995
Temple View			5,431	4,003	3,112	12,546
SW - Citywide		6				6
SW - Chartwell		51				51
SW - City Centre		325				325
SW - Hamilton East		119				119
SW - Kirihiroa		638				638
SW - Lake Rotokauri		16,048				16,048
SW - Mangahaka		3,479				3,479
SW - Mangakotukutuku		1,986				1,986
SW - Mangonui		556				556
SW - Ohote		53				53
SW - Otama-ngeke		53				53
SW - Pescodke		980				980
SW - River North		6				6
SW - Rotokauri West		636				636
SW - St Andrews		5				5
SW - Te Awa o Kaitapaki		3,071				3,071
SW - Te Rapa Stream		528				528
SW - Temple View		165				165
SW - Waitawhiriwhiri		144				144
SW - Western Heights		6				6
WW - East				612		612
WW - West				1,167		1,167
Industrial	Charge per 100m ² floor area (site area for Stormwater)					
Citywide			2,444	678	794	3,916
Infill East			2,692	2,666	1,045	6,403
Infill West			2,692	2,994	1,045	6,731
Pescodke 1			6,457	3,190	1,030	10,677

Peacockie 2			9,352	3,327	1,030	13,709
Rotokauri			9,745	913	1,202	11,860
Rototuna			10,530	1,321	1,385	13,236
Ruakura			4,301	1,858	1,143	7,302
Te Rapa North			2,444	678	1,811	4,933
Temple View			2,444	2,360	1,651	6,455
SW - Citywide		5				5
SW - Chartwell		37				37
SW - City Centre		238				238
SW - Hamilton East		87				87
SW - Kiriwhiri		481				481
SW - Lake Rotokauri		11,729				11,729
SW - Mangahika		2,543				2,543
SW - Mangakotukutuku		1,451				1,451
SW - Mangaonua		406				406
SW - Ohote		39				39
SW - Otama-ngenge		39				39
SW - Peacockie		716				716
SW - River North		5				5
SW - Rotokauri West		465				465
SW - St Andrews		4				4
SW - Te Awa o Katapaki		2,244				2,244
SW - Te Rapa Stream		386				386
SW - Temple View		120				120
SW - Waitawhiriwhiri		105				105
SW - Western Heights		5				5
WW - East				361		361
WW - West				688		688

Table 2 – Continued

Reserve	Stormwater	Transport	Wastewater	Water	Total
Charge per 100m ² floor area (site area for Stormwater)					
Citywide		7,468	944	1,228	9,640
Infill East		8,226	3,713	1,617	13,556
Infill West		8,226	4,170	1,617	14,013
Peacockie 1		19,729	4,443	1,593	25,765
Peacockie 2		28,575	4,633	1,593	34,801
Rotokauri		29,775	1,272	1,860	32,907
Rototuna		32,174	1,840	2,144	36,158
Ruakura		13,143	2,587	1,769	17,499
Te Rapa North		7,468	944	2,803	11,215
Temple View		7,468	3,286	2,555	13,309
SW - Citywide	6				6
SW - Chartwell	51				51
SW - City Centre	325				325
SW - Hamilton East	119				119
SW - Kiriwhiri	638				638
SW - Lake Rotokauri	16,048				16,048
SW - Mangahika	3,479				3,479
SW - Mangakotukutuku	1,986				1,986
SW - Mangaonua	556				556
SW - Ohote	53				53
SW - Otama-ngenge	53				53
SW - Peacockie	980				980
SW - River North	6				6
SW - Rotokauri West	636				636
SW - St Andrews	5				5
SW - Te Awa o Katapaki	3,071				3,071
SW - Te Rapa Stream	528				528
SW - Temple View	165				165
SW - Waitawhiriwhiri	144				144
SW - Western Heights	6				6
WW - East			502		502
WW - West			958		958

Note 1 – Charges for non-residential developments

Non-residential charges are average charges for a typical development per 100m² GFA (Site area for stormwater).

Non-residential developments will be charged in accordance with the average number of household unit equivalents of demand generated by the category into which they fall. These will be calculated by using the factors given in Schedule 4 below.

The retail transport factor operates on sliding scales, so the applicable charges for a retail development will differ from those shown here.

A more precise estimate of the development contributions payable for any particular development can be provided by Council on request.

In assessing HUEs for mixed-use developments such as a retirement village or a combined industrial and commercial development, a separate assessment will be made for all residential, retail, commercial and industrial components of the development.

Note 2 – Assessment of Reserves component through resource consent applications

At its sole discretion and on a case by case basis Council may take land of dollar value equivalent to the required reserves development contribution rather than money, as a condition of resource consent in accordance with and subject to Council's District Plan.

There is no charge for reserves on non-residential developments.

Note 3 – GST

Development contributions are calculated exclusive of Goods and Services Tax (GST). GST will be added at the rate prevailing at the time of payment after the calculation of any contributions required under this Policy.

Note 4 – Full methodology (s106(3) LGA)

The full methodology demonstrating how the calculations have been made for the contributions in this schedule is available from Council upon request.

Note 5 – The stages at which development contributions are required (s198, 202(1)(b) LGA) are set out in section 11

Note 6 – Producer Price Index adjustments

Council will at its sole discretion and in accordance with s106(2B-2C) LGA, increase development contribution charges annually based at the Producers Price Index Outputs for Construction rate provided by Statistics New Zealand.

Note 7 – Capped Rotokauri charges

Development contribution charges in the Rotokauri general catchment (refer Schedule Map 3) have been capped for commercial, industrial, and retail developments per section 9 above.

Note 8 – CBD remission

Development contribution base charges in the CBD catchment (refer Schedule Map 7) will be remitted by 66% per section 18.14 above.

23. SCHEDULE 2 – GROWTH-RELATED CAPITAL EXPENDITURE

Table 3 – Growth related capital expenditure by Council Activity Group (\$000s)

Note 1 – Historical capex refers to capital expenditure incurred before 1 July 2017⁸ or specified in the 2017-18 Annual Plan, and future capex refers to capital expenditure specified in the 2018-28 10-Year Plan.

Growth-Related Capital Expenditure (\$000s)	Total Capex Including Subsidies	Total Subsidies & Operating Revenue	Total Capex Net Subsidies	DC Capex	DC Interest	Total Cost-DC Funded Capex	% DC Funded	% Rates Funded	% Other Sources
Total Reserves	144,098	(586)	143,512	99,108	21,954	121,062	69%	31%	0%
Citywide	73,165	(100)	73,065	41,127	5,892	47,018	56%	44%	0%
2018 10-Year Plan	54,077	-	54,077	31,939	3,240	35,179	59%	41%	0%
Historical	19,088	(100)	18,988	9,188	2,652	11,840	48%	51%	1%
Infill	4,256	(486)	3,769	1,313	(254)	1,059	31%	58%	11%
Historical	4,256	(486)	3,769	1,313	(254)	1,059	31%	58%	11%
Peacocke	669	-	669	537	722	1,258	80%	20%	0%
Historical	669	-	669	537	722	1,258	80%	20%	0%
Peacocke 1	2,987	-	2,987	2,545	(213)	2,332	85%	15%	0%
2018 10-Year Plan	2,987	-	2,987	2,545	(213)	2,332	85%	15%	0%
Peacocke 2	35,573	-	35,573	30,495	10,193	40,688	86%	14%	0%
2018 10-Year Plan	35,573	-	35,573	30,495	10,193	40,688	86%	14%	0%
Rotokauri	2,772	-	2,772	2,323	3,179	5,502	84%	16%	0%
2018 10-Year Plan	647	-	647	544	306	850	84%	16%	0%
Historical	2,125	-	2,125	1,780	2,873	4,653	84%	16%	0%
Rototuna	24,676	-	24,676	20,768	2,436	23,204	84%	16%	0%
2018 10-Year Plan	6,536	-	6,536	5,498	(1,629)	3,869	84%	16%	0%
Historical	18,140	-	18,140	15,270	4,065	19,335	84%	16%	0%
Total Stormwater	206,681	(1,661)	205,020	180,313	113,083	293,398	87%	13%	1%
SW – Chartwell	343	-	343	302	(57)	246	88%	12%	0%
2018 10-Year Plan	245	-	245	218	(56)	-	89%	11%	0%
Historical	98	-	98	85	(1)	84	86%	14%	0%
SW – City Centre	1,188	-	1,188	1,051	665	1,717	88%	12%	0%
2018 10-Year Plan	612	-	612	544	69	613	89%	11%	0%
Historical	577	-	577	507	597	1,104	88%	12%	0%
SW – Citywide	799	-	799	550	221	771	69%	31%	0%
Historical	799	-	799	550	221	771	69%	31%	0%
SW – Eureka	-	-	-	-	-	-	0%	0%	0%
2018 10-Year Plan	-	-	-	-	-	-	0%	0%	0%
SW – Hamilton-East	982	-	982	871	(148)	722	89%	11%	0%
2018 10-Year Plan	856	-	856	762	(169)	593	89%	11%	0%
Historical	125	-	125	109	20	129	87%	13%	0%
SW – Kirikiriroa	3,984	-	3,984	3,493	1,990	5,482	88%	12%	0%
2018 10-Year Plan	1,957	-	1,957	1,742	(80)	1,661	89%	11%	0%
Historical	2,027	-	2,027	1,751	2,070	3,821	86%	14%	0%
SW – Lake Rotokauri	136,712	(1,661)	135,051	120,123	82,243	202,366	88%	11%	1%
2018 10-Year Plan	128,344	-	128,344	114,227	74,988	189,214	89%	11%	0%
Historical	8,368	(1,661)	6,707	5,896	7,256	13,152	70%	10%	20%
SW – Mangaheka	6,112	-	6,112	5,429	6,182	11,611	89%	11%	0%
2018 10-Year Plan	5,719	-	5,719	5,090	5,794	10,885	89%	11%	0%
Historical	392	-	392	338	388	726	86%	14%	0%
SW – Mangakotukutuku	25,317	-	25,317	22,521	12,030	34,550	89%	11%	0%
2018 10-Year Plan	24,571	-	24,571	21,868	11,408	33,276	89%	11%	0%
Historical	746	-	746	652	622	1,275	87%	13%	0%
SW – Mangaonua	737	-	737	652	10	662	88%	12%	0%
2018 10-Year Plan	612	-	612	544	(37)	507	89%	11%	0%
Historical	125	-	125	108	47	155	86%	14%	0%
SW – Ohote	343	-	343	302	1,039	1,341	88%	12%	0%
2018 10-Year Plan	245	-	245	218	654	872	89%	11%	0%
Historical	98	-	98	85	385	469	86%	14%	0%
SW – Otama-ngenge	184	-	184	159	61	220	86%	14%	0%
Historical	184	-	184	159	61	220	86%	14%	0%
SW – Peacocke	5,000	-	5,000	4,448	3,351	7,798	89%	11%	0%
2018 10-Year Plan	4,902	-	4,902	4,363	3,261	7,623	89%	11%	0%
Historical	98	-	98	85	90	175	86%	14%	0%
SW – River North	167	-	167	145	21	166	87%	13%	0%
2018 10-Year Plan	-	-	-	-	-	-	0%	0%	0%
Historical	167	-	167	145	21	166	87%	13%	0%
SW – Rotokauri-West	343	-	343	302	336	639	88%	12%	0%
2018 10-Year Plan	245	-	245	218	195	413	89%	11%	0%
Historical	98	-	98	85	141	226	86%	14%	0%
SW – St Andrews	1,199	-	1,199	1,064	(550)	515	89%	11%	0%
2018 10-Year Plan	1,101	-	1,101	980	(514)	466	89%	11%	0%
Historical	98	-	98	85	(35)	49	86%	14%	0%

Growth-Related Capital Expenditure (\$'000s)	Total Capex Including Subsidies	Total Subsidies & Operating Revenue	Total Capex Net Subsidies	DC Capex	DC Interest	Total Cost-DC Funded Capex	%-DC Funded	%-Rates Funded	%-Other Sources
SW – Te Awa o Katapaki	20,041	-	20,041	16,048	4,083	20,130	80%	20%	0%
2018 10-Year Plan	15,131	-	15,131	11,799	566	12,365	78%	22%	0%
Historical	4,910	-	4,910	4,249	3,516	7,765	87%	13%	0%
SW – Te Rapa Stream	651	-	651	573	1,276	1,849	88%	12%	0%
2018 10-Year Plan	-	-	-	-	-	-	0%	0%	0%
Historical	651	-	651	573	1,276	1,849	88%	12%	0%
SW – Temple View	98	-	98	85	219	304	86%	14%	0%
Historical	98	-	98	85	219	304	86%	14%	0%
SW – Templeview	122	-	122	109	177	286	89%	11%	0%
2018 10-Year Plan	122	-	122	109	177	286	89%	11%	0%
SW – Waitawhiriwhiri	1,992	-	1,992	1,763	(59)	1,704	89%	11%	0%
2018 10-Year Plan	1,223	-	1,223	1,089	(316)	773	89%	11%	0%
Historical	768	-	768	675	257	931	88%	12%	0%
SW – Western Heights	-	-	-	-	-	-	0%	0%	0%
2018 10-Year Plan	-	-	-	-	-	-	0%	0%	0%
SW – Otama	367	-	367	327	(7)	319	89%	11%	0%
2018 10-Year Plan	367	-	367	327	(7)	319	89%	11%	0%
Total Transport	711,705	(218,974)	512,731	800,765	118,414	419,199	41%	29%	31%
Citywide	377,125	(129,208)	247,918	125,350	42,140	167,490	33%	33%	34%
2018 10-Year Plan	251,859	(112,181)	139,678	88,570	12,955	101,525	35%	20%	45%
Historical	125,266	(17,027)	108,240	36,780	29,185	65,965	29%	57%	14%
Infill	20,543	(5,242)	15,301	6,146	1,236	7,382	30%	45%	26%
2018 10-Year Plan	14,964	(5,242)	9,722	3,068	(805)	2,263	21%	44%	35%
Historical	5,579	-	5,579	3,078	2,041	5,119	55%	45%	0%
Peacocke	736	(37)	699	323	346	670	44%	51%	5%
Historical	736	(37)	699	323	346	670	44%	51%	5%
Peacocke 1	9,748	(4,251)	5,497	4,219	(153)	4,066	43%	13%	44%
2018 10-Year Plan	8,715	(4,177)	4,537	3,419	(375)	3,045	39%	13%	48%
Historical	1,033	(74)	959	800	222	1,022	77%	15%	7%
Peacocke 2	149,556	(58,272)	91,285	60,160	19,517	79,677	40%	21%	39%
2018 10-Year Plan	149,356	(58,272)	91,085	60,068	19,420	79,488	40%	21%	39%
Historical	200	-	200	93	96	189	46%	54%	0%
Rotokauri	83,490	(8,085)	75,405	55,928	29,366	95,294	67%	23%	10%
2018 10-Year Plan	72,491	(7,984)	64,507	47,605	27,474	75,080	66%	23%	11%
Historical	11,000	(102)	10,898	8,323	11,891	20,214	76%	23%	1%
Rototuna	77,229	(14,770)	62,460	40,155	13,626	53,781	52%	29%	19%
2018 10-Year Plan	58,823	(13,097)	45,726	27,272	338	27,610	46%	31%	22%
Historical	18,406	(1,672)	16,734	12,883	13,288	26,171	70%	21%	9%
Ruakura	23,316	(9,109)	14,207	8,482	2,357	10,839	36%	25%	39%
2018 10-Year Plan	22,413	(9,109)	13,304	7,819	1,889	9,707	35%	24%	41%
Historical	903	-	903	664	468	1,132	73%	27%	0%
Te Rapa North	-	-	-	-	-	-	0%	0%	0%
2018 10-Year Plan	-	-	-	-	-	-	0%	0%	0%
Total Wastewater	347,655	(500)	347,155	260,948	105,754	366,702	75%	25%	0%
Citywide	90,188	-	90,188	59,743	38,189	97,932	66%	34%	0%
2018 10-Year Plan	29,091	-	29,091	25,845	10,114	35,959	89%	11%	0%
Historical	61,097	-	61,097	33,898	28,075	61,974	55%	45%	0%
Infill	827	-	827	714	673	1,386	86%	14%	0%
Historical	827	-	827	714	673	1,386	86%	14%	0%
Infill East	41,521	(250)	41,271	35,045	1,063	36,109	84%	15%	1%
2018 10-Year Plan	41,521	(250)	41,271	35,045	1,063	36,109	84%	15%	1%
Infill West	61,953	(250)	61,703	35,444	5,205	40,649	57%	42%	0%
2018 10-Year Plan	61,953	(250)	61,703	35,444	5,205	40,649	57%	42%	0%
Peacocke	49,979	-	49,979	44,437	11,881	56,318	89%	11%	0%
2018 10-Year Plan	48,176	-	48,176	42,877	10,008	52,885	89%	11%	0%
Historical	1,803	-	1,803	1,560	1,873	3,433	87%	13%	0%
Peacocke 1	3,608	-	3,608	3,197	93	3,290	89%	11%	0%
2018 10-Year Plan	2,472	-	2,472	2,200	(109)	2,091	89%	11%	0%
Historical	1,137	-	1,137	997	202	1,199	88%	12%	0%
Peacocke 2	27,802	-	27,802	24,744	11,021	35,765	89%	11%	0%
2018 10-Year Plan	27,802	-	27,802	24,744	11,021	35,765	89%	11%	0%
Rotokauri	4,520	-	4,520	4,006	3,175	7,181	89%	11%	0%
2018 10-Year Plan	3,169	-	3,169	2,821	2,063	4,883	89%	11%	0%
Historical	1,351	-	1,351	1,185	1,112	2,298	88%	12%	0%
Rototuna	16,668	-	16,668	10,525	4,218	14,742	63%	37%	0%
2018 10-Year Plan	9,914	-	9,914	4,598	(909)	3,690	46%	54%	0%
Historical	6,754	-	6,754	5,926	5,126	11,052	88%	12%	0%
Ruakura	7,836	-	7,836	6,973	3,147	10,120	89%	11%	0%
2018 10-Year Plan	7,809	-	7,809	6,950	3,126	10,076	89%	11%	0%
Historical	27	-	27	24	20	44	88%	12%	0%
Temple View	3,346	-	3,346	1,339	5,213	6,552	40%	60%	0%
2018 10-Year Plan	1,675	-	1,675	645	1,392	2,037	39%	61%	0%
Historical	1,671	-	1,671	694	3,820	4,514	42%	58%	0%

Growth-Related Capital Expenditure (\$000s)	Total Capex Including Subsidies	Total Subsidies & Operating Revenue	Total Capex Net Subsidies	DC Capex	DC Interest	Total Cost-DC Funded Capex	% DC Funded	% Rates Funded	% Other Sources
WW-East	21,465	-	21,465	19,000	6,000	27,000	89%	11%	0%
2018 10-Year Plan	13,209	-	13,209	11,756	615	12,371	89%	11%	0%
Historical	8,253	-	8,253	7,344	733	8,077	88%	12%	0%
WMA-West	17,942	-	17,942	16,781	12,872	29,653	88%	12%	0%
Historical	17,942	-	17,942	16,781	12,872	29,653	88%	12%	0%
Total Water Supply	184,610	(11)	184,599	133,181	51,417	184,598	67%	33%	0%
Citywide	122,534	-	122,534	70,405	47,405	117,810	64%	36%	0%
2018 10-Year Plan	32,000	-	32,000	20,679	3,700	24,379	69%	31%	0%
Historical	69,734	-	69,734	49,606	42,738	92,344	86%	14%	0%
Infill	11,224	-	11,224	10,454	2,088	12,542	88%	12%	0%
2018 10-Year Plan	17,872	-	17,872	8,678	4,066	12,744	49%	51%	0%
Historical	3,450	-	3,450	1,776	2,022	3,798	54%	46%	0%
Peacocke	9,227	-	9,227	8,249	5,745	13,994	89%	11%	0%
2018 10-Year Plan	8,472	-	8,472	7,540	4,448	12,088	88%	12%	0%
Historical	755	-	755	670	367	1,037	88%	12%	0%
Rotokauri	2,682	(12)	2,694	2,068	2,122	4,190	82%	18%	0%
2018 10-Year Plan	4,938	-	4,938	2,614	2,410	5,024	81%	19%	0%
Historical	4,708	(12)	4,696	4,158	4,882	9,040	83%	17%	0%
Rototuna	21,060	-	21,060	17,908	824	18,732	88%	12%	0%
2018 10-Year Plan	13,967	-	13,967	11,110	(1,165)	12,045	86%	14%	0%
Historical	3,092	-	3,092	2,687	4,998	7,685	72%	28%	0%
Ruakura	2,282	-	2,282	2,010	620	2,630	88%	12%	0%
2018 10-Year Plan	2,263	-	2,263	2,094	611	2,705	88%	12%	0%
Historical	48	-	48	46	8	54	85%	15%	0%
Te Rapa North	2,404	-	2,404	2,174	1,642	3,816	49%	51%	0%
2018 10-Year Plan	2,404	-	2,404	2,174	1,642	3,816	49%	51%	0%
Temple View	987	-	987	876	3,964	4,840	89%	11%	0%
Historical	987	-	987	876	3,964	4,840	89%	11%	0%
Grand Total	1,624,789	(231,734)	1,393,055	964,318	421,701	1,386,019	59%	41%	0%

Growth Related Capital Expenditure (\$000s)	Total Capex Including Subsidies	Total Subsidies & Operating Revenue	Total Capex Net Subsidies	DC Capex	DC Interest	Total Cost-DC Funded Capex	% DC Funded	% Rates Funded	% Other Sources
Total Reserves	149,787	(831)	148,956	100,330	24,330	124,661	67%	32%	1%
Citywide	77,990	(100)	77,890	42,181	7,186	49,368	54%	46%	0%
2018 10-Year Plan	54,623	-	54,623	32,124	3,919	36,043	59%	41%	0%
Historical	23,367	(100)	23,267	10,057	3,267	13,324	43%	57%	0%
Infill	5,086	(731)	4,355	1,493	(333)	1,160	29%	56%	14%
Historical	5,086	(731)	4,355	1,493	(333)	1,160	29%	56%	14%
Peacocke	709	-	709	571	740	1,311	80%	20%	0%
Historical	709	-	709	571	740	1,311	80%	20%	0%
Peacocke 1	2,838	-	2,838	2,417	(220)	2,196	85%	15%	0%
2018 10-Year Plan	2,838	-	2,838	2,417	(220)	2,196	85%	15%	0%
Peacocke 2	35,566	-	35,566	30,489	11,474	41,963	86%	14%	0%
2018 10-Year Plan	35,566	-	35,566	30,489	11,474	41,963	86%	14%	0%
Rotokauri	2,772	-	2,772	2,323	3,002	5,325	84%	16%	0%
2018 10-Year Plan	647	-	647	544	208	752	84%	16%	0%
Historical	2,123	-	2,123	1,780	2,794	4,573	84%	16%	0%
Rototuna	24,826	-	24,826	20,857	2,481	23,338	84%	16%	0%
2018 10-Year Plan	6,614	-	6,614	5,563	(1,601)	3,964	84%	16%	0%
Historical	18,211	-	18,211	15,292	4,082	19,373	84%	16%	0%
Total Stormwater	207,960	(1,753)	206,207	181,458	116,900	298,358	87%	12%	1%
SW - Chartwell	304	-	304	269	(79)	190	89%	11%	0%
2018 10-Year Plan	256	-	256	228	(75)	181	89%	11%	0%
Historical	48	-	48	41	(3)	38	86%	14%	0%
SW - City Centre	1,192	-	1,192	1,055	548	1,603	89%	11%	0%
2018 10-Year Plan	640	-	640	569	20	590	89%	11%	0%
Historical	552	-	552	486	527	1,013	88%	12%	0%
SW - Citywide	696	-	696	543	227	770	78%	22%	0%
Historical	696	-	696	543	227	770	78%	22%	0%
SW - Eureka	-	-	-	-	-	-	0%	0%	0%
2018 10-Year Plan	-	-	-	-	-	-	0%	0%	0%
SW - Hamilton East	971	-	971	863	(183)	680	89%	11%	0%
2018 10-Year Plan	896	-	896	797	(200)	697	89%	11%	0%
Historical	75	-	75	63	17	80	87%	13%	0%

SW - Kirihiroa	4,158		4,158	3,646	2,040	5,685	88%	12%	0%
2018 10-Year Plan	2,047		2,047	1,822	(58)	1,764	89%	11%	0%
Historical	2,111		2,111	1,823	2,098	3,921	86%	14%	0%
SW - Lake Rotokauri	138,351	(1,672)	136,678	121,570	88,223	209,793	88%	11%	1%
2018 10-Year Plan	129,776		129,776	115,500	80,101	195,601	89%	11%	0%
Historical	8,575	(1,672)	6,903	6,070	8,122	14,192	71%	10%	20%
SW - Mangaheke	6,296		6,296	5,588	4,586	10,174	89%	11%	0%
2018 10-Year Plan	5,748		5,748	5,115	4,284	9,400	89%	11%	0%
Historical	548		548	473	301	774	86%	14%	0%
SW - Mangakotukutuku	25,444		25,444	22,628	11,717	34,345	89%	11%	0%
2018 10-Year Plan	24,735		24,735	22,014	11,149	33,163	89%	11%	0%
Historical	709		709	614	568	1,182	87%	13%	0%
SW - Mangonua	745		745	660	(47)	613	89%	11%	0%
2018 10-Year Plan	640		640	569	(78)	492	89%	11%	0%
Historical	106		106	91	31	122	86%	14%	0%
SW - Ohote	304		304	269	147	417	89%	11%	0%
2018 10-Year Plan	256		256	228	101	329	89%	11%	0%
Historical	48		48	41	46	88	86%	14%	0%
SW - Otama-ngeke	145		145	125	57	182	86%	14%	0%
Historical	143		143	125	57	182	86%	14%	0%
SW - Peacocke	5,101		5,101	4,539	3,394	7,933	89%	11%	0%
2018 10-Year Plan	5,053		5,053	4,497	3,344	7,841	89%	11%	0%
Historical	48		48	41	30	92	86%	14%	0%
SW - River North	116		116	102	18	120	87%	13%	0%
2018 10-Year Plan							0%	0%	0%
Historical	116		116	102	18	120	87%	13%	0%
SW - Rotokauri West	304		304	269	330	599	89%	11%	0%
2018 10-Year Plan	256		256	228	238	466	89%	11%	0%
Historical	48		48	41	92	134	86%	14%	0%
SW - St Andrews	1,200		1,200	1,066	(555)	512	89%	11%	0%
2018 10-Year Plan	1,152		1,152	1,025	(539)	486	89%	11%	0%
Historical	48		48	41	(16)	26	86%	14%	0%
Growth Related Capital Expenditure (\$000s)	Total Capex Including Subsidies	Total Subsidies & Operating Revenue	Total Capex Net Subsidies	DC Capex	DC Interest	Total Cost DC Funded Capex	% DC Funded	% Rates Funded	% Other Sources
SW - Te Awa o Katapaki	19,463	(81)	19,382	15,458	4,862	20,321	79%	20%	0%
2018 10-Year Plan	15,186		15,186	11,840	1,199	13,039	78%	22%	0%
Historical	4,277	(81)	4,196	3,618	3,663	7,282	85%	14%	2%
SW - Te Rapa Stream	601		601	529	1,412	1,941	88%	12%	0%
2018 10-Year Plan							0%	0%	0%
Historical	601		601	529	1,412	1,941	88%	12%	0%
SW - Temple View	48		48	41	100	141	86%	14%	0%
Historical	48		48	41	100	141	86%	14%	0%
SW - Templeview	128		128	114	156	270	89%	11%	0%
2018 10-Year Plan	128		128	114	156	270	89%	11%	0%
SW - Waitawhiriwhiri	2,009		2,009	1,780	(57)	1,723	89%	11%	0%
2018 10-Year Plan	1,280		1,280	1,139	(318)	821	89%	11%	0%
Historical	730		730	641	260	902	88%	12%	0%
SW - Western Heights							0%	0%	0%
2018 10-Year Plan							0%	0%	0%
SW - Otama	384		384	342	4	346	89%	11%	0%
2018 10-Year Plan	384		384	342	4	346	89%	11%	0%
Total Transport	757,065	(268,654)	488,412	305,905	118,181	424,087	40%	24%	35%
Citywide	388,798	(152,345)	236,453	128,835	44,035	172,870	33%	28%	39%
2018 10-Year Plan	257,496	(131,075)	126,421	91,267	13,804	105,071	35%	14%	51%
Historical	131,301	(21,270)	110,032	37,568	30,231	67,799	29%	55%	16%
Infill	20,545	(7,016)	13,528	6,146	1,046	7,192	30%	36%	34%
2018 10-Year Plan	14,966	(7,016)	7,949	3,068	(885)	2,184	21%	33%	47%
Historical	5,579		5,579	3,078	1,931	5,009	55%	45%	0%
Peacocke	1,349	(127)	1,222	565	524	1,089	42%	49%	9%
Historical	1,349	(127)	1,222	565	524	1,089	42%	49%	9%
Peacocke 1	10,079	(4,432)	5,647	4,473	(196)	4,276	44%	12%	44%
2018 10-Year Plan	8,818	(4,368)	4,450	3,469	(429)	3,041	39%	11%	50%
Historical	1,262	(64)	1,198	1,003	232	1,236	80%	15%	5%
Peacocke 2	150,318	(66,531)	83,786	60,520	21,572	82,092	40%	15%	44%
2018 10-Year Plan	150,246	(66,531)	83,714	60,486	21,536	82,022	40%	15%	44%
Historical	72		72	33	36	70	46%	54%	0%
Rotokauri	83,286	(11,183)	72,102	55,781	32,398	88,179	67%	20%	13%
2018 10-Year Plan	72,116	(11,082)	61,034	47,205	20,930	68,135	65%	19%	15%
Historical	11,170	(102)	11,068	8,576	11,468	20,044	77%	22%	1%
Rototuna	79,869	(15,857)	64,012	41,469	16,134	57,602	52%	28%	20%
2018 10-Year Plan	61,267	(14,127)	47,140	28,502	2,155	30,657	47%	30%	23%
Historical	18,602	(1,730)	16,872	12,967	13,978	26,945	70%	21%	9%
Ruekure	22,822	(11,161)	11,661	8,117	2,670	10,786	36%	16%	49%
2018 10-Year Plan	22,418	(11,161)	11,257	7,820	2,425	10,244	35%	15%	50%
Historical	404		404	297	245	542	73%	27%	0%
Te Rapa North							0%	0%	0%

2018 10-Year Plan							0%	0%	0%
Total Wastewater	346,217	(621)	345,596	260,392	101,042	361,434	75%	25%	0%
Citywide	90,232		90,232	60,334	38,454	98,787	87%	33%	0%
2018 10-Year Plan	34,698		34,698	30,835	12,489	43,325	89%	11%	0%
Historical	55,534		55,534	29,498	25,964	55,463	93%	47%	0%
Infill	827		827	714	598	1,312	86%	14%	0%
Historical	827		827	714	598	1,312	86%	14%	0%
Infill East	41,530	(287)	41,243	35,053	(1,167)	33,887	84%	15%	1%
2018 10-Year Plan	41,530	(287)	41,243	35,053	(1,167)	33,887	84%	15%	1%
Infill West	61,929	(287)	61,642	35,431	2,460	37,890	57%	42%	0%
2018 10-Year Plan	61,929	(287)	61,642	35,431	2,460	37,890	57%	42%	0%
Pescocoe	49,982		49,982	44,590	12,725	57,314	89%	11%	0%
2018 10-Year Plan	49,982		49,982	44,590	12,725	57,314	89%	11%	0%
Historical	1,803		1,803	1,560	1,840	3,400	87%	13%	0%
Pescocoe 1	3,614		3,614	3,202	57	3,259	89%	11%	0%
2018 10-Year Plan	2,477		2,477	2,205	(134)	2,071	89%	11%	0%
Historical	1,137		1,137	997	190	1,188	88%	12%	0%
Pescocoe 2	28,087		28,087	24,997	11,671	36,668	89%	11%	0%
2018 10-Year Plan	28,087		28,087	24,997	11,671	36,668	89%	11%	0%
Rotokauri	4,543		4,543	4,026	3,042	7,067	89%	11%	0%
2018 10-Year Plan	3,104		3,104	2,763	1,809	4,571	89%	11%	0%
Historical	1,439		1,439	1,263	1,233	2,486	88%	12%	0%
Rototuna	16,602	(47)	16,555	10,426	4,377	14,802	63%	37%	0%
2018 10-Year Plan	9,914		9,914	4,598	(763)	3,835	46%	54%	0%
Historical	6,688	(47)	6,641	5,827	5,140	10,967	87%	12%	1%
Rusikura	9,077		9,077	8,079	3,826	11,905	89%	11%	0%
2018 10-Year Plan	9,051		9,051	8,055	3,805	11,860	89%	11%	0%
Historical	27		27	24	22	45	88%	12%	0%
Temple View	3,335		3,335	1,335	4,255	5,590	40%	60%	0%
2018 10-Year Plan	1,664		1,664	641	1,047	1,687	39%	61%	0%
Historical	1,671		1,671	634	3,208	3,903	42%	58%	0%
Growth Related Capital Expenditure (\$000s)	Total Capex Including Subsidies	Total Subsidies & Operating Revenue	Total Capex Net Subsidies	DC Capex	DC Interest	Total Cost DC Funded Capex	% DC Funded	% Rates Funded	% Other Sources
WW - East	20,526		20,526	18,176	7,697	25,874	89%	11%	0%
2018 10-Year Plan	13,209		13,209	11,756	766	12,522	89%	11%	0%
Historical	7,316		7,316	6,420	6,932	13,352	88%	12%	0%
WW - West	15,932		15,932	14,030	13,048	27,078	88%	12%	0%
Historical	15,932		15,932	14,030	13,048	27,078	88%	12%	0%
Total Water Supply	183,005	(35)	182,970	122,118	62,282	184,401	67%	33%	0%
Citywide	118,113		118,113	74,942	45,660	120,602	63%	37%	0%
2018 10-Year Plan	32,889		32,889	28,951	3,628	32,579	88%	12%	0%
Historical	85,224		85,224	45,991	42,032	88,024	94%	46%	0%
Infill	21,324		21,324	10,454	2,233	12,687	49%	51%	0%
2018 10-Year Plan	17,873		17,873	8,678	397	9,075	49%	51%	0%
Historical	3,450		3,450	1,776	1,835	3,612	51%	49%	0%
Pescocoe	8,529		8,529	7,591	1,280	8,870	89%	11%	0%
2018 10-Year Plan	8,483		8,483	7,550	1,228	8,779	89%	11%	0%
Historical	46		46	41	51	92	89%	11%	0%
Rotokauri	8,791	(13)	8,777	7,590	7,000	14,589	86%	14%	0%
2018 10-Year Plan	1,988		1,988	1,611	1,003	2,614	81%	19%	0%
Historical	6,803	(13)	6,790	5,978	5,997	11,975	88%	12%	0%
Rototuna	19,445	(21)	19,424	16,456	998	17,453	85%	15%	0%
2018 10-Year Plan	15,969		15,969	14,213	(716)	13,457	89%	11%	0%
Historical	3,476	(21)	3,455	2,243	1,733	3,996	65%	35%	1%
Rusikura	3,415		3,415	3,039	690	3,729	89%	11%	0%
2018 10-Year Plan	3,385		3,385	3,012	675	3,687	89%	11%	0%
Historical	30		30	27	15	42	89%	11%	0%
Te Rapa North	2,401		2,401	1,171	1,222	2,392	49%	51%	0%
2018 10-Year Plan	2,401		2,401	1,171	1,222	2,392	49%	51%	0%
Temple View	987		987	876	3,202	4,078	89%	11%	0%
Historical	987		987	876	3,202	4,078	89%	11%	0%
Grand Total	1,644,035	(271,894)	1,372,140	970,204	422,736	1,392,939	59%	24%	17%

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24. SCHEDULE 3 – CHARGE CALCULATION WORKED EXAMPLE

- 24.1 The calculation of each charge in Schedule 1 is the aggregation of individual project charges in each catchment for each activity in accordance with the formula in section 8 above. Due to the number of projects, showing the calculations for every project is not practicable.
- 24.2 The following exercise illustrates how the charges are calculated at a project level, prior to being aggregated to a catchment and activity level, with the catchment and activity being Rototuna Transport in this example.
- 24.3 Table 4 below shows the method of calculation for the specified project, where NPV is the net present value of the capital expenditure and growth at the assumed interest rate. NPV calculations are used solely to account for interest incurred on development contributions funded projects. No discount is applied for risk or uncertainty.

Table 4 –development charge calculation worked example

Project : C9310221N-Road 1328.4 Horsham Downs Road Rototuna						Interest Rate (r)	DC Charge for Future Years
Year	(000's)	(000's)	(000's)	(000's)		4.6%	
t	HR	HC	Cost _t	$(NPV(Cost_t) + HC)$	HUE _t	NPV(HUE _t)	DC _t = DC ₁
NPV:	-	-	-	645	-	3,996	-
2019	203	0	0	-	375	341	\$161.35
2020	-	-	-	-	357	310	\$161.35
2021	-	-	-	-	339	295	\$161.35
2022	-	-	-	-	338	317	\$161.35
2023	-	-	-	-	380	299	\$161.35
2024	-	-	-	-	374	293	\$161.35
2025	-	-	-	-	384	284	\$161.35
2026	-	-	454	332	389	235	\$161.35
2027	-	-	226	158	366	240	\$161.35
2028	-	-	537	358	345	211	\$161.35
2029	-	-	-	-	368	173	\$161.35
2030	-	-	-	-	394	112	\$161.35
2031	-	-	-	-	362	3	\$161.35
2032	-	-	-	-	310	6	\$161.35
2033	-	-	-	-	211	3	\$161.35
2034	-	-	-	-	3	2	\$161.35
2035	-	-	-	-	6	1	\$161.35
2036	-	-	-	-	6	2	\$161.35
2037	-	-	-	-	6	1	\$161.35
2038	-	-	-	-	3	2	\$161.35
2039	-	-	-	-	6	1	\$161.35
2040	-	-	-	-	6	2	\$161.35
2041	-	-	-	-	6	1	\$161.35
2042	-	-	-	-	3	2	\$161.35
2043	-	-	-	-	6	1	\$161.35
2044	-	-	-	-	3	2	\$161.35
2045	-	-	-	-	3	1	\$161.35
2046	-	-	-	-	3	2	\$161.35
2047	-	-	-	-	3	1	\$161.35
2048	-	-	-	-	0	2	\$161.35
2049	-	-	-	-	3	1	\$161.35
2050	-	-	-	-	0	2	\$161.35
2051	-	-	-	-	3	1	\$161.35
2052	-	-	-	-	0	2	\$161.35
2053	-	-	-	-	3	1	\$161.35
2054	-	-	-	-	0	2	\$161.35
2055	-	-	-	-	0	2	\$161.35

Project : C9310221N-Road 1328.4 Horsham Downs Road Rototuna						Interest Rate (r)		DC Charge for Future Years
Year	(000's)	(000's)	(000's)	(000's)		4.6%		
t	HR	HC	Cost _t	$\frac{NPV(Cost_t) + HC}{HR}$	HUE _t	NPV(HUE _t)	DC _t	DC _t = DC ₁
NPV:				614		3,736		
2020	273	0	0		341	341	\$164.33	
2021					324	309		\$164.33
2022					322	294		\$164.33
2023					333	291		\$164.33
2024					320	267		\$164.33
2025					313	250		\$164.33
2026			454	347	308	235		\$164.33
2027			226	165	310	227		\$164.33
2028			537	375	293	204		\$164.33
2029					293	195		\$164.33
2030					263	167		\$164.33
2031					254	155		\$164.33
2032					242	141		\$164.33
2033					235	131		\$164.33
2034					217	115		\$164.33
2035					219	112		\$164.33
2036					212	103		\$164.33
2037					184	86		\$164.33
2038					128	57		\$164.33
2039					34	14		\$164.33
2040					32	13		\$164.33
2041					28	11		\$164.33
2042					26	9		\$164.33
2043					20	7		\$164.33
2044								\$164.33
2045								\$164.33
2046								\$164.33
2047								\$164.33
2048								\$164.33
2049								\$164.33
2050								\$164.33
2051								\$164.33
2052								\$164.33
2053								\$164.33
2054								\$164.33
2055								\$164.33
2056								\$164.33

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Note 1 – Developments for which floor area cannot be used as a proxy for demand

Developments for which, in the opinion of Council floor area cannot adequately be used as a proxy for demand, development contributions will be charged based upon the ratio of the increased demand that they produce to the demand assumed to be produced by an average household.

Note 2 – Wet industries

At the discretion of Council, the charges for water and wastewater for wet industries may be assessed on a case by case basis in relation to the level of demand produced by the development and the cost of servicing it, and set by agreement with the developer in accordance with section 200(2) 207(A-F) of the LGA. The factors used for calculating the charges for developments that do not fall into this category are averages that have been calculated by excluding usage by wet industries, but wet industry usage has been included in the overall demand growth projections.

Note 3 – Stormwater HUEs

Stormwater HUEs are derived on the basis of the expected runoff from impermeable surfaces. A typical residential greenfield development on a 650m² section is assumed to have a runoff coefficient of 60% and represents one HUE for a 2-year storm. For non-residential developments, development contributions are assessed on site area, and the HUEs for commercial and industrial developments are calculated on the expected run-off from an average site, relative to the run-off from a residential site in accordance with Council's Infrastructure Technical Specifications.

Note 4 - Water HUEs

HUEs for water are calculated on the basis of the expected usage. A typical household is assumed to use 594 litres of water a day (in accordance with the Infrastructure Technical Specifications). The HUEs for commercial and industrial developments are calculated on the expected water usage per 100m² of gross floor area, relative to the usage of an average household. This figure is derived from an average over several years of Council's water meter readings.

Note 5 - Wastewater HUEs

HUEs for wastewater are based on the HUEs for water with assumed throughput of 70% for residential, 90% for commercial and retail and 100% for industrial developments.

Note 6 - Transport HUEs

HUEs for commercial and industrial transport are calculated on the average daily number of vehicle trips in relation to the ten trips per day assumed to be produced a typical household. These numbers are based on the Transfund 209 and 210 reports as well as two surveys commissioned by Council in 2008 in industrial areas of the city.

Table 7 – Transport HUEs (per 100m² of non-residential GFA)

Type of development	Vehicle trips	Number of HUEs
Residential (per household unit)	10	1
Commercial (non-retail)	20	2
Commercial (retail) ≤ 1,000m ² GFA	35	3.5
Commercial (retail) 1,001 to 3,000m ² GFA	35 to 20	3.5 to 2
Commercial (retail) 3,001 to 6,000m ² GFA	20 to 15	2 to 1.5
Commercial (retail) 6,001 to 10,000m ² GFA	15 to 12	1.5 to 1.2
Commercial (retail) > 10,000m ² GFA	12	1.2
Industrial (per 100m ² of GFA)	9	0.9

28. SCHEDULE 7 – GROWTH FORECASTS

Table 8 – Forecast annual supply growth (household unit equivalents or “HUE’s”)

Growth Rates (HUEs)	Activity	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028
Citywide	Reserves	1,173	1,220	1,235	1,240	1,196	1,174	1,271	1,334	1,306	1,241
-	Transport	2,039	2,039	2,045	1,999	1,920	1,837	1,948	2,001	1,972	1,890
-	Wastewater	1,393	1,426	1,437	1,431	1,378	1,347	1,448	1,510	1,481	1,413
-	Water	1,337	1,373	1,385	1,382	1,331	1,302	1,402	1,465	1,436	1,369
Infill	Reserves	525	532	516	483	432	381	369	369	356	349
-	Transport	1,114	1,011	948	869	823	759	796	801	794	770
-	Wastewater	675	653	624	581	528	478	478	480	468	457
-	Water	638	623	597	556	504	454	451	452	440	430
Infill-East	Reserves	294	308	310	296	248	216	209	206	198	192
-	Transport	585	540	482	441	392	322	329	267	364	324
-	Wastewater	366	361	348	327	279	241	239	222	240	225
-	Water	349	349	339	319	271	235	232	218	230	217
Infill-West	Reserves	231	224	206	187	184	165	160	163	158	157
-	Transport	528	471	465	428	431	437	466	534	430	445
-	Wastewater	309	292	275	254	250	238	239	258	228	232
-	Water	289	274	258	237	233	219	219	234	210	212
Peacocke	Reserves	139	152	190	248	319	424	519	559	543	475
-	Transport	145	160	199	257	327	424	519	559	543	475
-	Wastewater	140	153	192	250	320	424	519	559	543	475
-	Water	140	153	191	249	320	424	519	559	543	475
Peacocke 1	Reserves	139	152	190	247	56	-	-	-	-	-
-	Transport	139	152	190	247	56	-	-	-	-	-
-	Wastewater	139	152	190	247	56	-	-	-	-	-
-	Water	139	152	190	247	56	-	-	-	-	-
Peacocke 2	Reserves	0	0	0	1	263	424	519	559	543	475
-	Transport	6	8	8	9	271	424	519	559	543	475
-	Wastewater	1	1	1	2	264	424	519	559	543	475
-	Water	1	1	1	2	264	424	519	559	543	475
Rotokauri	Reserves	29	33	36	38	35	24	11	19	39	76
-	Transport	125	123	127	129	126	114	90	95	115	151
-	Wastewater	56	59	62	63	61	50	34	42	61	98
-	Water	48	51	55	56	54	43	28	35	55	92
Rototuna	Reserves	310	268	238	236	291	294	310	317	294	274
-	Transport	375	357	339	338	380	374	384	389	366	345
-	Wastewater	325	288	261	259	311	313	327	335	312	291
-	Water	322	284	256	254	307	309	324	331	308	287
Ruakura	Reserves	160	227	247	223	107	34	48	56	58	53
-	Transport	266	374	418	386	242	138	134	131	124	122
-	Wastewater	186	263	290	264	142	61	72	78	78	74
-	Water	179	253	278	253	132	54	65	72	72	68
Te Rapa-North	Reserves	1	1	1	1	1	2	1	1	1	1
-	Transport	6	5	5	5	5	6	5	6	5	5
-	Wastewater	3	2	2	2	2	4	2	3	2	2
-	Water	2	2	2	2	2	3	2	2	2	2
Temple-View	Reserves	7	7	6	10	11	14	13	12	15	12
-	Transport	9	9	10	14	17	22	21	20	25	22
-	Wastewater	8	8	7	11	13	16	15	14	17	15
-	Water	8	8	7	11	12	15	15	14	17	14
SW – Chartwell	Stormwater	64	83	84	78	46	36	30	43	42	33
SW – City Centre	Stormwater	43	92	74	73	73	75	81	75	82	78
SW – Citywide	Stormwater	1,181	1,538	1,554	1,531	1,444	1,405	1,505	1,566	1,544	1,441
SW – Hamilton-East	Stormwater	186	180	135	119	102	90	85	80	76	78
SW – Kirikiriroa	Stormwater	107	258	304	283	168	116	144	142	140	128
SW – Lake Rotokauri	Stormwater	30	33	36	38	35	24	11	19	45	75
SW – Mangaheka	Stormwater	0	23	16	21	20	31	32	33	33	33
SW – Mangakotukutuku	Stormwater	182	191	228	278	237	250	261	332	359	361
SW – Mangaonua	Stormwater	123	68	65	57	30	5	5	5	5	0
SW – Ohote	Stormwater	0	0	0	0	0	0	0	0	0	0

Growth Rates (HUEs)	Activity	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028
SW-Otama-nge	Stormwater	149	194	184	172	257	289	292	285	252	232
SW-Peacocke	Stormwater	0	0	0	0	107	201	283	251	205	136
SW-River-North	Stormwater	0	0	0	0	0	0	0	0	0	0
SW-Rotokauri-West	Stormwater	0	0	0	0	0	0	0	0	0	0
SW-St Andrews	Stormwater	15	54	55	38	44	20	47	45	40	43
SW-Tc-Awa-o-Kotepaki	Stormwater	250	212	226	228	179	119	121	130	138	131
SW-Tc-Rope-Stream	Stormwater	0	0	6	11	3	21	0	2	6	1
SW-Temple-View	Stormwater	9	9	40	9	11	14	13	13	16	15
SW-Waitawhiriwhiri	Stormwater	74	157	143	142	137	135	123	135	126	125
SW-Western-Heights	Stormwater	0	0	0	0	9	1	1	1	2	0
WAW-East	Wastewater	878	813	900	852	996	1,040	1,157	1,194	1,173	1,066
WAW-West	Wastewater	515	512	537	578	382	307	291	317	309	347

Growth Rates (HUEs)	Activity	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028
Citywide	Reserves	1,165	1,209	1,222	1,208	1,191	1,207	1,276	1,335	1,334	1,296
	Transport	2,037	2,038	2,023	1,964	1,931	1,897	1,961	1,987	1,978	1,914
	Wastewater	1,394	1,418	1,420	1,398	1,377	1,388	1,455	1,507	1,503	1,460
	Water	1,335	1,364	1,369	1,349	1,329	1,341	1,409	1,463	1,460	1,417
Infill	Reserves	588	627	617	567	482	370	353	327	290	273
	Transport	1,165	1,090	1,018	950	883	767	770	728	691	664
	Wastewater	735	744	715	664	582	474	459	430	392	373
	Water	698	714	691	639	557	448	432	404	366	348
Infill East	Reserves	339	379	384	358	285	213	200	181	163	150
	Transport	613	607	522	504	411	303	290	221	308	265
	Wastewater	406	431	411	389	310	233	222	191	200	180
	Water	390	419	405	382	304	229	217	189	191	173
Infill West	Reserves	248	248	233	208	197	157	152	146	126	122
	Transport	551	483	495	446	472	464	480	508	383	399
	Wastewater	329	313	304	274	272	241	237	238	192	193
	Water	308	296	286	257	253	219	215	215	175	175
Peacocke	Reserves	147	165	203	245	290	349	406	439	446	431
	Transport	147	165	203	245	292	349	409	442	449	437
	Wastewater	147	165	203	245	290	349	407	439	447	432
	Water	147	165	203	245	290	349	407	439	447	432
Peacocke 1	Reserves	147	165	203	244	27					
	Transport	147	165	203	244	27					
	Wastewater	147	165	203	244	27					
	Water	147	165	203	244	27					
Peacocke 2	Reserves	0	0	0	1	263	349	406	439	446	431
	Transport	0	0	0	1	265	349	409	442	449	437
	Wastewater	0	0	0	1	264	349	407	439	447	432
	Water	0	0	0	1	263	349	407	439	447	432
Rotokauri	Reserves	28	33	35	38	38	163	211	247	268	279
	Transport	184	212	233	212	181	261	279	300	316	333
	Wastewater	71	84	91	86	77	190	230	262	282	295
	Water	59	69	76	73	66	183	225	259	278	290
Rototuna	Reserves	268	200	166	173	211	231	244	252	256	247
	Transport	367	341	324	322	333	320	313	308	310	293
	Wastewater	287	227	197	203	236	251	260	266	270	259
	Water	283	221	190	196	230	246	257	263	267	256
Ruskura	Reserves	126	176	194	175	159	77	48	56	58	53
	Transport	171	204	218	201	205	146	130	144	145	130
	Wastewater	140	184	200	182	171	96	70	81	82	75
	Water	136	182	199	180	168	91	64	74	75	69
Te Rapa North	Reserves	1	1	1	1	1	2	1	1	1	1
	Transport	15	17	18	22	23	39	46	49	50	42
	Wastewater	6	6	7	8	8	14	15	16	16	14
	Water	4	5	5	6	6	10	11	12	12	10
Temple View	Reserves	7	7	6	10	11	14	13	12	13	12
	Transport	9	9	10	12	15	16	15	16	17	14
	Wastewater	8	8	7	11	12	14	14	13	15	13
	Water	8	8	7	11	12	14	14	13	15	13

Growth Rates (HUEs)	Activity	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028
SW - Chartwell	Stormwater	63	81	76	69	56	44	38	32	16	13
SW - City Centre	Stormwater	82	141	134	128	117	109	111	97	94	76
SW - Citywide	Stormwater	1,216	1,320	1,509	1,484	1,419	1,451	1,538	1,581	1,579	1,469
SW - Hamilton East	Stormwater	195	199	146	128	102	62	58	48	41	30
SW - Kirikiriroa	Stormwater	138	223	242	238	209	130	101	108	122	111
SW - Lake Rotokauri	Stormwater	37	41	35	38	32	32	26	29	42	57
SW - Mangaheka	Stormwater	33	65	80	64	50	33	20	14	12	15
SW - Mangakotukutuku	Stormwater	196	219	255	288	218	219	219	243	269	318
SW - Mangaonua	Stormwater	110	65	91	66	30	7	6	5	5	-5
SW - Ohote	Stormwater	0	0	0	0	0	108	139	205	222	216
SW - Otama-ngenge	Stormwater	136	168	150	153	176	187	235	242	238	212
SW - Peacocke	Stormwater	0	0	0	0	107	163	216	223	203	146
SW - River North	Stormwater	0	0	0	0	0	0	0	0	0	0
SW - Rotokauri West	Stormwater	0	0	0	0	2	4	0	0	0	0
SW - St Andrews	Stormwater	22	59	62	48	51	25	53	43	33	44
SW - Te Awa o Katapeki	Stormwater	212	164	166	171	162	144	104	90	92	95
SW - Te Rapa Stream	Stormwater	28	42	16	20	21	66	26	52	22	4
SW - Temple View	Stormwater	9	9	10	8	9	9	8	9	9	8
SW - Waitawhiriwhiri	Stormwater	61	139	124	124	119	114	102	109	95	94
SW - Western Heights	Stormwater	0	0	0	0	8	1	1	6	5	0
WW - East	Wastewater	833	842	808	775	981	929	959	977	996	945
WW - West	Wastewater	561	576	612	623	397	458	496	530	505	514

Note 1 - The above forecasts form part of a more complex growth model used in the calculation of charges, and which is available for inspection by request to Council.

Project Information						Funding Sources (\$'000) (inflated) 2001 - 2037 (June)					Funding Sources (% of TC incl. subsidies)		
Activity	Project description	Future / Historical	Catchment	% costs allocated to catchment	Last Year Capex Chargeable	Total capital cost incl subsidies	Subsidies	Total Cost Net Subsidies	DC Capex	Rates Loan	DC %	Rates %	Other sources %
Reserves	Te Manatu Park Development	10-Year Plan	Citywide	20%	2028	80		80	59	21	74%	25%	0%
Reserves	Playground Development Programme	10-Year Plan	Citywide	100%	2028	5,483		5,483	4,743	740	87%	14%	0%
Reserves	Toilet and Changing room Development Programme	10-Year Plan	Citywide	100%	2028	5,625		5,625	352	5,273	6%	94%	0%
Reserves	Rotokauri Sports Park Development	10-Year Plan	Citywide	60%	2028	971		971	645	325	67%	34%	0%
Reserves	Hare Puke Sports Park Development	10-Year Plan	Citywide	60%	2028	980		980	652	328	67%	34%	0%
Reserves	Mangaiti Sports Park Development	10-Year Plan	Citywide	60%	2028	319		319	212	107	67%	34%	0%
Reserves	Rototuna Sports Park Development	10-Year Plan	Citywide	60%	2028	3,690		3,690	2,454	1,236	67%	34%	0%
Reserves	Peacocke Network Stage Two - Community/Sports Parks	10-Year Plan	Citywide	60%	2033	29,973		29,973	20,681	9,292	69%	31%	0%
Reserves	River Plan Extension/Central City Park - Reduced	10-Year Plan	Citywide	100%	2028	7,501		7,501	2,325	5,176	31%	69%	0%
Reserves	Playground Minogue Parks	Historical	Citywide	100%	2028	313	100	213	34	179	16%	84%	32%
Reserves	Rototuna Park Option 1	Historical	Citywide	60%	2028	406		406	249	156	62%	39%	0%
Reserves	Land Purchase - Reserves	Historical	Citywide	40%	2028	155		155	44	111	29%	72%	0%
Reserves	Mangaiti Reserve	Historical	Citywide	40%	2028	1,781		1,781	1,536	245	86%	14%	0%
Reserves	131 - Claudelands Reserve	Historical	Citywide	80%	2028	394		394	103	292	26%	74%	0%
Reserves	Minogue Park Development - 107	Historical	Citywide	100%	2028	257		257	22	235	9%	92%	0%
Reserves	Land Purchase - Reserves	Historical	Citywide	100%	2028	189		189	54	135	29%	72%	0%
Reserves	157 - Marist Park Development	Historical	Citywide	100%	2028	277		277	135	142	49%	51%	0%
Reserves	Te Awa Park Development	Historical	Citywide	10%	2028	3		3	2	0	89%	11%	0%
Reserves	Taitua Development - R80	Historical	Citywide	100%	2028	167		167	39	128	24%	77%	0%
Reserves	Land Purchase - Reserves	Historical	Citywide	100%	2028	379		379	108	271	29%	72%	0%
Reserves	Mill St Changing Room	Historical	Citywide	100%	2028	248		248	121	127	49%	51%	0%
Reserves	481 - Upgrade River Walkways	Historical	Citywide	100%	2028	200		200	32	168	16%	84%	0%
Reserves	Boundary Fencing	Historical	Citywide	100%	2028	183		183	57	126	31%	69%	0%
Reserves	Glenview Club Land Purchase	Historical	Citywide	20%	2028	21		21	10	11	49%	51%	0%
Reserves	Te Manatu Reserve - Land	Historical	Citywide	40%	2028	190		190	164	26	86%	14%	0%
Reserves	Te Manatu Reserve - Land (H)	Historical	Citywide	40%	2028	94		94	81	13	86%	14%	0%
Reserves	341.0 Lake Domain Tearooms (341-LAKTEA)	Historical	Citywide	100%	2028	2,717		2,717	170	2,547	6%	94%	0%
Reserves	Land Purchase - Reserves	Historical	Citywide	40%	2028	506		506	436	70	86%	14%	0%
Reserves	Waiwhakareke Natural Heritage Park	Historical	Citywide	100%	2028	247		247	15	232	6%	94%	0%
Reserves	Pond & Open Space Develo	Historical	Citywide	100%	2028	212		212	76	136	36%	64%	0%
Reserves	North City - Sports Park (118-NSPORT)	Historical	Citywide	60%	2028	586		586	360	225	62%	39%	0%
Reserves	Rotokauri Sports Park	Historical	Citywide	40%	2028	1,416		1,416	1,186	230	84%	16%	0%
Reserves	Rototuna Pedestrian Link	Historical	Citywide	10%	2028	1		1	1	0	89%	11%	0%
Reserves	Ped Link Te Awa o Katapaki Esp	Historical	Citywide	10%	2028	1		1	0	0	89%	11%	0%
Reserves	Rototuna West Land Purchases	Historical	Citywide	40%	2028	2,905		2,905	2,505	399	86%	14%	0%
Reserves	Waiwhakareke Planting	Historical	Citywide	90%	2028	176		176	37	139	21%	79%	0%
Reserves	Elliot Park Changing Rooms	Historical	Citywide	80%	2028	253		253	123	130	49%	51%	0%
Reserves	Land Purchases - Reserves 2	Historical	Citywide	100%	2028	163		163	46	117	29%	72%	0%
Reserves	Swarbrick Park Playground	Historical	Citywide	100%	2028	40		40	12	28	31%	69%	0%
Reserves	Playground - Claudelands Park	Historical	Citywide	100%	2028	22		22	6	16	26%	74%	0%
Reserves	Woodridge Reserve (118-WOODRIDGE)	Historical	Citywide	5%	2028	2		2	2	0	89%	11%	0%
Reserves	Innes Common Playground	Historical	Citywide	100%	2028	55		55	17	38	31%	69%	0%
Reserves	Galloway Park - Changing Rooms	Historical	Citywide	90%	2028	127		127	39	88	31%	69%	0%
Reserves	Parana Park Playground	Historical	Citywide	100%	2028	180		180	47	133	26%	74%	0%
Reserves	Moonlight Drive Reserve Dev.	Historical	Citywide	10%	2028	1		1	0	1	49%	51%	0%
Reserves	LANDPUR - Land Purchase - Reserves	Historical	Citywide	10%	2028	29		29	25	4	86%	14%	0%
Reserves	Land Acquisition Infill	Historical	Citywide	20%	2028	47		47	42	5	89%	11%	0%
Reserves	Waiwhakareke Park	Historical	Citywide	100%	2028	60		60	4	56	6%	94%	0%
Reserves	Playgrounds - Hn Domains	Historical	Citywide	100%	2028	335		335	54	281	16%	84%	0%
Reserves	Litt Overun	Historical	Citywide	60%	2028	962		962	829	132	86%	14%	0%
Reserves	Rototuna Sports Park Development	Historical	Citywide	60%	2028	221		221	136	85	62%	39%	0%
Reserves	Victoria on the River Development	Historical	Citywide	100%	2028	6,849		6,849	1,096	5,753	16%	84%	0%
Reserves	Playground Development Programme Infill	Historical	Infill	100%	2028	3,136	731	2,405	685	1,720	29%	72%	23%
Reserves	Land Purchase - Reserves	Historical	Infill	60%	2028	232		232	66	166	29%	72%	0%
Reserves	131 - Claudelands Reserve	Historical	Infill	20%	2028	25		25	6	18	26%	74%	0%
Reserves	124 - Brymer & Farnborough Pks	Historical	Infill	100%	2028	30		30	18	12	62%	39%	0%
Reserves	Ashurst Park	Historical	Infill	100%	2028	111		111	34	77	31%	69%	0%
Reserves	Waiwhakareke Natural Heritage Park	Historical	Infill	10%	2028	3		3	1	2	26%	74%	0%
Reserves	Land Acquisition Infill	Historical	Infill	100%	2028	322		322	285	36	89%	11%	0%
Reserves	Playground - Brymer Glen Res.	Historical	Infill	100%	2028	44		44	14	30	31%	69%	0%
Reserves	Waiwhakareke Planting	Historical	Infill	10%	2028	2		2	0	2	21%	79%	0%
Reserves	Elliot Park Changing Rooms	Historical	Infill	20%	2028	16		16	8	8	49%	51%	0%
Reserves	Bolmuir Park Playground	Historical	Infill	100%	2028	39		39	12	27	31%	69%	0%
Reserves	Cullimore Park Playground	Historical	Infill	100%	2028	39		39	12	27	31%	69%	0%
Reserves	Brenworth Park Playground	Historical	Infill	100%	2028	36		36	11	25	31%	69%	0%
Reserves	Pine Avenue Playground	Historical	Infill	100%	2028	76		76	22	54	29%	72%	0%
Reserves	Farnborough Park Ped. Link	Historical	Infill	100%	2028	45		45	24	21	54%	46%	0%
Reserves	Chedworth Park Playground	Historical	Infill	100%	2028	36		36	11	25	31%	69%	0%
Reserves	Wake Park Playground	Historical	Infill	100%	2028	35		35	11	24	31%	69%	0%
Reserves	Galloway Park - Changing Rooms	Historical	Infill	10%	2028	2		2	0	1	31%	69%	0%
Reserves	Ashurst Park Playground	Historical	Infill	100%	2028	207		207	38	169	19%	82%	0%
Reserves	A J Sealey Gully Ped. Link	Historical	Infill	100%	2028	104		104	22	82	21%	79%	0%
Reserves	Land Purchase - Reserves	Historical	Infill	71%	2028	422		422	162	260	39%	62%	0%
Reserves	Land Purchase Future Reserves Infill	Historical	Infill	100%	2028	126		126	48	77	39%	62%	0%
Reserves	Glenview Club Land Purchase	Historical	Peacocke	80%	2028	333		333	246	87	74%	26%	0%
Reserves	Land Purchase - Reserves	Historical	Peacocke	21%	2028	127		127	109	17	86%	14%	0%
Reserves	Land Purchase Future Reserves Peacocke	Historical	Peacocke	100%	2028	249		249	215	34	86%	14%	0%
Reserves	Peacocke Network Stage One - Natural Areas	10-Year Plan	Peacocke 1	100%	2028	513		513	405	108	79%	21%	0%
Reserves	Peacocke Network Stage One - Neighbourhood Parks	10-Year Plan	Peacocke 1	100%	2028	2,325		2,325	2,011	314	87%	14%	0%
Reserves	Peacocke Network Stage Two - Neighbourhood Parks	10-Year Plan	Peacocke 2	100%	2033	10,551		10,551	9,127	1,424	87%	14%	0%
Reserves	Peacocke Network Stage Two - Community/Sports Parks	10-Year Plan	Peacocke 2	40%	2033	19,982		19,982	17,284	2,698	87%	14%	0%
Reserves	Peacocke Network Stage Two - Neighbourhood Play rounds	10-Year Plan	Peacocke 2	100%	2033	1,355		1,355	1,172	183	87%	14%	0%
Reserves	Peacocke Network Stage Two - Natural Areas	10-Year Plan	Peacocke 2	100%	2028	3,678		3,678	2,906	772	79%	21%	0%
Reserves	Rotokauri Sports Park Development	10-Year Plan	Rotokauri	40%	2028	647		647	544	104	84%	16%	0%
Reserves	Rotokauri Sports Park	Historical	Rotokauri	60%	2028	2,125		2,125	1,780	345	84%	16%	0%
Reserves	Te Manatu Park Development	10-Year Plan	Rototuna	80%	2028	321		321	205	116	64%	36%	0%
Reserves	Hare Puke Sports Park Development	10-Year Plan	Rototuna	40%	2028	653		653	549	105	84%	16%	0%
Reserves	Mangaiti Sports Park Development	10-Year Plan	Rototuna	40%	2028	213		213	179	34	84%	16%	0%
Reserves	Rototuna Sports Park Development	10-Year Plan	Rototuna	40%	2028	2,460		2,460	2,066	394	84%	16%	0%
Reserves	Rototuna Network - Linear Park & Park Connection	10-Year Plan	Rototuna	100%	2028	233		233	201	31	87%	14%	0%
Reserves	Rototuna Network - Neighbourhood Park	10-Year Plan	Rototuna	100%	2028	2,734		2,734	2,365	369	87%	14%	0%
Reserves	Rototuna Park Option 1	Historical	Rototuna	40%	2028	270		270	199	71	74%	26%	0%
Reserves	Mangaiti Reserve	Historical	Rototuna	60%	2028	2,671		2,671	2,304	367	86%	14%	0%
Reserves	Te Awa Park Development	Historical	Rototuna	90%	2028	206		206	183	23	89%	11%	0%
Reserves	124 - Rototuna Park	Historical	Rototuna	100%	2028	38		38	33	5	86%	14%	0%
Reserves	Passive Park Development	Historical	Rototuna	100%	2028	163		163	141	22	86%	14%	0%
Reserves	Te Manatu Reserve - Land	Historical	Rototuna	60%	2028	2,567		2,567	2,278	289	89%	11%	0%
Reserves	Te Manatu Reserve - Land (H)	Historical	Rototuna	60%	2028	565		565	487	78	86%	14%	0%
Reserves	Land Purchase - Reserves	Historical	Rototuna	60%	2028	759		759	655	104	86%	14%	0%
Reserves	Rototuna Passive Parks	Historical	Rototuna	100%	2028	93		93	80	13	86%	14%	0%
Reserves	North City - Sports Park (118-NSPORT)	Historical	Rototuna	40%	2028	3,510		3,510	2,589	921	74%	26%	0%
Reserves	Land Purchase - Reserves	Historical	Rototuna	100%	2028	416		416	359	57	86%	14%	0%
Reserves	Rototuna Pedestrian Link	Historical	Rototuna	90%	2028	68		68	61	8	89%	11%	0%
Reserves	Ped Link Te Awa o Katapaki Esp	Historical	Rototuna	90%	2028	42		42	38	5	89%	11%	0%
Reserves	Rototuna West Land Purchases	Historical	Rototuna	60%	2028	4,426		4,426	3,817	609	86%	14%	0%
Reserves	Woodridge Reserve (118-WOODRIDGE)	Historical	Rototuna	95%	2028	620		620	551	70	89%	11%	0%
Reserves	Trinidad Place Reserve Dev.	Historical	Rototuna	100%	2028	122		122	105	17	86%	14%	0%
Reserves	Moonlight Drive Reserve Dev.	Historical	Rototuna	90%	2028	84		84	72	12	86%	14%	0%
Reserves	LANDPUR - Land Purchase - Reserves	Historical	Rototuna	90%	2028	259		259	223	36	86%	14%	0%
Reserves	Land Acquisition Infill												

Activity	Project description	Future /Historical	Catchment	% costs allocated to catchment	Last Year Capex Chargeable	Total capital cost incl subsidies	Subsidies	Total Cost /Net Subsidies	DC Capex	Rates Loan	DC %	Rates %	Other sources %
Stormwater	Lorne St / Beatty St Stage 1	Historical	SW - City Centre	100%	2028	57		57	50	7	88%	12%	0%
Stormwater	Pembroke St	Historical	SW - City Centre	100%	2028	14		14	12	2	88%	12%	0%
Stormwater	Marama Street	Historical	SW - City Centre	100%	2028	197		197	174	23	88%	12%	0%
Stormwater	Manning St SW extension	Historical	SW - City Centre	100%	2028	93		93	82	11	88%	12%	0%
Stormwater	Integrated catchment management plans	Historical	SW - City Centre	6%	2028	48		48	41	7	86%	14%	0%
Stormwater	Comprehensive Stormwater Consent Implementation (compliance)	Historical	SW - Citywide	100%	2028	73		73	5	68	8%	94%	0%
Stormwater	Local SW Growth Projects	Historical	SW - Citywide	100%	2028	59		59	52	7	88%	12%	0%
Stormwater	Stormwater master plan	Historical	SW - Citywide	100%	2028	564		564	486	78	86%	14%	0%
Stormwater	stormwater ICMP program	10-Year Plan	SW - Hamilton Eas	7%	2028	691		691	615	76	89%	11%	0%
Stormwater	Stormwater network upgrade to allow new Development	10-Year Plan	SW - Hamilton Eas	7%	2028	84		84	75	9	89%	11%	0%
Stormwater	Stormwater network upgrade - growth	10-Year Plan	SW - Hamilton Eas	7%	2028	121		121	107	13	89%	11%	0%
Stormwater	MacFarlane	Historical	SW - Hamilton Eas	100%	2028	27		27	24	3	88%	12%	0%
Stormwater	Integrated catchment management plans	Historical	SW - Hamilton Eas	6%	2028	48		48	41	7	86%	14%	0%
Stormwater	stormwater ICMP program	10-Year Plan	SW - Kirikiriroa	16%	2028	1,579		1,579	1,405	174	89%	11%	0%
Stormwater	Stormwater network upgrade to allow new Development	10-Year Plan	SW - Kirikiriroa	16%	2028	193		193	172	21	89%	11%	0%
Stormwater	Stormwater network upgrade - growth	10-Year Plan	SW - Kirikiriroa	16%	2028	276		276	245	30	89%	11%	0%
Stormwater	Stormwater pipe upgrade - growth	Historical	SW - Kirikiriroa	100%	2028	348		348	290	58	83%	17%	0%
Stormwater	St James Park	Historical	SW - Kirikiriroa	100%	2028	49		49	44	6	88%	12%	0%
Stormwater	Kirikiriroa Gully Dev.	Historical	SW - Kirikiriroa	100%	2028	306		306	270	36	88%	12%	0%
Stormwater	Thomas Road	Historical	SW - Kirikiriroa	100%	2028	287		287	253	34	88%	12%	0%
Stormwater	Te Manatu Detention Pond	Historical	SW - Kirikiriroa	100%	2028	473		473	408	65	86%	14%	0%
Stormwater	Te Manatu Dr Trunk	Historical	SW - Kirikiriroa	100%	2028	422		422	364	58	86%	14%	0%
Stormwater	Stormwater Impact Mitigation	Historical	SW - Kirikiriroa	50%	2028	10		10	8	1	88%	12%	0%
Stormwater	Integrated catchment management plans	Historical	SW - Kirikiriroa	6%	2028	48		48	41	7	86%	14%	0%
Stormwater	Integrated catchment management plans	Historical	SW - Kirikiriroa	100%	2028	167		167	144	23	86%	14%	0%
Stormwater	stormwater ICMP program	10-Year Plan	SW - Lake Rotokau	9%	2028	888		888	790	98	89%	11%	0%
Stormwater	Stormwater network upgrade to allow new Development	10-Year Plan	SW - Lake Rotokau	9%	2028	109		109	97	12	89%	11%	0%
Stormwater	Stormwater network upgrade - growth	10-Year Plan	SW - Lake Rotokau	9%	2028	155		155	138	17	89%	11%	0%
Stormwater	Upgrade/New Stormwater SW/836 Rotokauri stage 1	30-Year Strategy	SW - Lake Rotokau	100%	2037	365		365	325	40	89%	11%	0%
Stormwater	Upgrade/New Stormwater SW/837 Rotokauri stage 1	30-Year Strategy	SW - Lake Rotokau	100%	2037	365		365	325	40	89%	11%	0%
Stormwater	Upgrade/New Stormwater SW/811 Rotokauri stage 1	30-Year Strategy	SW - Lake Rotokau	100%	2037	446		446	397	49	89%	11%	0%
Stormwater	Upgrade/New Stormwater SW/812 Rotokauri stage 1	30-Year Strategy	SW - Lake Rotokau	100%	2037	601		601	535	66	89%	11%	0%
Stormwater	Upgrade/New Stormwater SW/813 Rotokauri stage 1	30-Year Strategy	SW - Lake Rotokau	100%	2037	2,098		2,098	1,867	231	89%	11%	0%
Stormwater	Upgrade/New Stormwater SW/838 Rotokauri stage 1	30-Year Strategy	SW - Lake Rotokau	100%	2037	592		592	527	65	89%	11%	0%
Stormwater	Upgrade/New Stormwater SW/839 Rotokauri stage 1	30-Year Strategy	SW - Lake Rotokau	100%	2037	1,738		1,738	1,547	191	89%	11%	0%
Stormwater	Upgrade/New Stormwater SW/840 Rotokauri stage 1	30-Year Strategy	SW - Lake Rotokau	100%	2037	2,826		2,826	2,515	311	89%	11%	0%
Stormwater	Upgrade/New Stormwater SW/841 Rotokauri stage 1	30-Year Strategy	SW - Lake Rotokau	100%	2037	1,999		1,999	1,779	220	89%	11%	0%
Stormwater	Upgrade/New Stormwater SW/800 Rotokauri stage 1	10-Year Plan	SW - Lake Rotokau	100%	2037	900		900	801	99	89%	11%	0%
Stormwater	Upgrade/New Stormwater SW/111 Rotokauri stage 1	30-Year Strategy	SW - Lake Rotokau	100%	2037	3,195		3,195	2,843	351	89%	11%	0%
Stormwater	Upgrade/New Stormwater SW/814 Rotokauri stage 1	10-Year Plan	SW - Lake Rotokau	100%	2037	13,063		13,063	11,626	1,437	89%	11%	0%
Stormwater	Upgrade/New Stormwater SW/815 Rotokauri stage 1	10-Year Plan	SW - Lake Rotokau	100%	2037	9,332		9,332	8,306	1,027	89%	11%	0%
Stormwater	Upgrade/New Stormwater SW/816 Rotokauri stage 1	10-Year Plan	SW - Lake Rotokau	100%	2037	30,006		30,006	26,705	3,301	89%	11%	0%
Stormwater	Upgrade/New Stormwater SW/817 Rotokauri stage 1	10-Year Plan	SW - Lake Rotokau	100%	2037	10,794		10,794	9,607	1,187	89%	11%	0%
Stormwater	Upgrade/New Stormwater SW/820 Rotokauri stage 1	10-Year Plan	SW - Lake Rotokau	100%	2037	14,836		14,836	13,204	1,632	89%	11%	0%
Stormwater	Upgrade/New Stormwater SW/819 Rotokauri stage 1	30-Year Strategy	SW - Lake Rotokau	100%	2037	2,094		2,094	1,863	230	89%	11%	0%
Stormwater	Upgrade/New Stormwater SW/820 Rotokauri stage 1	30-Year Strategy	SW - Lake Rotokau	100%	2037	1,211		1,211	1,078	133	89%	11%	0%
Stormwater	Upgrade/New Stormwater SW/821 Rotokauri stage 1	30-Year Strategy	SW - Lake Rotokau	100%	2037	2,456		2,456	2,186	270	89%	11%	0%
Stormwater	Upgrade/New Stormwater SW/822 Rotokauri stage 1	30-Year Strategy	SW - Lake Rotokau	100%	2037	3,676		3,676	3,272	404	89%	11%	0%
Stormwater	Upgrade/New Stormwater SW/823 Rotokauri stage 1	30-Year Strategy	SW - Lake Rotokau	100%	2037	863		863	768	95	89%	11%	0%
Stormwater	Upgrade/New Stormwater SW/824 Rotokauri stage 1	30-Year Strategy	SW - Lake Rotokau	100%	2037	1,568		1,568	1,395	172	89%	11%	0%
Stormwater	Upgrade/New Stormwater SW/825 Rotokauri stage 1	30-Year Strategy	SW - Lake Rotokau	100%	2037	7,574		7,574	6,741	833	89%	11%	0%
Stormwater	Upgrade/New Stormwater SW/826 Rotokauri stage 1	30-Year Strategy	SW - Lake Rotokau	100%	2037	2,845		2,845	2,532	313	89%	11%	0%
Stormwater	Upgrade/New Stormwater SW/827 Rotokauri stage 1	30-Year Strategy	SW - Lake Rotokau	100%	2037	2,137		2,137	1,902	235	89%	11%	0%
Stormwater	Upgrade/New Stormwater SW/828 Rotokauri stage 1	30-Year Strategy	SW - Lake Rotokau	100%	2037	920		920	819	101	89%	11%	0%
Stormwater	Upgrade/New Stormwater SW/829 Rotokauri stage 1	30-Year Strategy	SW - Lake Rotokau	100%	2037	1,515		1,515	1,349	167	89%	11%	0%
Stormwater	Upgrade/New Stormwater SW/830 Rotokauri stage 1	30-Year Strategy	SW - Lake Rotokau	100%	2037	879		879	783	97	89%	11%	0%
Stormwater	Upgrade/New Stormwater SW/831 Rotokauri stage 1	30-Year Strategy	SW - Lake Rotokau	100%	2037	533		533	475	59	89%	11%	0%
Stormwater	Upgrade/New Stormwater SW/832 Rotokauri stage 1	30-Year Strategy	SW - Lake Rotokau	100%	2037	3,668		3,668	3,265	404	89%	11%	0%
Stormwater	Upgrade/New Stormwater SW/833 Rotokauri stage 1	30-Year Strategy	SW - Lake Rotokau	100%	2037	1,227		1,227	1,092	135	89%	11%	0%
Stormwater	Upgrade/New Stormwater SW/834 Rotokauri stage 1	30-Year Strategy	SW - Lake Rotokau	100%	2037	1,493		1,493	1,328	164	89%	11%	0%
Stormwater	Upgrade/New Stormwater SW/835 Rotokauri stage 1	30-Year Strategy	SW - Lake Rotokau	100%	2037	807		807	719	89	89%	11%	0%
Stormwater	Stormwater pipe upgrade - growth	Historical	SW - Lake Rotokau	100%	2028	17	12	5	4	1	83%	17%	69%
Stormwater	Rotokauri stormwater infrastructure stage 1	Historical	SW - Lake Rotokau	100%	2028	7,326	1,661	5,666	5,000	666	88%	12%	23%
Stormwater	Rotokauri Management Plan	Historical	SW - Lake Rotokau	100%	2028	77		77	68	9	88%	12%	0%
Stormwater	Rotokauri Pipe Network	Historical	SW - Lake Rotokau	100%	2028	64		64	57	8	88%	12%	0%
Stormwater	Floodway Designation	Historical	SW - Lake Rotokau	100%	2028	4		4	4	1	88%	12%	0%
Stormwater	Stormwater Infrastructure	Historical	SW - Lake Rotokau	100%	2028	5		5	5	1	88%	12%	0%
Stormwater	Integrated catchment management plans	Historical	SW - Lake Rotokau	6%	2028	48		48	41	7	86%	14%	0%
Stormwater	Integrated catchment management plans	Historical	SW - Lake Rotokau	100%	2028	1,033		1,033	891	142	86%	14%	0%
Stormwater	stormwater ICMP program	10-Year Plan	SW - Mangaheka	5%	2028	493		493	439	54	89%	11%	0%
Stormwater	Stormwater network upgrade to allow new Development	10-Year Plan	SW - Mangaheka	5%	2028	60		60	54	7	89%	11%	0%
Stormwater	Stormwater network upgrade - growth	10-Year Plan	SW - Mangaheka	5%	2028	86		86	77	9	89%	11%	0%
Stormwater	Upgrade/New Stormwater SW/184 Rotokauri Industrial	10-Year Plan	SW - Mangaheka	100%	2028	5,108		5,108	4,546	562	89%	11%	0%
Stormwater	Integrated catchment management plans	Historical	SW - Mangaheka	6%	2028	48		48	41	7	86%	14%	0%
Stormwater	Integrated catchment management plans	Historical	SW - Mangaheka	100%	2028	500		500	432	69	86%	14%	0%
Stormwater	stormwater ICMP program	10-Year Plan	SW - Mangakotuku	14%	2028	1,381		1,381	1,229	152	89%	11%	0%
Stormwater	Stormwater network upgrade to allow new Development	10-Year Plan	SW - Mangakotuku	14%	2028	169		169	150	19	89%	11%	0%
Stormwater	Stormwater network upgrade - growth	10-Year Plan	SW - Mangakotuku	14%	2028	241		241	215	27	89%	11%	0%
Stormwater	Stormwater SW213 peacocks stage 1	10-Year Plan	SW - Mangakotuku	100%	2028	369		369	329	41	89%	11%	0%
Stormwater	Stormwater SW186 peacocks stage 1	10-Year Plan	SW - Mangakotuku	100%	2028	1,981		1,981	1,763	218	89%	11%	0%
Stormwater	Peacocks stormwater SW198 stage 2A	10-Year Plan	SW - Mangakotuku	100%	2028	3,012		3,012	2,680	331	89%	11%	0%
Stormwater	Peacocks stormwater SW189 stage 2A	10-Year Plan	SW - Mangakotuku	100%	2028	2,276		2,276	2,026	250	89%	11%	0%
Stormwater	Peacocks stormwater SW192 stage 2A	10-Year Plan	SW - Mangakotuku	100%	2028	6,168		6,168	5,489	678	89%	11%	0%
Stormwater	Peacocks stormwater SW194 stage 2A	10-Year Plan	SW - Mangakotuku	100%	2028	1,103		1,103	982	121	89%	11%	0%
Stormwater	Peacocks stormwater SW197 stage 2A	10-Year Plan	SW - Mangakotuku	100%	2028	2,700		2,700	2,403	297	89%	11%	0%
Stormwater	Peacocks stormwater SW212 stage 2A	10-Year Plan	SW - Mangakotuku	100%	2028	5,334		5,334	4,747	587	89%	11%	0%
Stormwater	Peacocke stormwater infrastructure stage 1	Historical	SW - Mangakotuku	100%	2028	72		72	64	8	88%	12%	0%
Stormwater	Design Peacocke Stage 1	Historical	SW - Mangakotuku	100%	2028	25		25	22	3	88%	12%	0%
Stormwater	Investigation & design detention	Historical	SW - Mangakotuku	100%	2028	36		36	32	4	88%	12%	0%
Stormwater	Peacocks Trunks & Flow Paths	Historical	SW - Mangakotuku	100%	2028	10		10	9	1	88%	12%	0%
Stormwater	Integrated catchment management plans	Historical	SW - Mangakotuku	6%	2028	48		48	41	7	86%	14%	0%
Stormwater	Integrated catchment management plans	Historical	SW - Mangakotuku	100%	2028	517		517	446	71	86%	14%	0%
Stormwater	stormwater ICMP program	10-Year Plan	SW - Mangaonua	5%	2028	493		493	439	54	89%	11%	0%
Stormwater	Stormwater network upgrade to allow new Development	10-Year Plan	SW - Mangaonua	5%	2028	60		60	54	7	89%	11%	0%
Stormwater	Stormwater network upgrade - growth	10-Year Plan	SW - Mangaonua	5%	2028	86		86	77	9	89%	11%	0%
Stormwater	Stormwater pipe upgrade - growth	Historical	SW - Mangaonua	100%	2028	14		14	12	2	83%	17%	0%
Stormwater	Carrington Ave	Historical	SW - Mangaonua	100%	2028	13		13	11	2	88%	12%	0%
Stormwater	Integrated catchment management plans	Historical	SW - Mangaonua	6%	2028	48		48	41	7	86%	14%	0%
Stormwater	Integrated catchment management plans	Historical	SW - Mangaonua	100%	2028	31		31	26	4	86%	14%	0%
Stormwater	stormwater ICMP program	10-Year Plan	SW - Ohote	2%	2028	197		197	176	22	89%	11%	0%
Stormwater	Stormwater network upgrade to allow new Development	10-Year Plan	SW - Ohote	2%	2028	24		24	21	3	89%	11%	0%
Stormwater	Stormwater network upgrade - growth	10-Year Plan	SW - Ohote	2%	2028	34		34	31	4	89%	11%	0%
Stormwater	Integrated catchment management plans	Historical	SW - Ohote	6%	2028	48		48	41	7	86%	14%	0%
Stormwater	stormwater ICMP program	10-Year Plan											

Activity	Project description	Future / Historical	Catchment	% costs allocated to catchment	Last Year Capex Chargeable	Total capital cost Incl subsidies	Subsidies	Total Cost Net Subsidies	DC Capex	Rates Loan	DC %	Rates %	Other sources %
Stormwater	Upgrade/new stormwater deviceSW180 Rototuna	10-Year Plan	SW - Te Awa o Kat	100%	2028	1,634		1,634	1,046	588	64%	36%	0%
Stormwater	Upgrade/new stormwater deviceSW175 Rototuna	10-Year Plan	SW - Te Awa o Kat	100%	2028	762		762	678	84	89%	11%	0%
Stormwater	Upgrade/new stormwater SW217 Rototuna	10-Year Plan	SW - Te Awa o Kat	100%	2028	572		572	509	63	89%	11%	0%
Stormwater	Upgrade/new stormwater deviceSW176 Rototuna	10-Year Plan	SW - Te Awa o Kat	100%	2028	1,121		1,121	998	123	89%	11%	0%
Stormwater	Rototuna stormwater Infrastructure	Historical	SW - Te Awa o Kat	100%	2028	1,279	81	1,198	1,057	141	88%	12%	6%
Stormwater	Rototuna stormwater Infrastructure	Historical	SW - Te Awa o Kat	100%	2028	319		319	281	37	88%	12%	0%
Stormwater	Stormwater pipe upgrade - growth	Historical	SW - Te Awa o Kat	100%	2028	6		6	5	1	83%	17%	0%
Stormwater	Tuirangi Canal	Historical	SW - Te Awa o Kat	100%	2028	113		113	97	16	86%	14%	0%
Stormwater	Rototuna Trunks	Historical	SW - Te Awa o Kat	100%	2028	24		24	21	3	88%	12%	0%
Stormwater	Borman Rd East of Cate	Historical	SW - Te Awa o Kat	100%	2028	2,098		2,098	1,809	288	86%	14%	0%
Stormwater	Northern Floodway Channel	Historical	SW - Te Awa o Kat	100%	2028	51		51	44	7	86%	14%	0%
Stormwater	Extend sw pipe at the Link	Historical	SW - Te Awa o Kat	100%	2028	85		85	75	10	88%	12%	0%
Stormwater	Stormwater Impact Mitigation	Historical	SW - Te Awa o Kat	50%	2028	10		10	8	1	88%	12%	0%
Stormwater	Borman Rd Flooding	Historical	SW - Te Awa o Kat	100%	2028	7		7	6	1	91%	9%	0%
Stormwater	Rototuna SW Infrastructure	Historical	SW - Te Awa o Kat	75%	2028	26		26	23	3	88%	12%	0%
Stormwater	Improve SW Quality	Historical	SW - Te Awa o Kat	100%	2028	45		45	5	40	11%	90%	0%
Stormwater	Integrated catchment management plans	Historical	SW - Te Awa o Kat	6%	2028	48		48	41	7	86%	14%	0%
Stormwater	Integrated catchment management plans	Historical	SW - Te Awa o Kat	100%	2028	168		168	145	23	86%	14%	0%
Stormwater	Boulevard Extension	Historical	SW - Te Rapa Strei	100%	2028	15		15	13	2	88%	12%	0%
Stormwater	Boulevard - Workstore	Historical	SW - Te Rapa Strei	100%	2028	538		538	475	63	88%	12%	0%
Stormwater	Integrated catchment management plans	Historical	SW - Te Rapa Strei	6%	2028	48		48	41	7	86%	14%	0%
Stormwater	Integrated catchment management plans	Historical	SW - Temple View	6%	2028	48		48	41	7	86%	14%	0%
Stormwater	stormwater ICMF program	10-Year Plan	SW - Templeview	1%	2028	99		99	88	11	89%	11%	0%
Stormwater	Stormwater network upgrade to allow new Development	10-Year Plan	SW - Templeview	1%	2028	12		12	11	1	89%	11%	0%
Stormwater	Stormwater network upgrade - growth	10-Year Plan	SW - Templeview	1%	2028	17		17	15	2	89%	11%	0%
Stormwater	stormwater ICMF program	10-Year Plan	SW - Watawhiriwl	10%	2028	987		987	878	109	89%	11%	0%
Stormwater	Stormwater network upgrade to allow new Development	10-Year Plan	SW - Watawhiriwl	10%	2028	121		121	107	13	89%	11%	0%
Stormwater	Stormwater network upgrade - growth	10-Year Plan	SW - Watawhiriwl	10%	2028	172		172	153	19	89%	11%	0%
Stormwater	Dominion/Brymer Rd stormwater	Historical	SW - Watawhiriwl	100%	2028	100		100	88	12	88%	12%	0%
Stormwater	Campbell St	Historical	SW - Watawhiriwl	100%	2028	89		89	79	11	88%	12%	0%
Stormwater	Dudley Tce	Historical	SW - Watawhiriwl	100%	2028	22		22	20	3	88%	12%	0%
Stormwater	Maitland Street (Sayer to Kill)	Historical	SW - Watawhiriwl	100%	2028	71		71	62	8	88%	12%	0%
Stormwater	Maitland Street South	Historical	SW - Watawhiriwl	100%	2028	107		107	95	13	88%	12%	0%
Stormwater	Minor pipeline extensions	Historical	SW - Watawhiriwl	100%	2028	13		13	11	2	88%	12%	0%
Stormwater	Korimako St	Historical	SW - Watawhiriwl	100%	2028	190		190	168	22	88%	12%	0%
Stormwater	Integrated catchment management plans	Historical	SW - Watawhiriwl	6%	2028	48		48	41	7	86%	14%	0%
Stormwater	Integrated catchment management plans	Historical	SW - Watawhiriwl	100%	2028	89		89	77	12	86%	14%	0%
Transport	Ring Road cobham int	10-Year Plan	Citywide	100%	2033	35,196	22,592	12,604	7,405	5,199	59%	41%	64%
Transport	Ring Road cobham int HIF	10-Year Plan	Citywide	100%	2033	3,060	1,560	1,500	881	619	59%	41%	51%
Transport	cross city connector designation ulster to wairere	30-Year Strategy	Citywide	75%	2033	2,295	1,171	1,124	576	548	51%	49%	51%
Transport	cross city connector - Heaphy terrace signals	10-Year Plan	Citywide	75%	2028	4,631	2,362	2,269	652	1,616	29%	71%	51%
Transport	cross city connector - whitiora bridge	30-Year Strategy	Citywide	75%	2033	6,764	3,450	3,314	953	2,361	29%	71%	51%
Transport	cross city connector - mid whitiora to heaphy	30-Year Strategy	Citywide	75%	2033	10,469	5,340	5,128	1,987	3,141	39%	61%	51%
Transport	cross city connector - ulster to greenwood	30-Year Strategy	Citywide	75%	2033	2,778	1,285	1,493	579	915	39%	61%	46%
Transport	Northern River crossing designation	10-Year Plan	Citywide	100%	2028	4,946	2,423	2,523	1,366	1,167	54%	46%	49%
Transport	Transport Network Upgrade associated with Development	10-Year Plan	Citywide	50%	2028	1,005		1,005	781	224	78%	22%	0%
Transport	Spine road - fifth to ruakura incl rail overbridge	10-Year Plan	Citywide	45%	2028	19,782	9,816	9,966	8,371	1,595	84%	16%	50%
Transport	Ruakura road urban upgrade	10-Year Plan	Citywide	45%	2028	2,636	1,345	1,291	533	759	41%	59%	51%
Transport	Southern Links Minor Arterials designation provisions - Roads 3210,	10-Year Plan	Citywide	40%	2028	508		508	388	121	76%	24%	0%
Transport	Southern Links Major arterials designation provisions - Roads 3200,	10-Year Plan	Citywide	50%	2033	3,294		3,294	2,429	865	74%	26%	0%
Transport	Road 3212.1 Peacocks stage 2 HIF elements	10-Year Plan	Citywide	50%	2033	4,342	2,215	2,127	1,882	245	89%	12%	51%
Transport	Road 3212.2 Peacocks stage 2 HIF element	10-Year Plan	Citywide	50%	2033	52,084	26,561	25,523	21,899	3,624	86%	14%	51%
Transport	Road 0704.4 Peacocks stage 2 HIF element	10-Year Plan	Citywide	40%	2028	3,936	2,008	1,929	1,427	501	74%	26%	51%
Transport	Road 0704.5 Peacocks stage 2 HIF element	10-Year Plan	Citywide	40%	2028	2,619	1,335	1,284	950	334	74%	26%	51%
Transport	Road 0704.6 Peacocks stage 2 HIF element	10-Year Plan	Citywide	40%	2028	1,750	892	857	635	223	74%	26%	51%
Transport	Road 3123.2 Peacocks stage 2 HIF elements	10-Year Plan	Citywide	40%	2028	3,075	1,569	1,506	1,303	203	87%	14%	51%
Transport	Road 3210.1 Peacocks stage 2 HIF elements	10-Year Plan	Citywide	40%	2028	4,982	2,541	2,442	2,112	330	87%	14%	51%
Transport	Road 3210.2 Peacocks stage 2 HIF elements	10-Year Plan	Citywide	40%	2028	3,721	1,898	1,823	1,577	246	87%	14%	51%
Transport	Road 3200.2 Peacocks stage 2 HIF elements	10-Year Plan	Citywide	50%	2033	4,024	2,051	1,973	1,657	316	84%	16%	51%
Transport	Road 3200.3 Peacocks stage 2 HIF elements	10-Year Plan	Citywide	50%	2033	2,758	1,406	1,352	1,135	216	84%	16%	51%
Transport	Road 3200.4 Peacocks stage 2 HIF elements	10-Year Plan	Citywide	50%	2033	2,377	1,212	1,165	978	186	84%	16%	51%
Transport	Road 3200.5 Peacocks stage 2 HIF elements	10-Year Plan	Citywide	50%	2033	3,200	1,632	1,568	1,317	251	84%	16%	51%
Transport	Road 0675.2 Ohaupo Road Peacocks stage 2A	10-Year Plan	Citywide	50%	2028	2,727	1,391	1,336	481	855	36%	64%	51%
Transport	Road 0704.7 Peacocks Road Peacocks stage 2A	10-Year Plan	Citywide	40%	2029	2,054	1,047	1,006	871	136	87%	14%	51%
Transport	Rotokauri Rail Platform	10-Year Plan	Citywide	100%	2028	2,076	1,082	994	398	596	40%	60%	52%
Transport	Hamilton Transport model	10-Year Plan	Citywide	100%	2028	2,486	1,094	1,392	853	540	61%	39%	44%
Transport	Road 0675.1 Ohaupo Road Peacocks stage 1B HIF	10-Year Plan	Citywide	50%	2028	2,376	1,212	1,164	716	448	62%	39%	51%
Transport	Road 3123.1 New Minor Arterial Peacocks stage 1B HIF	10-Year Plan	Citywide	40%	2028	2,638	1,345	1,293	1,118	175	87%	14%	51%
Transport	Road 3200.1 New major arterial land Peacocks stage 2B	30-Year Strategy	Citywide	50%	2033	7,364	3,755	3,609	3,031	577	84%	16%	51%
Transport	Road 3200.6 New major arterial land Peacocks stage 2B	30-Year Strategy	Citywide	50%	2033	3,073	1,567	1,505	1,076	429	72%	29%	51%
Transport	Road 0704.8 Minor arterial upgrade Peacocks stage 2B	10-Year Plan	Citywide	40%	2028	646	329	316	273	43	87%	14%	51%
Transport	Road 3200.4 New Major arterial Peacocks stage 2	30-Year Strategy	Citywide	50%	2033	3,811	1,944	1,867	1,568	299	84%	16%	51%
Transport	Road 3200.5 New Major arterial Peacocks stage 2	30-Year Strategy	Citywide	50%	2033	4,470	2,279	2,191	1,567	624	72%	29%	51%
Transport	Road 5237.8.3 Resolution Drive Rototuna	10-Year Plan	Citywide	50%	2028	5,103	3,602	1,500	731	769	49%	51%	71%
Transport	Road 5466.2 Borman Road Rototuna	10-Year Plan	Citywide	40%	2028	2,806	1,430	1,375	705	670	51%	49%	51%
Transport	Road 5466.4 Borman Road Rototuna	10-Year Plan	Citywide	40%	2028	24		24	12	12	51%	49%	0%
Transport	Road 5466.4.1 Borman Road Rototuna	10-Year Plan	Citywide	40%	2028	870		870	446	424	51%	49%	0%
Transport	Road 1314.1 Kay Road Rototuna	30-Year Strategy	Citywide	40%	2028	12		12	9	3	74%	26%	0%
Transport	Road 5466.1 Borman Road Rototuna	10-Year Plan	Citywide	40%	2028	1,910	974	936	480	456	51%	49%	51%
Transport	Road 1328.2 Horsham Downs Road Rototuna	10-Year Plan	Citywide	40%	2028	891	456	435	223	212	51%	49%	51%
Transport	Arterial Designations Desl Rotokauri stage 1	10-Year Plan	Citywide	40%	2028	708	361	347	300	47	87%	14%	51%
Transport	Road 3104.1A New Major Arterial Rotokauri stage 1	10-Year Plan	Citywide	40%	2033	858		858	721	137	84%	16%	0%
Transport	Road 3104.1B New Major Arterial Rotokauri stage 1	30-Year Strategy	Citywide	40%	2033	1,300		1,300	1,092	208	84%	16%	0%
Transport	Road 0807.3 Rotokauri Road Minor Arterial Rotokauri stage 1	10-Year Plan	Citywide	50%	2028	261	133	128	111	17	87%	14%	51%
Transport	Road 3100.1 New Minor Arterial Rotokauri stage 1	10-Year Plan	Citywide	50%	2033	250		250	216	34	87%	14%	0%
Transport	Road 3100.2 New Minor Arterial Rotokauri stage 1	10-Year Plan	Citywide	50%	2033	2,147		2,147	1,857	290	87%	14%	0%
Transport	Road 3100.3A New Minor Arterial Rotokauri stage 1	10-Year Plan	Citywide	50%	2033	239	133	106	92	14	87%	14%	56%
Transport	Road 3100.4A New Minor Arterial Rotokauri stage 1	10-Year Plan	Citywide	50%	2033	224	110	114	99	15	87%	14%	49%
Transport	Road 3100.5A New Minor Arterial Rotokauri stage 1	10-Year Plan	Citywide	50%	2033	305	149	156	135	21	87%	14%	49%
Transport	Road 3100.3B New Minor Arterial Rotokauri stage 1	30-Year Strategy	Citywide	50%	2033	6,320	3,222	3,098	2,680	418	87%	14%	51%
Transport	Road 3100.4B New Minor Arterial Rotokauri stage 1	30-Year Strategy	Citywide	50%	2033	5,730	2,923	2,807	2,428	379	87%	14%	51%
Transport	Road 3100.5B New Minor Arterial Rotokauri stage 1	30-Year Strategy	Citywide	50%	2033	4,630	2,362	2,268	1,962	306	87%	14%	51%
Transport	Road 3101.3 New Minor Arterial Rotokauri stage 1	30-Year Strategy	Citywide	50%	2033	2,957	1,508	1,449	1,253	196	87%	14%	51%
Transport	R1-M1 Land purchase transit	Historical	Citywide	50%	2028	798		798	369	429	46%	54%	0%
Transport	Cob/Ham Grds Entrance	Historical	Citywide	100%	2028	1,787		1,787	375	1,412	21%	79%	0%
Transport	Mill St (Tristram to Hall)	Historical	Citywide	100%	2028	279		279	79	199	29%	72%	0%
Transport	Resolution Dr Stage 2	Historical	Citywide	50%	2028	352		352	163	189	46%	54%	0%
Transport	Thomas Rd Extension Stage3	Historical	Citywide	40%	2028	4		4	3	1	84%	16%	0%
Transport	Transport Centre Upgrade	Historical	Citywide	100%	2028	2,719		2,719	707	2,012	26%	74%	0%
Transport	E1 Land Purchase	Historical	Citywide	100%	2028	1,447	55	1,392	397	995	29%	72%	

Activity	Project description	Future /Historical	Catchment	% costs allocated to catchment	Last Year Capex Chargeable	Total capital cost incl subsidies	Subsidies	Total Cost Net Subsidies	DC Capex	Rates Loan	DC %	Rates %	Other sources %
Transport	Te Aroha/ Grey Cap	Historical	Citywide	50%	2028	0		0	0	0	9%	92%	0%
Transport	Massey/Hall Improvements	Historical	Citywide	100%	2028	13		13	1	12	9%	92%	0%
Transport	Memorial/Von Tempsky Cap	Historical	Citywide	50%	2028	0		0	0	0	9%	92%	0%
Transport	Naylor/Grey Cap	Historical	Citywide	50%	2028	1		1	0	1	9%	92%	0%
Transport	Horsham Dns (N Ridge-Thorn) Land	Historical	Citywide	40%	2028	8		8	6	2	74%	27%	0%
Transport	River Rd (Nth Sylv-1858) Land	Historical	Citywide	40%	2028	130		130	95	34	74%	27%	0%
Transport	Borman Rd (Res Moonlight)	Historical	Citywide	40%	2028	557		557	466	90	84%	16%	0%
Transport	Borman Road Land	Historical	Citywide	40%	2028	695		695	582	113	84%	16%	0%
Transport	Borman Rd (Horsham-Gord) I&R	Historical	Citywide	40%	2028	16		16	13	3	84%	16%	0%
Transport	RMA (Res-Sylvester) Land & Cou	Historical	Citywide	40%	2028	305		305	256	50	84%	16%	0%
Transport	Southern Links Designation	Historical	Citywide	100%	2028	788	274	515	238	277	46%	54%	35%
Transport	River Rd (Nth Sylv-1858) Design	Historical	Citywide	40%	2028	86		86	64	23	74%	27%	0%
Transport	Te Kowhai (SH1 Boulevard) Land	Historical	Citywide	50%	2028	123		123	54	69	44%	56%	0%
Transport	Bus Infrastructure	Historical	Citywide	100%	2028	363		363	76	287	21%	79%	0%
Transport	Cycleway Construction 08/09	Historical	Citywide	100%	2028	431		431	134	297	31%	69%	0%
Transport	River Crossing Deys Park	Historical	Citywide	100%	2028	24		24	7	15	31%	69%	0%
Transport	Te Hikuwai S2(River-Wairere Br	Historical	Citywide	100%	2028	360	20	340	105	234	31%	69%	6%
Transport	Grandview to Minoque	Historical	Citywide	100%	2028	51		51	16	35	31%	69%	0%
Transport	Fairfield Esp (Cussen St-Bridg	Historical	Citywide	100%	2028	358		358	111	247	31%	69%	0%
Transport	Norton Rd Subsidisable	Historical	Citywide	40%	2028	52		52	15	37	29%	72%	0%
Transport	Roundabout Gordonton end	Historical	Citywide	100%	2028	261		261	74	186	29%	72%	0%
Transport	Wairere (Puk- Resol) Construct	Historical	Citywide	100%	2028	585		585	167	418	29%	72%	0%
Transport	Resolution Rd Land Purchase	Historical	Citywide	50%	2028	244		244	113	131	46%	54%	0%
Transport	Borman (West of Horsham) I&R	Historical	Citywide	40%	2028	0		0	0	0	84%	16%	0%
Transport	Borman (West of Sylvester) I&R	Historical	Citywide	40%	2028	1		1	1	0	84%	16%	0%
Transport	Borman/Resolution Public Art	Historical	Citywide	40%	2028	40		40	33	6	84%	16%	0%
Transport	Gordonton Rd Designation	Historical	Citywide	100%	2028	393		393	92	301	24%	77%	0%
Transport	Te Totara River Crossing	Historical	Citywide	100%	2028	375		375	174	202	46%	54%	0%
Transport	River Rd (Nth Sylv-#1858) Const	Historical	Citywide	40%	2028	404		404	297	107	74%	27%	0%
Transport	River Rd (#1858-Sth Kay) I&R	Historical	Citywide	40%	2028	17		17	12	4	74%	27%	0%
Transport	Ruakura Rd	Historical	Citywide	100%	2028	47		47	21	27	44%	56%	0%
Transport	Off Road Programme	Historical	Citywide	100%	2028	313		313	97	216	31%	69%	0%
Transport	Beerscourt	Historical	Citywide	100%	2028	5		5	1	3	31%	69%	0%
Transport	Garnett Ave	Historical	Citywide	100%	2028	4		4	1	3	31%	69%	0%
Transport	Pukete Rd	Historical	Citywide	100%	2028	6		6	2	4	31%	69%	0%
Transport	Forest Lake Rd	Historical	Citywide	100%	2028	27		27	8	19	31%	69%	0%
Transport	Victoria St	Historical	Citywide	100%	2028	16		16	5	11	31%	69%	0%
Transport	Te Awa Path Stage 1	Historical	Citywide	100%	2028	1,341		1,341	84	1,258	6%	94%	0%
Transport	Mill St Intersection	Historical	Citywide	100%	2028	462		462	86	377	19%	82%	0%
Transport	Peachgrove Te Aroha Inters	Historical	Citywide	100%	2028	2,714	1,806	908	259	649	29%	72%	67%
Transport	North South Arterial	Historical	Citywide	40%	2028	108		108	90	18	84%	16%	0%
Transport	Borman Moonlight-Barrington De	Historical	Citywide	40%	2028	8		8	7	1	84%	16%	0%
Transport	Borman Rd - Alignment/Designate	Historical	Citywide	40%	2028	1		1	1	0	84%	16%	0%
Transport	Horsham Dns(N Ridge-Thorn) Const	Historical	Citywide	40%	2028	160		160	117	42	74%	27%	0%
Transport	Mangati Gully	Historical	Citywide	100%	2028	9		9	3	6	31%	69%	0%
Transport	Ruakura Rd (Peachgrove to E1)	Historical	Citywide	100%	2028	182		182	52	130	29%	72%	0%
Transport	Grey Claudelands Intersection	Historical	Citywide	50%	2028	43		43	4	40	9%	92%	0%
Transport	Te Rapa By-pass	Historical	Citywide	100%	2028	11,953		11,953	2,211	9,741	19%	82%	0%
Transport	Roads 0807, 3100, 3101, 3104	Historical	Citywide	40%	2028	86		86	72	14	84%	16%	0%
Transport	Public Transport Centre	Historical	Citywide	100%	2028	71		71	18	52	26%	74%	0%
Transport	Walking Cycleway Improvements	Historical	Citywide	100%	2028	1,727		1,727	535	1,192	31%	69%	0%
Transport	Ring Road & 4 Laning	Historical	Citywide	100%	2028	30,505	4,608	25,897	7,381	18,516	29%	72%	15%
Transport	Peachgrove/Hukanui Corridor	Historical	Citywide	50%	2028	29		29	3	27	9%	92%	0%
Transport	Te Awa Path Stage 2	Historical	Citywide	100%	2028	168		168	10	157	6%	94%	0%
Transport	Te Hikuwai - Nonsub	Historical	Citywide	100%	2028	286		286	89	197	31%	69%	0%
Transport	Borman West of Sylvester	Historical	Citywide	40%	2028	24		24	20	4	84%	16%	0%
Transport	Land Purchase WE Link	Historical	Citywide	50%	2028	84		84	30	54	36%	64%	0%
Transport	Integrating with New Developme	Historical	Citywide	100%	2028	514	150	364	314	50	86%	14%	29%
Transport	The Base Non subsidised	Historical	Citywide	100%	2028	718	292	426	122	305	29%	72%	41%
Transport	The Base TGH	Historical	Citywide	100%	2028	288		288	82	206	29%	72%	0%
Transport	Patton Contract Borman Rd West	Historical	Citywide	50%	2028	708		708	593	115	84%	16%	0%
Transport	Te Rapa Section of Expressway	Historical	Citywide	100%	2028	55		55	10	45	19%	82%	0%
Transport	Ruakura/Peachgrove Upgrade	Historical	Citywide	100%	2028	2,385		2,385	680	1,705	29%	72%	0%
Transport	Te Awa Cycleway Stage 2	Historical	Citywide	100%	2028	438		438	27	410	6%	94%	0%
Transport	Te Rapa Section	Historical	Citywide	100%	2028	1,147		1,147	212	935	19%	82%	0%
Transport	The Base Intersection	Historical	Citywide	100%	2028	579	282	297	85	213	29%	72%	49%
Transport	Upgrade River Rd Culvert	Historical	Citywide	100%	2028	1,146	605	541	180	361	33%	67%	53%
Transport	Southern Links Designation	Historical	Citywide	60%	2028	2,024	191	1,833	848	985	46%	54%	9%
Transport	Gilchrist Arterial Road Land	Historical	Citywide	60%	2028	1		1	0	1	46%	54%	0%
Transport	Land Purchase Gilchrist Arterial	Historical	Citywide	60%	2028	353		353	163	190	46%	54%	0%
Transport	Ring Rd Land Purchase	Historical	Citywide	100%	2028	45		45	13	32	29%	72%	0%
Transport	Road upgrades & development in Rototuna	Historical	Citywide	60%	2028	632	197	435	202	234	46%	54%	31%
Transport	Road upgrades & development in Rototuna	Historical	Citywide	50%	2028	1,867	458	1,409	1,180	229	84%	16%	25%
Transport	Minor Improvements to transport network	Historical	Citywide	100%	2028	2,254	1,162	1,091	521	570	48%	52%	52%
Transport	Bus stop infrastructure	Historical	Citywide	100%	2028	434	298	136	29	108	21%	79%	69%
Transport	Integration of existing areas with new developments in the city	Historical	Citywide	100%	2028	435		435	376	60	86%	14%	0%
Transport	Road upgrades & development in Peacocke stage 1	Historical	Citywide	50%	2028	1,165	33	1,131	948	184	84%	16%	3%
Transport	Integrated transport initiatives	Historical	Citywide	100%	2028	10,397	5,624	4,773	2,279	2,494	48%	52%	54%
Transport	Hamilton Ring Road Improvements	Historical	Citywide	100%	2028	11,613	4,800	6,813	1,942	4,871	29%	72%	41%
Transport	Road upgrades & development in Rotokauri stage 1	Historical	Citywide	50%	2028	1,397	3	1,394	1,167	226	84%	16%	0%
Transport	Road upgrades & development in Rotokauri stage 1	Historical	Citywide	60%	2028	868		868	401	466	46%	54%	0%
Transport	Traffic signal improvements	Historical	Citywide	100%	2028	719	367	352	168	184	48%	52%	51%
Transport	Road upgrades & development in Ruakura	Historical	Citywide	50%	2028	404		404	297	107	74%	27%	0%
Transport	Transport Centre Redevelopment	Historical	Citywide	100%	2028	1,030		1,030	415	615	40%	60%	0%
Transport	Road upgrades & development in Rototuna	Historical	Citywide	50%	2028	325		325	239	86	74%	27%	0%
Transport	Road upgrades & development in Peacocke stage 2	Historical	Citywide	60%	2028	108		108	50	58	46%	54%	0%
Transport	Road upgrades & development in Peacocke stage 1	Historical	Citywide	60%	2028	46	46				0%	0%	100%
Transport	Rotokauri rail/pt interchange	Historical	Citywide	100%	2025	635		635	389	246	61%	39%	0%
Transport	cross city connector designation ulster to wairere	30-Year Strategy	Infill	25%	2033	765	390	375	145	230	39%	61%	51%
Transport	cross city connector - Heaphy terrace signals	10-Year Plan	Infill	25%	2028	1,544	787	756	217	539	29%	71%	51%
Transport	cross city connector - whitiora bridge	30-Year Strategy	Infill	25%	2033	2,255	1,150	1,105	177	928	16%	84%	51%
Transport	cross city connector - mid whitiora to heaphy	30-Year Strategy	Infill	25%	2033	3,490	1,780	1,709	444	1,265	26%	74%	51%
Transport	cross city connector - ulster to greenwood	30-Year Strategy	Infill	25%	2033	926	428	498	129	368	26%	74%	46%
Transport	Transport Network Upgrade associated with Development	10-Year Plan	Infill	50%	2028	1,005		1,005	530	475	53%	47%	0%
Transport	Spine road- fifth to ruakura incl rail overbridge	10-Year Plan	Infill	10%	2028	4,396	2,181	2,215	1,307	908	59%	41%	50%
Transport	Ruakura road urban upgrade	10-Year Plan	Infill	10%	2028	586	299	287	118	169	41%	59%	51%
Transport	Seddon Rd upgrade	Historical	Infill	100%	2028	300		300	116	185	39%	62%	0%
Transport	Garnett Ave Rotary	Historical	Infill	100%	2028	75		75	29	46	39%	62%	0%
Transport	Maui St ext land purchase	Historical	Infill	100%	2028	227		227	105	122	46%	54%	0%
Transport	Parkwood Rndabout Church/Maui	Historical	Infill	100%	2028	40		40	20	21	49%	51%	0%
Transport	Riverlea Rd	Historical	Infill	100%	2028	1,386		1,386	1,019	367	74%	27%	0%
Transport	Lake Domain Dr (Innes Corn)	Historical	Infill	100%	2028	154		154	25	129	16%	84%	0%
Transport	Riverlea Rd Land	Historical	Infill	100%	2028	40		40	29	11	74%	27%	0%
Transport	Maui St	Historical	Infill	100%	2028	85		85	39	46	46%	54%	0%
Transport	Old Farm Rd	Historical	Infill	100%	2028	200		200	72	128	36%	64%	0%
Transport	Norton Rd - Nonsubsidised	Historical	Infill	60%	2028	695		695	198	497	29%	72%	0%
Transport	New footpath construction	Historical	Infill	100%	2028	97		97	50	47	51%	49%	0%
Transport	Te Aroha/ Grey Cap	Historical	Infill	50%	2028	0		0	0	0	9%	92%	0%
Transport	Memorial/Von Tempsky Cap	Historical	Infill	50%	2028	0		0	0	0	9%	92%	0%
Transport	Naylor/Grey Cap	Historical	Infill	50%	2028	1		1	0	1	9%	92%	0%
Transport	Brymer Rd Upg (Farn-Bay) Land	Historical	Infill	100%	2028	40		40	30	9	76%	24%	0%
Transport	Brymer Rd (Farn-Bay) Construct	Historical	Infill	100%									

Activity	Project description	Future /Historical	Catchment	%costs allocated to catchment	Last Year Capex Chargeable	Total capital cost Incl subsidies	Subsidies	Total Cost Net Subsidies	DC Capex	Rates Loan	DC %	Rates %	Other sources %
Transport	Southern Links Minor Arterials designation provisions- Roads 3210,	10-Year Plan	Peacocke 2	60%	2028	762		762	581	181	76%	24%	0%
Transport	Southern Links Major arterials designation provisions- Roads 3200,	10-Year Plan	Peacocke 2	50%	2033	3,294		3,294	2,429	865	74%	26%	0%
Transport	Road 3212.1 Peacockes stage 2 HIF elements	10-Year Plan	Peacocke 2	50%	2033	4,342	2,215	2,127	1,255	872	59%	41%	51%
Transport	Road 3212.2 Peacockes stage 2 HIF element	10-Year Plan	Peacocke 2	50%	2033	52,084	25,561	25,523	17,151	8,372	67%	33%	51%
Transport	Road0704.4 Peacockes stage 2 HIF element	10-Year Plan	Peacocke 2	60%	2028	5,904	3,011	2,893	2,141	752	74%	26%	51%
Transport	Road0704.3 Peacockes stage 2 HIF element	10-Year Plan	Peacocke 2	100%	2028	2,944	1,502	1,442	1,269	173	88%	12%	51%
Transport	Road1303.1 Peacockes stage 2 HIF element	10-Year Plan	Peacocke 2	100%	2028	1,851	945	907	798	109	88%	12%	51%
Transport	Road3209.1 Peacockes stage 2 HIF element	10-Year Plan	Peacocke 2	100%	2028	1,260	642	618	544	74	88%	12%	51%
Transport	Road0704.5 Peacockes stage 2 HIF element	10-Year Plan	Peacocke 2	60%	2028	3,929	2,003	1,926	1,425	501	74%	26%	51%
Transport	Road0704.6 Peacockes stage 2 HIF element	10-Year Plan	Peacocke 2	60%	2028	2,625	1,338	1,286	952	334	74%	26%	51%
Transport	Road3123.2 Peacockes stage 2 HIF elements	10-Year Plan	Peacocke 2	60%	2028	4,612	2,353	2,259	1,954	305	87%	14%	51%
Transport	Road3210.1 Peacockes stage 2 HIF elements	10-Year Plan	Peacocke 2	60%	2028	7,474	3,811	3,663	3,168	494	87%	14%	51%
Transport	Road3210.2 Peacockes stage 2 HIF elements	10-Year Plan	Peacocke 2	60%	2028	5,581	2,847	2,734	2,365	369	87%	14%	51%
Transport	Road3200.2 Peacockes stage 2 HIF elements	10-Year Plan	Peacocke 2	50%	2033	4,024	2,051	1,973	1,657	316	84%	16%	51%
Transport	Road3200.3 Peacockes stage 2 HIF elements	10-Year Plan	Peacocke 2	50%	2033	2,758	1,406	1,352	1,135	216	84%	16%	51%
Transport	Road3200.4 Peacockes stage 2 HIF elements	10-Year Plan	Peacocke 2	50%	2033	2,377	1,212	1,165	978	185	84%	16%	51%
Transport	Road3200.5 Peacockes stage 2 HIF elements	10-Year Plan	Peacocke 2	50%	2033	3,200	1,632	1,568	1,317	251	84%	16%	51%
Transport	Road0676.2 Ohapu Road Peacockes stage 2A	10-Year Plan	Peacocke 2	50%	2028	2,727	1,336	1,336	651	685	49%	51%	51%
Transport	Road0704.7 Peacockes Road Peacockes stage 2A	10-Year Plan	Peacocke 2	60%	2029	3,081	1,571	1,510	1,117	393	74%	26%	51%
Transport	Road3201.2 New collector Peacockes stage 2A	10-Year Plan	Peacocke 2	100%	2028	153		153	135	18	88%	12%	0%
Transport	Road1310.1 Stubbs Road Peacockes stage 2A	10-Year Plan	Peacocke 2	100%	2028	2,124		2,124	1,338	786	63%	37%	0%
Transport	Road1305.4 New Local Road Peacockes stage 2A	10-Year Plan	Peacocke 2	100%	2028	1,921		1,921	1,210	711	63%	37%	0%
Transport	Road3206.3 New Local Road Peacockes stage 2A	10-Year Plan	Peacocke 2	100%	2028	162		162	143	19	88%	12%	0%
Transport	Road3207.1 New Local Road upsizing Peacockes stage 2A	10-Year Plan	Peacocke 2	100%	2028	550		550	484	66	88%	12%	0%
Transport	Road3200.1 New major arterial land Peacockes stage 2B	30-Year Strategy	Peacocke 2	50%	2033	7,364	3,755	3,609	3,031	577	84%	16%	51%
Transport	Road3200.6 New major arterial land Peacockes stage 2B	30-Year Strategy	Peacocke 2	50%	2033	3,073	1,567	1,505	1,264	241	84%	16%	51%
Transport	Road0704.8 Minor arterial upgrade Peacockes stage 2B	10-Year Plan	Peacocke 2	60%	2028	968	494	474	410	64	87%	14%	51%
Transport	Road1315.1 Local Road upgrade Peacockes stage 2B	10-Year Plan	Peacocke 2	100%	2028	253		253	159	94	63%	37%	0%
Transport	Road3209.2 Western Lea Drive- west Peacockes stage 2A	10-Year Plan	Peacocke 2	100%	2028	1,894		1,894	999	895	53%	47%	0%
Transport	Road3200.4 New Major arterial Peacockes stage 2	30-Year Strategy	Peacocke 2	50%	2033	3,811	1,944	1,867	1,568	299	84%	16%	51%
Transport	Road3200.5 New Major arterial Peacockes stage 2	30-Year Strategy	Peacocke 2	50%	2033	4,470	2,279	2,191	1,841	351	84%	16%	51%
Transport	Road3206.1 New collector Peacockes stage 2A	10-Year Plan	Peacocke 2	100%	2028	164		164	145	20	88%	12%	0%
Transport	Road3208.1 New collector Peacockes stage 2A	10-Year Plan	Peacocke 2	100%	2028	109		109	96	13	88%	12%	0%
Transport	Road3208.2 New collector Peacockes stage 2A	10-Year Plan	Peacocke 2	100%	2028	148		148	130	18	88%	12%	0%
Transport	Road3208.3 New collector Peacockes stage 2A	10-Year Plan	Peacocke 2	100%	2028	88		88	77	11	88%	12%	0%
Transport	Road3213.1 New collector Peacockes stage 2A	10-Year Plan	Peacocke 2	100%	2028	265		265	233	32	88%	12%	0%
Transport	Road1305.1 Peacockes lane Peacockes stage 2A	10-Year Plan	Peacocke 2	100%	2028	1,122		1,122	592	530	53%	47%	0%
Transport	Road1305.2 Peacockes lane Peacockes stage 2A	10-Year Plan	Peacocke 2	100%	2028	2,473		2,473	1,305	1,169	53%	47%	0%
Transport	Road1305.3 Peacockes lane Peacockes stage 2A	10-Year Plan	Peacocke 2	100%	2028	2,686		2,686	1,417	1,269	53%	47%	0%
Transport	Road1315.2 Local Road upgrade Peacockes stage 2B	10-Year Plan	Peacocke 2	100%	2028	421		421	265	156	63%	37%	0%
Transport	Road1315.3 Local Road upgrade Peacockes stage 2B	10-Year Plan	Peacocke 2	100%	2028	475		475	299	176	63%	37%	0%
Transport	Road1315.4 Local Road upgrade Peacockes stage 2B	10-Year Plan	Peacocke 2	100%	2028	723		723	455	267	63%	37%	0%
Transport	Roading upgrades & development in Peacocke stage 2	Historical	Peacocke 2	40%	2028	72		72	33	39	46%	54%	0%
Transport	Road0903.0 Arthur Porter Drive Rotokauri industrial	10-Year Plan	Rotokauri	100%	2028	1,310		1,310	989	321	76%	25%	0%
Transport	Road0903.1 Tasman Road Rotokauri industrial	10-Year Plan	Rotokauri	100%	2028	2,591		2,591	1,632	959	63%	37%	0%
Transport	Road3108.1 Te Kowhai Road Rotokauri industrial	10-Year Plan	Rotokauri	100%	2028	2,960		2,960	1,865	1,095	63%	37%	0%
Transport	Road3124.2 Ruffell Road Rotokauri industrial	10-Year Plan	Rotokauri	100%	2028	1,877		1,877	1,182	694	63%	37%	0%
Transport	Road3122.4 Tasman Road Rotokauri industrial	10-Year Plan	Rotokauri	100%	2028	2,550		2,550	1,607	944	63%	37%	0%
Transport	Road3102.2 new collector Road Rotokauri industrial	10-Year Plan	Rotokauri	100%	2028	4,504		4,504	3,963	540	88%	12%	0%
Transport	Road3102.4 New collector Rotokauri industrial	10-Year Plan	Rotokauri	100%	2028	6,681		6,681	5,880	802	88%	12%	0%
Transport	Road3102.5 New collector Rotokauri industrial	10-Year Plan	Rotokauri	100%	2028	2,923		2,923	2,572	351	88%	12%	0%
Transport	Road0903.3 New collector Rotokauri industrial	10-Year Plan	Rotokauri	100%	2028	2,582		2,582	2,272	310	88%	12%	0%
Transport	Road5041.1 The Boulevard Road Rotokauri industrial	10-Year Plan	Rotokauri	100%	2028	158		158	120	38	76%	25%	0%
Transport	Road5355.1 Maui Street ext Rotokauri industrial	10-Year Plan	Rotokauri	100%	2028	300		300	142	157	48%	53%	0%
Transport	Arterial Designations DesL Rotokauri stage 1	10-Year Plan	Rotokauri	60%	2033	1,062	541	521	450	70	87%	14%	51%
Transport	Road3104.1A New Major Arterial Rotokauri stage 1	10-Year Plan	Rotokauri	60%	2028	1,287		1,287	1,081	206	84%	16%	0%
Transport	Road3104.1B New Major Arterial Rotokauri stage 1	30-Year Strategy	Rotokauri	60%	2033	1,950		1,950	1,638	312	84%	16%	0%
Transport	Road0807.3 Rotokauri Road Minor Arterial Rotokauri stage 1	10-Year Plan	Rotokauri	50%	2028	261	133	128	111	17	87%	14%	51%
Transport	Road0357.1 Gilchrist Road collector Rotokauri stage 1	10-Year Plan	Rotokauri	100%	2028	2,257		2,257	1,422	835	63%	37%	0%
Transport	Road0807.4 Rotokauri Road collector Rotokauri stage 1	10-Year Plan	Rotokauri	100%	2028	1,087		1,087	956	130	88%	12%	0%
Transport	Road0807.5 Rotokauri Road collector Rotokauri stage 1	10-Year Plan	Rotokauri	100%	2028	477		477	420	57	88%	12%	0%
Transport	Road0919.1 Baverstock Road collector Rotokauri stage 1	10-Year Plan	Rotokauri	100%	2028	2,491		2,491	1,626	866	65%	35%	0%
Transport	Road3111.1 New collector Rotokauri stage 1	10-Year Plan	Rotokauri	100%	2028	362		362	318	43	88%	12%	0%
Transport	Road0132.1 Brymer Road Rotokauri stage 1	10-Year Plan	Rotokauri	100%	2028	8,047		8,047	5,250	2,796	65%	35%	0%
Transport	Road0132.2 Brymer Road Rotokauri stage 1	10-Year Plan	Rotokauri	100%	2028	676		676	526	150	78%	22%	0%
Transport	Road3115.2 New collector Rotokauri stage 1	10-Year Plan	Rotokauri	100%	2028	302		302	151	151	50%	50%	0%
Transport	Road3116.1 New collector Rotokauri stage 1	10-Year Plan	Rotokauri	100%	2028	193		193	97	97	50%	50%	0%
Transport	Road3108.1 New collector Rotokauri stage 1	10-Year Plan	Rotokauri	100%	2028	146		146	73	73	50%	50%	0%
Transport	Road3114.2 New collector Rotokauri industrial	10-Year Plan	Rotokauri	100%	2028	136		136	68	68	50%	50%	0%
Transport	Road3124.1 collector road Rotokauri industrial	10-Year Plan	Rotokauri	100%	2028	143		143	72	72	50%	50%	0%
Transport	Road3100.1 New Minor Arterial Rotokauri stage 1	10-Year Plan	Rotokauri	50%	2033	250		250	216	34	87%	14%	0%
Transport	Road3100.2 New Minor Arterial Rotokauri stage 1	10-Year Plan	Rotokauri	50%	2033	2,147		2,147	1,857	290	87%	14%	0%
Transport	Road3100.3A New Minor Arterial Rotokauri stage 1	10-Year Plan	Rotokauri	50%	2033	239	133	106	92	14	87%	14%	56%
Transport	Road3100.4A New Minor Arterial Rotokauri stage 1	10-Year Plan	Rotokauri	50%	2033	224	110	114	99	15	87%	14%	49%
Transport	Road3100.5A New Minor Arterial Rotokauri stage 1	10-Year Plan	Rotokauri	50%	2033	305	149	156	135	21	87%	14%	49%
Transport	Road3100.3B New Minor Arterial Rotokauri stage 1	30-Year Strategy	Rotokauri	50%	2033	6,320	3,222	3,098	2,680	418	87%	14%	51%
Transport	Road3100.4B New Minor Arterial Rotokauri stage 1	30-Year Strategy	Rotokauri	50%	2033	5,730	2,923	2,807	2,428	379	87%	14%	51%
Transport	Road3100.5B New Minor Arterial Rotokauri stage 1	30-Year Strategy	Rotokauri	50%	2033	4,630	2,362	2,268	1,962	306	87%	14%	51%
Transport	Road3101.3 New Minor Arterial Rotokauri stage 1	30-Year Strategy	Rotokauri	50%	2033	2,957	1,508	1,449	1,253	196	87%	14%	51%
Transport	Baverstock Rd	Historical	Rotokauri	100%	2028	455		455	233	222	51%	49%	0%
Transport	Te Kowhai (SH1 Blvd) Des&Cou	Historical	Rotokauri	50%	2028	54		54	24	30	44%	56%	0%
Transport	Te Kowhai (SH1 Boulevard)Land	Historical	Rotokauri	50%	2028	123		123	54	69	44%	56%	0%
Transport	Land Purchase Ruffel to SH1	Historical	Rotokauri	100%	2028	3,376		3,376	2,827	549	84%	16%	0%
Transport	Land Purchase Ruffel Rd	Historical	Rotokauri	100%	2028	30		30	25	5	84%	16%	0%
Transport	North South Arterial	Historical	Rotokauri	60%	2028	243		243	203	39	84%	16%	0%
Transport	Ruffel Rd Construction	Historical	Rotokauri	100%	2028	1,654		1,654	1,216	438	74%	27%	0%
Transport	Roads0807,3100, 3101, 3104	Historical	Rotokauri	60%	2028	194		194	163	32	84%	16%	0%
Transport	Roading Upgrades	Historical	Rotokauri	100%	2028	151	98	53	44	9	84%	16%	65%
Transport	256 Rotokauri Road Land	Historical	Rotokauri	100%	2028	727		727	609	118	84%	16%	0%
Transport	Gilcrest Arterial Road Land	Historical	Rotokauri	40%	2028	1		1	0	0	46%	54%	0%
Transport	Collector Road Land Purchase	Historical	Rotokauri	100%	2028	948		948	794	154	84%	16%	0%
Transport	Land Purchase Gilcrest Arteria	Historical	Rotokauri	40%	2028	236		236	109	127	46%	54%	0%
Transport	HJV Te Kowhai Rd Land	Historical	Rotokauri	100%	2028	586		586	491	95	84%	16%	0%
Transport	Roading upgrades & development in Rotokauri stage 1	Historical	Rotokauri	50%	2028	1,397	3	1,394	1,167	226	84%	16%	0%
Transport	Roading upgrades & development in Rotokauri stage 1	Historical	Rotokauri	40%	2028	578		578	267	311	46%	54%	0%
Transport	Roading upgrades & development in Rotokauri stage 1	Historical	Rotokauri	100%	2028	418		418	350	68	84%	16%	0%
Transport	Gordonton Road roundabouts-Thomson/Puketaha & ped/cycle	10-Year Plan	Rototuna	100%	2								

Activity	Project description	Future /Historical	Catchment	% costs allocated to catchment	Last Year Capex Chargeable	Total capital cost incl subsidies	Subsidies	Total Cost Net Subsidies	DC Capex	Rates Loan	DC %	Rates %	Other sources %
Transport	ThomasRd(HorshamDwns- Gordonton	Historical	Rototuna	60%	2028	591		591	495	96	84%	16%	0%
Transport	Undergrounding Thomas Rd	Historical	Rototuna	100%	2028	161		161	143	18	89%	11%	0%
Transport	Resolution Drive	Historical	Rototuna	50%	2028	711		711	329	382	46%	54%	0%
Transport	Thomas Rd	Historical	Rototuna	60%	2028	377		377	316	61	84%	16%	0%
Transport	Borman (Resolution-Moonlight)	Historical	Rototuna	60%	2028	30		30	25	5	84%	16%	0%
Transport	Land Purchase Borman Rd	Historical	Rototuna	60%	2028	161		161	135	26	84%	16%	0%
Transport	Horsham Dns (N Ridge-Thorn)Land	Historical	Rototuna	60%	2028	19		19	14	5	74%	27%	0%
Transport	River Rd (Nth Sylv-1858)Land	Historical	Rototuna	60%	2028	292		292	215	77	74%	27%	0%
Transport	Borman Rd (Res Moonlight)	Historical	Rototuna	60%	2028	1,253		1,253	1,049	204	84%	16%	0%
Transport	Borman Road Land	Historical	Rototuna	60%	2028	1,564		1,564	1,310	254	84%	16%	0%
Transport	Borman Rd (Horsham-Gord) I&R	Historical	Rototuna	60%	2028	35		35	29	6	84%	16%	0%
Transport	RMA (Res-Sylvester) Land & Cou	Historical	Rototuna	60%	2028	686		686	575	112	84%	16%	0%
Transport	River Rd (Nth Syl-1858) Design	Historical	Rototuna	60%	2028	195		195	143	52	74%	27%	0%
Transport	Resolution Rd Land Purchase	Historical	Rototuna	50%	2028	244		244	113	131	46%	54%	0%
Transport	Borman (West of Horsham) I&R	Historical	Rototuna	60%	2028	1		1	1	0	84%	16%	0%
Transport	Borman (West of Sylvester) I&R	Historical	Rototuna	60%	2028	3		3	2	0	84%	16%	0%
Transport	Borman/Resolution Public Art	Historical	Rototuna	60%	2028	89		89	75	14	84%	16%	0%
Transport	North City(Borman Realign) Cons	Historical	Rototuna	100%	2028	361		361	303	59	84%	16%	0%
Transport	River Rd (Nth Syl-#1858) Const	Historical	Rototuna	60%	2028	908		908	667	241	74%	27%	0%
Transport	River Rd (#1858-Sth Kay) I&R	Historical	Rototuna	60%	2028	37		37	27	10	74%	27%	0%
Transport	Borman Moonlight-Barrington De	Historical	Rototuna	60%	2028	19		19	15	3	84%	16%	0%
Transport	Borman Rd - Alignment/Designate	Historical	Rototuna	60%	2028	2		2	1	0	84%	16%	0%
Transport	Horsham Dns(N Ridge-Thorn)Const	Historical	Rototuna	60%	2028	359		359	264	95	74%	27%	0%
Transport	Borman West of Sylvester	Historical	Rototuna	60%	2028	54		54	45	9	84%	16%	0%
Transport	CDL Link	Historical	Rototuna	100%	2028	121		121	108	14	89%	11%	0%
Transport	Land Purchase WE Link	Historical	Rototuna	50%	2028	84		84	30	54	36%	64%	0%
Transport	Roading Upgrades	Historical	Rototuna	100%	2028	32		32	27	5	84%	16%	0%
Transport	Patton Contract Borman Rd West	Historical	Rototuna	50%	2028	708		708	593	115	84%	16%	0%
Transport	CDL Link	Historical	Rototuna	100%	2028	6		6	5	1	89%	11%	0%
Transport	Cumberland Dr Land	Historical	Rototuna	100%	2028	106		106	89	17	84%	16%	0%
Transport	New Roading - Rototuna School Collector	Historical	Rototuna	100%	2028	2,284	1,141	1,142	957	186	84%	16%	50%
Transport	Roading upgrades & development in Rototuna	Historical	Rototuna	40%	2028	422	131	291	134	156	46%	54%	31%
Transport	Roading upgrades & development in Rototuna	Historical	Rototuna	50%	2028	1,867	458	1,409	1,180	229	84%	16%	25%
Transport	Roading upgrades & development in Rototuna	Historical	Rototuna	100%	2028	187		187	166	21	89%	11%	0%
Transport	Roading upgrades & development in Rototuna	Historical	Rototuna	100%	2028	2,377		2,377	1,990	386	84%	16%	0%
Transport	Roading upgrades & development in Rototuna	Historical	Rototuna	100%	2028	319		319	268	52	84%	16%	0%
Transport	Roading upgrades & development in Rototuna	Historical	Rototuna	50%	2028	325		325	239	86	74%	27%	0%
Transport	Spine road - fifth to ruakura incl rail overbridge	10-Year Plan	Ruakura	45%	2028	19,782	9,816	9,966	7,126	2,840	72%	29%	50%
Transport	Ruakura road urban upgrade	10-Year Plan	Ruakura	45%	2028	2,636	1,345	1,291	694	597	54%	46%	51%
Transport	Roading upgrades & development in Ruakura	Historical	Ruakura	50%	2028	404		404	297	107	74%	27%	0%
Wastewater	Upgrade WW Treatment Plant (Pukete 3) a	10-Year Plan	Citywide	100%	2028	24,596		24,596	21,891	2,706	89%	11%	0%
Wastewater	Wastewater master plan	10-Year Plan	Citywide	100%	2028	1,840		1,840	1,591	248	87%	14%	0%
Wastewater	Upgrade WW Treatment Plant (Pukete 4) a	10-Year Plan	Citywide	100%	2028	5,705		5,705	5,078	628	89%	11%	0%
Wastewater	Upgrade WW Treatment Plant (Pukete 5) a	10-Year Plan	Citywide	100%	2028	2,557		2,557	2,276	281	89%	11%	0%
Wastewater	Fletchers Construction	Historical	Citywide	100%	2028	19,352		19,352	3,580	15,772	19%	82%	0%
Wastewater	Pukete Associated & Misc	Historical	Citywide	100%	2028	410		410	76	334	19%	82%	0%
Wastewater	CH2M Beca	Historical	Citywide	100%	2028	225		225	42	184	19%	82%	0%
Wastewater	Containment Liner - Biosolids	Historical	Citywide	100%	2028	63		63	12	52	19%	82%	0%
Wastewater	Biosolids Pad	Historical	Citywide	100%	2028	38		38	7	31	19%	82%	0%
Wastewater	1.8MW Cogen Facility	Historical	Citywide	100%	2028	995		995	85	911	9%	92%	0%
Wastewater	Centrate to treatment Process	Historical	Citywide	100%	2028	16		16	3	13	19%	82%	0%
Wastewater	Process Control Review	Historical	Citywide	100%	2028	102		102	19	83	19%	82%	0%
Wastewater	UV Plates	Historical	Citywide	100%	2028	8		8	1	6	19%	82%	0%
Wastewater	PLC/SCADA	Historical	Citywide	100%	2028	38		38	7	31	19%	82%	0%
Wastewater	Process Control - Digester, low	Historical	Citywide	100%	2028	35		35	7	29	19%	82%	0%
Wastewater	RAS/WAS Pumps	Historical	Citywide	100%	2028	14		14	3	11	19%	82%	0%
Wastewater	Spares	Historical	Citywide	100%	2028	58		58	11	48	19%	82%	0%
Wastewater	UV Gates	Historical	Citywide	100%	2028	15		15	3	12	19%	82%	0%
Wastewater	Contribution to Subdivisions	Historical	Citywide	100%	2028	49		49	43	6	88%	12%	0%
Wastewater	Capacity Review	Historical	Citywide	100%	2028	7		7	6	1	86%	14%	0%
Wastewater	Dissolved Oxygen	Historical	Citywide	100%	2028	87		87	75	12	86%	14%	0%
Wastewater	Gas Flue Heat Recovery Sys	Historical	Citywide	100%	2028	65		65	56	9	86%	14%	0%
Wastewater	Sludge Lagoon	Historical	Citywide	100%	2028	835		835	720	115	86%	14%	0%
Wastewater	Scum Collection Imps	Historical	Citywide	100%	2028	20		20	17	3	86%	14%	0%
Wastewater	Digester Mixing Upgrade	Historical	Citywide	100%	2028	44		44	38	6	86%	14%	0%
Wastewater	ex Final Effluent	Historical	Citywide	100%	2028	207		207	179	29	86%	14%	0%
Wastewater	Co Generation Project	Historical	Citywide	100%	2028	1,708		1,708	1,473	235	86%	14%	0%
Wastewater	Automation Improvements	Historical	Citywide	100%	2028	483		483	41	442	9%	92%	0%
Wastewater	Carbon Dosing	Historical	Citywide	100%	2028	20		20	2	18	9%	92%	0%
Wastewater	Biogas Storage	Historical	Citywide	100%	2028	296		296	255	41	86%	14%	0%
Wastewater	Interstage Pump	Historical	Citywide	100%	2028	228		228	196	31	86%	14%	0%
Wastewater	Project Management	Historical	Citywide	100%	2028	691		691	596	95	86%	14%	0%
Wastewater	Clarifier 4 & Bioreactor 4	Historical	Citywide	100%	2028	5,043		5,043	4,350	693	86%	14%	0%
Wastewater	UV Upgrade	Historical	Citywide	100%	2028	395		395	340	54	86%	14%	0%
Wastewater	Chemical Dosing	Historical	Citywide	100%	2028	346		346	29	317	9%	92%	0%
Wastewater	Secondary civil	Historical	Citywide	100%	2028	1,489		1,489	1,284	205	86%	14%	0%
Wastewater	3rd 2nd Stage Anaerobic Digester	Historical	Citywide	100%	2028	5		5	5	1	86%	14%	0%
Wastewater	Secondary Elec	Historical	Citywide	100%	2028	451		451	389	62	86%	14%	0%
Wastewater	Secondary instrument	Historical	Citywide	100%	2028	240		240	207	33	86%	14%	0%
Wastewater	Secondary Mech	Historical	Citywide	100%	2028	995		995	859	137	86%	14%	0%
Wastewater	Recycle Pumps	Historical	Citywide	100%	2028	20		20	17	3	86%	14%	0%
Wastewater	Solid Stream	Historical	Citywide	100%	2028	972		972	838	134	86%	14%	0%
Wastewater	By-Pass Treatment	Historical	Citywide	100%	2028	1,165		1,165	1,004	160	86%	14%	0%
Wastewater	Outfall Remediation	Historical	Citywide	100%	2028	1,208		1,208	1,042	166	86%	14%	0%
Wastewater	Telemetry & SCADA Upgrade	Historical	Citywide	100%	2028	834		834	52	782	6%	94%	0%
Wastewater	Bioreactor Upgrades	Historical	Citywide	100%	2028	1,196		1,196	1,031	164	86%	14%	0%
Wastewater	Clarifier Upgrades	Historical	Citywide	100%	2028	4		4	3	1	86%	14%	0%
Wastewater	Biosolids Disposal	Historical	Citywide	100%	2028	94		94	81	13	86%	14%	0%
Wastewater	Digester	Historical	Citywide	100%	2028	246		246	212	34	86%	14%	0%
Wastewater	Screens	Historical	Citywide	100%	2028	43		43	37	6	86%	14%	0%
Wastewater	WTP Digester Upgrade	Historical	Citywide	100%	2028	3,425		3,425	2,954	471	86%	14%	0%
Wastewater	PP2 Bioreactor Upgrade	Historical	Citywide	100%	2028	978		978	844	135	86%	14%	0%
Wastewater	PP2 Screens	Historical	Citywide	100%	2028	206		206	178	28	86%	14%	0%
Wastewater	Upgrade Digester	Historical	Citywide	100%	2028	13		13	11	2	86%	14%	0%
Wastewater	Upgrade Screens	Historical	Citywide	100%	2028	34		34	29	5	86%	14%	0%
Wastewater	Pump Station Capacity Increase	Historical	Citywide	100%	2028	859		859	741	118	86%	14%	0%
Wastewater	WTP Systems Upgrade	Historical	Citywide	100%	2028	456		456	393	63	86%	14%	0%
Wastewater	Upgrade wastewater treatment plant (Pukete 3)	Historical	Citywide	100%	2028	3,377		3,377	2,963	414	88%	12%	0%
Wastewater	Increase capacity of Wastewater pump stations	Historical	Citywide	100%	2028	1,309		1,309	327	982	25%	75%	0%
Wastewater	Integrate wastewater network in new areas with existing network	Historical	Citywide	100%	2028	14		14	12	2	86%	14%	0%
Wastewater	Upgrade wastewater treatment plant systems (SCADA and Telemetry)	Historical	Citywide	100%	2028	1,012		1,012	873	139	86%	14%	0%
Wastewater	Wastewater master plan	Historical	Citywide	100%	2028	815		815	703	112	86%	14%	0%
Wastewater	Wastewater Treatment Plant compliance - minor upgrades	Historical	Citywide	100%	2028	2,179		2,179	136	2,043	6%	94%	0%
Wastewater	Dominion Rd - Grasshopper	Historical	Infill	100%	2028	9		9	8	1	88%	12%	0%
Wastewater	Pembroke St	Historical	Infill	100%	2028	15		15	13	2	88%	12%	0%
Wastewater	Inverness Ave	Historical	Infill	100%	2028	13		13	11	2	88%	12%	0%
Wastewater	Cameron Road	Historical	Infill	100%	2028	8		8	7	1	88%	12%	0%
Wastewater	Infill Development Budget Only	Historical	Infill	100%	2028	571		571	493	79	86%	14%	0%
Wastewater	Integrate WW Network	Historical	Infill	100%	2028	210		210	182	29	86%	14%	0%
Wastewater	wastewater customer connections	10-Year Plan	Infill East	50%	2028	287	287				0%	0%	100%
Wastewater	Wastewater network upgrade - growth	10-Year Plan	Infill East	50%	2028	1,723		1,723	1,533	189	89%	11%	0%
Wastewater													

Activity	Project description	Future / Historical	Catchment	% costs allocated to catchment	Last Year Capex Chargeable	Total capital cost Incl subsidies	Subsidies	Total Cost Net Subsidies	DC Capex	Rates Loan	DC %	Rates %	Other sources %
Wastewater	Peacocks Pump station	Historical	Peacocke	100%	2028	25		25	22	3	88%	12%	0%
Wastewater	Upgrade/new wastewater WW/W1 PS N17 Peacocks stage 1A	10-Year Plan	Peacocke 1	100%	2028	1,225		1,225	1,090	135	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/W1-16 Peacocks stage 1B	10-Year Plan	Peacocke 1	100%	2028	137		137	122	15	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/W1-21 Peacocks stage 1B	10-Year Plan	Peacocke 1	100%	2028	442		442	393	49	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/W1-23 Peacocks stage 1B	10-Year Plan	Peacocke 1	100%	2028	673		673	599	74	89%	11%	0%
Wastewater	Increase capacity of wastewater network in Peacocke Stage 1	Historical	Peacocke 1	100%	2028	1,137		1,137	997	139	88%	12%	0%
Wastewater	Upgrade/new wastewater WW/E1-1 Peacocks stage 2 (HIF)	10-Year Plan	Peacocke 2	100%	2028	336		336	299	37	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/E1-2 Peacocks stage 2 (HIF)	10-Year Plan	Peacocke 2	100%	2028	551		551	490	61	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/E1-5a Peacocks stage 2 (HIF)	10-Year Plan	Peacocke 2	100%	2028	2,155		2,155	1,918	237	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/E1-5b Peacocks stage 2 (HIF)	10-Year Plan	Peacocke 2	100%	2028	2,155		2,155	1,918	237	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/W1-6 Peacocks stage 2 (HIF)	10-Year Plan	Peacocke 2	100%	2028	1,667		1,667	1,484	183	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/W1-7 Peacocks stage 2 (HIF)	10-Year Plan	Peacocke 2	100%	2028	784		784	698	86	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/E1 PS N3 Peacocks stage 2 (HIF)	10-Year Plan	Peacocke 2	100%	2028	548		548	487	60	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/W2-5 Peacocks stage 2 (HIF)	10-Year Plan	Peacocke 2	100%	2028	267		267	238	29	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/W2-4 Peacocks stage 2 (HIF)	10-Year Plan	Peacocke 2	100%	2028	55		55	49	6	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/W2-6 Peacocks stage 2 (HIF)	10-Year Plan	Peacocke 2	100%	2028	336		336	299	37	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/W2-7 Peacocks stage 2 (HIF)	10-Year Plan	Peacocke 2	100%	2028	1,360		1,360	1,210	150	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/W2-9 Peacocks stage 2 (HIF)	10-Year Plan	Peacocke 2	100%	2028	1,129		1,129	1,005	124	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/W2-10 Peacocks stage 2 (HIF)	10-Year Plan	Peacocke 2	100%	2028	749		749	667	82	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/W2-11 Peacocks stage 2 (HIF)	10-Year Plan	Peacocke 2	100%	2028	305		305	272	34	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/W2-16 Peacocks stage 2 (HIF)	10-Year Plan	Peacocke 2	100%	2028	215		215	191	24	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/W2 PS N9 Peacocks stage 2 (HIF)	10-Year Plan	Peacocke 2	100%	2028	1,302		1,302	1,159	143	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/W2 PS N11 Peacocks stage 2 (HIF)	10-Year Plan	Peacocke 2	100%	2028	1,717		1,717	1,528	189	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/W2 PS N10 Peacocks stage 2 (HIF)	10-Year Plan	Peacocke 2	100%	2028	1,330		1,330	1,184	146	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/W1-8 Peacocks stage 2A	10-Year Plan	Peacocke 2	100%	2028	3,940		3,940	3,507	433	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/E1-3 Peacocks stage 2A	10-Year Plan	Peacocke 2	100%	2028	366		366	326	40	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/E1-4 Peacocks stage 2A	10-Year Plan	Peacocke 2	100%	2028	532		532	473	58	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/W1-1 Peacocks stage 2A	10-Year Plan	Peacocke 2	100%	2028	907		907	807	100	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/W1-2 Peacocks stage 2A	10-Year Plan	Peacocke 2	100%	2028	926		926	824	102	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/W1-3 Peacocks stage 2A	10-Year Plan	Peacocke 2	100%	2028	1,052		1,052	936	116	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/W1-12 Peacocks stage 2A	10-Year Plan	Peacocke 2	100%	2028	406		406	361	45	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/E2-1 Peacocks stage 2A	10-Year Plan	Peacocke 2	100%	2028	112		112	100	12	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/E2-5 Peacocks stage 2A	10-Year Plan	Peacocke 2	100%	2028	186		186	165	20	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/E2-6 Peacocks stage 2A	10-Year Plan	Peacocke 2	100%	2028	93		93	83	10	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/E2-7 Peacocks stage 2A	10-Year Plan	Peacocke 2	100%	2028	265		265	236	29	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/W2-8 Peacocks stage 2A	10-Year Plan	Peacocke 2	100%	2028	225		225	201	25	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/W2-12 Peacocks stage 2A	10-Year Plan	Peacocke 2	100%	2028	371		371	330	41	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/W2-13 Peacocks stage 2A	10-Year Plan	Peacocke 2	100%	2028	425		425	378	47	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/W2-17 Peacocks stage 2A	10-Year Plan	Peacocke 2	100%	2028	274		274	243	30	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/W2-19 Peacocks stage 2A	10-Year Plan	Peacocke 2	100%	2028	334		334	297	37	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/E2 PS N8 Peacocks stage 2A	10-Year Plan	Peacocke 2	100%	2028	392		392	349	43	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/E2 PS N3 Peacocks stage 2A	10-Year Plan	Peacocke 2	100%	2028	322		322	286	36	89%	11%	0%
Wastewater	Upgrade/new wastewater WW/3133.1 Rotokauri industrial	10-Year Plan	Rotokauri	100%	2028	407		407	362	45	89%	11%	0%
Wastewater	Upgrade/New wastewater WW/3201.2 Rotokauri stage 1	10-Year Plan	Rotokauri	100%	2028	151		151	134	17	89%	11%	0%
Wastewater	Upgrade/New wastewater WW/3127.1 Rotokauri stage 1	10-Year Plan	Rotokauri	100%	2028	59		59	53	6	89%	11%	0%
Wastewater	Upgrade/New wastewater WW/3125.1 Rotokauri stage 1	10-Year Plan	Rotokauri	100%	2028	15		15	13	2	89%	11%	0%
Wastewater	Upgrade/New wastewater WW/3127.3 Rotokauri stage 1	10-Year Plan	Rotokauri	100%	2028	196		196	175	22	89%	11%	0%
Wastewater	Upgrade/New wastewater WW/3128.1 Rotokauri stage 1	10-Year Plan	Rotokauri	100%	2028	68		68	60	7	89%	11%	0%
Wastewater	Upgrade/New wastewater WW/3129.3 Rotokauri stage 1	10-Year Plan	Rotokauri	100%	2028	372		372	331	41	89%	11%	0%
Wastewater	Upgrade/New wastewater WW/3129.4 Rotokauri stage 1	10-Year Plan	Rotokauri	100%	2028	234		234	208	26	89%	11%	0%
Wastewater	Upgrade/New wastewater WW/3132.1 Rotokauri stage 1	10-Year Plan	Rotokauri	100%	2028	45		45	40	5	89%	11%	0%
Wastewater	Upgrade/New wastewater WW/3122.1 Rotokauri stage 1	10-Year Plan	Rotokauri	100%	2028	1,254		1,254	1,116	138	89%	11%	0%
Wastewater	Upgrade/New wastewater WW/3201.1 Rotokauri stage 1	10-Year Plan	Rotokauri	100%	2028	250		250	223	28	89%	11%	0%
Wastewater	Upgrade/New wastewater WW/3127.2 Rotokauri stage 1	10-Year Plan	Rotokauri	100%	2028	53		53	47	6	89%	11%	0%
Wastewater	The Link	Historical	Rotokauri	100%	2028	39		39	34	5	88%	12%	0%
Wastewater	Gilchrist Rd to Brymer Rd	Historical	Rotokauri	100%	2028	43		43	38	5	88%	12%	0%
Wastewater	Rotokauri Rd to Baverstock	Historical	Rotokauri	100%	2028	4		4	4	1	88%	12%	0%
Wastewater	Ruffell Rd	Historical	Rotokauri	100%	2028	26		26	23	3	88%	12%	0%
Wastewater	Ruffell Rd	Historical	Rotokauri	100%	2028	74		74	65	9	88%	12%	0%
Wastewater	Increase capacity of wastewater network in Rotokauri stage 1	Historical	Rotokauri	100%	2028	1,252		1,252	1,099	153	88%	12%	0%
Wastewater	Upgrade/New wastewater WW/1204.2A in Rototuna	10-Year Plan	Rototuna	100%	2028	1,765		1,765	596	1,169	34%	66%	0%
Wastewater	Upgrade/New wastewater WW/1204.2B in Rototuna	10-Year Plan	Rototuna	100%	2028	1,135		1,135	868	267	77%	24%	0%
Wastewater	Upgrade/New wastewater WW/1129.1 in Rototuna	10-Year Plan	Rototuna	100%	2028	1,661		1,661	561	1,101	34%	66%	0%
Wastewater	Upgrade/New wastewater WW/1204.1 PS in Rototuna	10-Year Plan	Rototuna	100%	2028	1,944		1,944	656	1,288	34%	66%	0%
Wastewater	Upgrade/New wastewater WW/1125.1 in Rototuna	10-Year Plan	Rototuna	100%	2028	1,441		1,441	810	630	56%	44%	0%
Wastewater	Upgrade/New wastewater WW/1124.3 in Rototuna	10-Year Plan	Rototuna	100%	2028	419		419	235	183	56%	44%	0%
Wastewater	Upgrade/New wastewater WW/1125.2 in Rototuna	10-Year Plan	Rototuna	100%	2028	960		960	540	420	56%	44%	0%
Wastewater	Upgrade/New wastewater WW/1131.2 in Rototuna	10-Year Plan	Rototuna	100%	2028	110		110	62	48	56%	44%	0%
Wastewater	Upgrade/New wastewater WW/1132.1 in Rototuna	10-Year Plan	Rototuna	100%	2028	392		392	220	171	56%	44%	0%
Wastewater	Upgrade/New wastewater WW/1202.2 in Rototuna	10-Year Plan	Rototuna	100%	2028	36		36	20	16	56%	44%	0%
Wastewater	Upgrade/New wastewater WW/1203.2 in Rototuna	10-Year Plan	Rototuna	100%	2028	51		51	29	22	56%	44%	0%
Wastewater	Increase capacity of wastewater network in Rototuna	Historical	Rototuna	100%	2028	1,593	47	1,546	1,357	189	88%	12%	3%
Wastewater	Thomas/Borman Catchment	Historical	Rototuna	100%	2028	53		53	46	6	88%	12%	0%
Wastewater	Borman Rd	Historical	Rototuna	100%	2028	688		688	604	84	88%	12%	0%
Wastewater	Sylvester/River Rd/The Link	Historical	Rototuna	100%	2028	407		407	357	50	88%	12%	0%
Wastewater	Thomas Rd Stage 2	Historical	Rototuna	100%	2028	41		41	36	5	88%	12%	0%
Wastewater	Cumberland	Historical	Rototuna	100%	2028	758		758	665	93	88%	12%	0%
Wastewater	Rototuna Trunks	Historical	Rototuna	100%	2028	67		67	59	8	88%	12%	0%
Wastewater	Ashmore	Historical	Rototuna	100%	2028	58		58	51	7	88%	12%	0%
Wastewater	Paradise - Horsham Estate	Historical	Rototuna	100%	2028	348		348	305	43	88%	12%	0%
Wastewater	River Rd	Historical	Rototuna	100%	2028	1,061		1,061	931	130	88%	12%	0%
Wastewater	Sexton Road	Historical	Rototuna	100%	2028	19		19	17	2	88%	12%	0%
Wastewater	Borman Rd - Developer (00695)	Historical	Rototuna	100%	2028	88		88	77	11	88%	12%	0%
Wastewater	Borman Rd west to Sylvester Rd	Historical	Rototuna	100%	2028	395		395	347	48	88%	12%	0%
Wastewater	Manning St	Historical	Rototuna	100%	2028	17		17	15	2	88%	12%	0%
Wastewater	North City Rd - Pump Station	Historical	Rototuna	100%	2028	19		19	17	2	88%	12%	0%
Wastewater	River Rd - Woodridge south	Historical	Rototuna	100%	2028	123		123	108	15	88%	12%	0%
Wastewater	Borman West Pump Station	Historical	Rototuna	100%	2028	6		6	5	1	88%	12%	0%
Wastewater	Rototuna WW Network	Historical	Rototuna	100%	2028	947		947	831	116	88%	12%	0%
Wastewater	Ruakura Wastewater Pipeline	10-Year Plan	Ruakura	100%	2028	9,051		9,051	8,055	996	89%	11%	0%
Wastewater	Ruakura Structure Plan	Historical	Ruakura	100%	2028	27		27	24	3	88%	12%	0%
Wastewater	Dinsdale PS Upgrade	10-Year Plan	Temple View	5%	2028	492		492	189	303	39%	62%	0%
Wastewater	Western Interceptor Duplication - Mid Section	10-Year Plan	Temple View	5%	2028	1,172		1,172	451	721	39%	62%	0%
Wastewater	Templeview - Waipa Loan	Historical	Temple View	100%	2028	1,240		1,240	322	918	26%	74%	0%
Wastewater	Templeview Upgrade	Historical	Temple View	100%	2028	431		431	372	59	86%	14%	0%
Wastewater	FE2 Storage - Stage 1	10-Year Plan	WW - East	100%	2028	13,209		13,209	11,756	1,453	89%	11%	0%
Wastewater	Repayment to Tainui	Historical	WW - East	100%	2028	872		872	765	107	88%	12%	0%
Wastewater	Far Eastern Interceptor 5	Historical	WW - East	100%	2028	2,221		2,221	1,949	272	88%	12%	0%
Wastewater	Venting of Interceptors	Historical	WW - East	50%	2028	31		31	27	4	88%	12%	0%
Wastewater	Far Eastern Interceptor - E1	Historical	WW - East	100%	2028	1,081		1,081	948	132	88%	12%	0%
Wastewater	Increase capacity of wastewater network (Far Eastern Interceptor in	Historical	WW - East	100%	2028	3,112</							

Activity	Project description	Future / Historical	Catchment	% costs allocated to catchment	Last Year Capex Chargeable	Total capital cost Incl subsidies	Subsidies	Total Cost Net Subsidies	DC Capex	Rates Loan	DC %	Rates %	Other sources %
Water	Project Design - GH D 03108	Historical	Citywide	100%	2028	2,453		2,453	245	2,208	10%	90%	0%
Water	Filter Upgrade	Historical	Citywide	100%	2028	431		431	378	53	88%	12%	0%
Water	Instrumentation & Sampling	Historical	Citywide	100%	2028	142		142	14	128	10%	90%	0%
Water	Project Overheads	Historical	Citywide	100%	2028	384		384	38	345	10%	90%	0%
Water	(PLC) Control System	Historical	Citywide	100%	2028	226		226	23	203	10%	90%	0%
Water	Polymer Make-Up System	Historical	Citywide	100%	2028	45		45	4	40	10%	90%	0%
Water	UV Module - 0454	Historical	Citywide	100%	2028	623		623	62	560	10%	90%	0%
Water	Variable Speed Drive	Historical	Citywide	100%	2028	36		36	4	33	10%	90%	0%
Water	Main Contract- Un Gooder 00108	Historical	Citywide	100%	2028	14,542		14,542	1,454	13,088	10%	90%	0%
Water	Rotokauri - Future Growth	Historical	Citywide	100%	2028	21		21	19	2	89%	11%	0%
Water	Trunk Mains - Budget Only	Historical	Citywide	100%	2028	4		4	2	2	51%	49%	0%
Water	Activated Carbon - 0480	Historical	Citywide	100%	2028	535		535	53	481	10%	90%	0%
Water	Module Room	Historical	Citywide	100%	2028	105		105	10	94	10%	90%	0%
Water	Pump Supply	Historical	Citywide	100%	2028	274		274	27	246	10%	90%	0%
Water	Sand Supply	Historical	Citywide	100%	2028	59		59	6	53	10%	90%	0%
Water	Bulkmain Valve Automation	Historical	Citywide	100%	2028	20		20	18	2	89%	11%	0%
Water	WTS Capital Imps - Pumpstation	Historical	Citywide	100%	2028	27		27	3	24	10%	90%	0%
Water	WTS Capital Imp - Radios	Historical	Citywide	100%	2028	7		7	1	6	10%	90%	0%
Water	Wairere Dr 3 Huk - Crrs	Historical	Citywide	100%	2028	1,772		1,772	1,573	199	89%	11%	0%
Water	Alum Sludge Storage Tank	Historical	Citywide	100%	2028	26		26	2	24	6%	94%	0%
Water	WTS Emergency Electricity Supp	Historical	Citywide	100%	2028	814		814	51	763	6%	94%	0%
Water	Alum/Fluoride delivery	Historical	Citywide	100%	2028	107		107	7	100	6%	94%	0%
Water	Eastern bulk watermain augment	Historical	Citywide	100%	2028	2,192		2,192	1,946	247	89%	11%	0%
Water	Network Bulk Monitoring	Historical	Citywide	100%	2028	20		20	18	2	89%	11%	0%
Water	Rotokauri water reservoir	Historical	Citywide	100%	2028	73		73	65	8	89%	11%	0%
Water	Rototuna Reservoir	Historical	Citywide	100%	2028	400		400	355	45	89%	11%	0%
Water	Inlet/Outlet Flow meters	Historical	Citywide	100%	2028	7		7	6	1	89%	11%	0%
Water	Online flow meters	Historical	Citywide	100%	2028	13		13	12	1	89%	11%	0%
Water	Online Pressure, Cl2 Instrument	Historical	Citywide	100%	2028	5		5	4	1	89%	11%	0%
Water	Online Pressure & Chlorine	Historical	Citywide	100%	2028	31		31	28	4	89%	11%	0%
Water	Reservoir shutoff valves	Historical	Citywide	100%	2028	6		6	5	1	89%	11%	0%
Water	WTS Growth	Historical	Citywide	100%	2028	307		307	269	38	88%	12%	0%
Water	Alum Sludge Dewatering	Historical	Citywide	100%	2028	320		320	32	288	10%	90%	0%
Water	High Lift VSD	Historical	Citywide	100%	2028	51		51	3	48	6%	94%	0%
Water	HFA Tank & Alum Bulk	Historical	Citywide	100%	2028	4		4	0	3	10%	90%	0%
Water	Rototuna Reservoir/bulkmain	Historical	Citywide	100%	2028	42		42	37	5	89%	11%	0%
Water	Reservoir capital improvements	Historical	Citywide	100%	2028	75		75	67	8	89%	11%	0%
Water	Res Emergency Power	Historical	Citywide	100%	2028	297		297	264	33	89%	11%	0%
Water	Alum & Fluoride bulk delivery	Historical	Citywide	100%	2028	43		43	3	41	6%	94%	0%
Water	Highlift Variable speed drive	Historical	Citywide	100%	2028	75		75	5	70	6%	94%	0%
Water	Waikato River Extraction Struc	Historical	Citywide	100%	2028	2,724		2,724	170	2,554	6%	94%	0%
Water	WTP Equipment Upgrade	Historical	Citywide	100%	2028	1,988		1,988	124	1,864	6%	94%	0%
Water	Watermain Integration	Historical	Citywide	100%	2028	163		163	125	38	77%	24%	0%
Water	Rototuna Reservoir and associated bulk mains	Historical	Citywide	100%	2028	21,286		21,286	18,891	2,395	89%	11%	0%
Water	Water Demand Management- network water loss	Historical	Citywide	100%	2028	2,007		2,007	125	1,882	6%	94%	0%
Water	Water treatment plant compliance- minor upgrades	Historical	Citywide	100%	2028	3,485		3,485	218	3,267	6%	94%	0%
Water	Update Water model	Historical	Citywide	100%	2028	995		995	858	137	86%	14%	0%
Water	Water pipe upgrade- growth	Historical	Citywide	100%	2028	712		712	365	347	51%	49%	0%
Water	Integrate water mains in new areas with existing network	Historical	Citywide	100%	2028	7		7	6	2	77%	24%	0%
Water	Water Demand Management- Dinsdale reservoir zone	Historical	Citywide	100%	2028	550		550	60	489	11%	89%	0%
Water	Managing demand for water - upgrade WTP to 140 ML	Historical	Citywide	100%	2028	5,733		5,733	5,031	702	88%	12%	0%
Water	Water Demand Management - Pukete Reservoir Zone	Historical	Citywide	100%	2028	1,085		1,085	119	966	11%	89%	0%
Water	Update Water master plan	Historical	Citywide	100%	2028	278		278	240	38	86%	14%	0%
Water	Ruakura Reservoir	Historical	Citywide	54%	2028	502		502	445	56	89%	11%	0%
Water	Ruakura Reservoir	Historical	Citywide	46%	2028	427		427	47	380	11%	89%	0%
Water	water network upgrade- growth	10-Year Plan	Infill	100%	2028	3,445		3,445	2,205	1,240	64%	36%	0%
Water	Water network upgrade to allow development	10-Year Plan	Infill	100%	2028	919		919	588	331	64%	36%	0%
Water	Upgrade Maeroa Reservoir PS	10-Year Plan	Infill	100%	2028	1,065		1,065	466	599	44%	56%	0%
Water	Establish Pukete Zone	10-Year Plan	Infill	100%	2028	75		75	33	42	44%	56%	0%
Water	Actuated Valve between Fairfield and Ruakura	10-Year Plan	Infill	100%	2028	65		65	28	37	44%	56%	0%
Water	Actuated Valve between Fairfield and Rototuna	10-Year Plan	Infill	100%	2028	65		65	28	37	44%	56%	0%
Water	Establish Fairfield Zone	10-Year Plan	Infill	100%	2028	75		75	33	42	44%	56%	0%
Water	Hillcrest Booster PS	10-Year Plan	Infill	100%	2028	857		857	375	482	44%	56%	0%
Water	Newcastle PS Upgrade and associated pipework	10-Year Plan	Infill	100%	2028	1,215		1,215	532	684	44%	56%	0%
Water	Pressure Main 520mm	10-Year Plan	Infill	100%	2028	60		60	26	34	44%	56%	0%
Water	Actuated Valve on Mansel Ave	10-Year Plan	Infill	100%	2028	50		50	16	35	31%	69%	0%
Water	Establish Hillcrest Boosted Zone	10-Year Plan	Infill	100%	2028	75		75	23	52	31%	69%	0%
Water	Establish Hillcrest non-Boosted Zone	10-Year Plan	Infill	100%	2028	75		75	23	52	31%	69%	0%
Water	Newcastle PS Bulk Main 520mm	10-Year Plan	Infill	100%	2028	19		19	8	11	44%	56%	0%
Water	Newcastle Pressure Main 250mm	10-Year Plan	Infill	100%	2028	2,619		2,619	1,146	1,473	44%	56%	0%
Water	Newcastle Pressure Main 300mm	10-Year Plan	Infill	100%	2028	2,402		2,402	1,051	1,351	44%	56%	0%
Water	Newcastle Pressure Main 450mm	10-Year Plan	Infill	100%	2028	4,563		4,563	1,996	2,567	44%	56%	0%
Water	Newcastle Pressure Main 520mm	10-Year Plan	Infill	100%	2028	67		67	29	38	44%	56%	0%
Water	Newcastle Reservoir Bypass	10-Year Plan	Infill	100%	2028	81		81	36	46	44%	56%	0%
Water	Newcastle Establish Zone	10-Year Plan	Infill	100%	2028	81		81	36	46	44%	56%	0%
Water	Baverstock Stage 3	Historical	Infill	100%	2028	58		58	30	29	51%	49%	0%
Water	Watermain Ruakura Rd	Historical	Infill	100%	2028	278		278	142	136	51%	49%	0%
Water	Farrington/Wentworth	Historical	Infill	100%	2028	43		43	22	21	51%	49%	0%
Water	Maui St	Historical	Infill	100%	2028	31		31	16	15	51%	49%	0%
Water	Wentworth Dr	Historical	Infill	100%	2028	61		61	31	30	51%	49%	0%
Water	Brymer Rd	Historical	Infill	100%	2028	169		169	87	83	51%	49%	0%
Water	Albert St (Grey-McFarlane)	Historical	Infill	100%	2028	44		44	22	21	51%	49%	0%
Water	Blackburn St (Killarney - Sayer)	Historical	Infill	100%	2028	40		40	21	20	51%	49%	0%
Water	Blackburn (Sayer-Rhodes) #3753	Historical	Infill	100%	2028	84		84	43	41	51%	49%	0%
Water	Burrows Place	Historical	Infill	100%	2028	43		43	22	21	51%	49%	0%
Water	Campbell St # 473, 3058 & 3059	Historical	Infill	100%	2028	81		81	41	39	51%	49%	0%
Water	Campbell (Massey - Killarney)	Historical	Infill	100%	2028	86		86	44	42	51%	49%	0%
Water	Carrington Ave (Gazely-Baffles)	Historical	Infill	100%	2028	21		21	11	10	51%	49%	0%
Water	Grey (Well-Albert) #124	Historical	Infill	100%	2028	60		60	31	29	51%	49%	0%
Water	Hammond St #750	Historical	Infill	100%	2028	5		5	3	3	51%	49%	0%
Water	MacFarlane St PR 600	Historical	Infill	100%	2028	66		66	34	32	51%	49%	0%
Water	Norton Rd Cul de sac	Historical	Infill	100%	2028	26		26	13	13	51%	49%	0%
Water	Norton Rd ex transportation	Historical	Infill	100%	2028	309		309	159	151	51%	49%	0%
Water	Paterson St # 3180	Historical	Infill	100%	2028	74		74	38	36	51%	49%	0%
Water	Primrose St #402	Historical	Infill	100%	2028	91		91	47	45	51%	49%	0%
Water	Wellington Street	Historical	Infill	100%	2028	40		40	20	19	51%	49%	0%
Water	Gazely Ave	Historical	Infill	100%	2028	20		20	10	10	51%	49%	0%
Water	LORNE ST, (13 Lorne-Hospital's	Historical	Infill	100%	2028	4		4	2	2	51%	49%	0%
Water	Lorne (Hospital's 200mm conne	Historical	Infill	100%	2028	43		43	22	21	51%	49%	0%
Water	May ST (CAMERON-GREENSBORO)	Historical	Infill	100%	2028	34		34	17	17	51%	49%	0%
Water	SAVER (PATERSON - CAMPBELL) Nt	Historical	Infill	100%	2028	18		18	9	9	51%	49%	0%
Water	Sayer (Paterson - Campbell) St	Historical	Infill	100%	2028	17		17	9	9	51%	49%	0%
Water	Ruffel Rd (Quadrant Develop)	Historical	Infill	100%	2028	73		73	37	36	51%	49%	0%
Water	Ascot Rd (#8 Ryan #7 Read)	Historical	Infill	100%	2028	18		18	9	9	51%	49%	0%
Water	Ascot Rd (Read - Snell)	Historical	Infill	100%	2028	7		7	4	4	51%	49%	0%
Water	Ascot Road/ Winstone Ave	Historical	Infill	100%	2028	29		29	15	14	51%	49%	0%
Water	Aurora Tce- End Odonohue 923	Historical	Infill	100%	2028	47		47	24	23	51%	49%	0%
Water	Cameron Rd, (Old Farm-Clyde)	Historical	Infill	100%	2028	116		116	60	57	51%	49%	0%
Water	Carrington Ave-Baffles-Silverd	Historical	Infill	100%	2028	34		34	17	17	51%	49%	0%
Water	Carrington-Vesty-Gazely 9161	Historical	Infill	100%	2028	26		26	13	13	51%	49%	0%
Water	Chesterman Rd (#30 Hudson)	Historical	Infill	100%	2028	12		12	6	6	51%	49%	0%
Water	Chesterman Rd (#30 Olympia Pl)	Historical	Infill	100%	2028	7		7	4	3	51%	49%	0%
Water	Chesterman Rd/Norma Pl	Historical	Infill	100%	2028	19		19	10	9	51%	49%	0%
Water	Dalethorpe (Clarkin-Strowan)	Historical	Infill	100%	2028	10	</						

Activity	Project description	Future / Historical	Catchment	% costs allocated to catchment	Last Year Capex Chargeable	Total capital cost Incl subsidies	Subsidies	Total Cost Net Subsidies	DC Capex	Rates Loan	DC %	Rates %	Other sources %
Water	Pine Ave-Urlich Ave cul de sac	Historical	Infill	100%	2028	14		14	7	7	51%	49%	0%
Water	Pine Ave-Urlich Pollen	Historical	Infill	100%	2028	9		9	5	4	51%	49%	0%
Water	Avalon to Tasman Industrial	Historical	Infill	100%	2028	4		4	2	2	51%	49%	0%
Water	Sayer Campbell-Maitland. # 1509	Historical	Infill	100%	2028	21		21	11	10	51%	49%	0%
Water	S Pauls Rd/Fend St/Balmoral St	Historical	Infill	100%	2028	19		19	10	9	51%	49%	0%
Water	Ulrich Ave-#46 Ohaupo	Historical	Infill	100%	2028	26		26	13	13	51%	49%	0%
Water	Winstone Ave (Crosby-Ascot)	Historical	Infill	100%	2028	14		14	7	7	51%	49%	0%
Water	Wordworth Cres	Historical	Infill	100%	2028	35		35	18	17	51%	49%	0%
Water	Infill Upgrades	Historical	Infill	100%	2028	4		4	2	2	51%	49%	0%
Water	Casey #14	Historical	Infill	100%	2028	29		29	15	14	51%	49%	0%
Water	Garthwood Ave 1	Historical	Infill	100%	2028	55		55	28	27	51%	49%	0%
Water	Garthwood 2	Historical	Infill	100%	2028	50		50	26	25	51%	49%	0%
Water	Newcastle Rd	Historical	Infill	100%	2028	121		121	62	59	51%	49%	0%
Water	Nixon Street 1	Historical	Infill	100%	2028	34		34	17	17	51%	49%	0%
Water	Nixon Street 2	Historical	Infill	100%	2028	42		42	22	21	51%	49%	0%
Water	Nixon Street 5	Historical	Infill	100%	2028	84		84	43	41	51%	49%	0%
Water	Taniwha/Wye Sts/Torrington Ave	Historical	Infill	100%	2028	22		22	11	11	51%	49%	0%
Water	Ruffell Rd Trunkmain	Historical	Infill	50%	2028	14		14	7	7	51%	49%	0%
Water	Upgrade/new watermain 2121.2 Peacocks stage 1A	10-Year Plan	Peacocke	100%	2028	78		78	69	9	89%	11%	0%
Water	Upgrade/new distribution main 2124.1 Peacocks stage 1 HIF	10-Year Plan	Peacocke	100%	2028	842		842	749	93	89%	11%	0%
Water	Upgrade/Build new watermain WTR/2131.1 Peacocks stage 2 (HIF)	10-Year Plan	Peacocke	100%	2028	734		734	654	81	89%	11%	0%
Water	Upgrade/Build new watermain WTR/2132.1 Peacocks stage 2 (HIF)	10-Year Plan	Peacocke	100%	2028	293		293	261	32	89%	11%	0%
Water	Upgrade/Build new watermain WTR/2132.2 Peacocks stage 2 (HIF)	10-Year Plan	Peacocke	100%	2028	640		640	570	70	89%	11%	0%
Water	Upgrade/Build new watermain WTR/2132.3 Peacocks stage 2 (HIF)	10-Year Plan	Peacocke	100%	2028	890		890	792	98	89%	11%	0%
Water	Upgrade/Build new watermain WTR/2125.1 Peacocks stage 2 (HIF)	10-Year Plan	Peacocke	100%	2028	1,181		1,181	1,051	130	89%	11%	0%
Water	Upgrade/Build new watermain WTR/2132.4 Peacocks stage 2 (HIF)	10-Year Plan	Peacocke	100%	2028	299		299	266	33	89%	11%	0%
Water	Upgrade/Build new watermain WTR/2124.2 Peacocks stage 2 (HIF)	10-Year Plan	Peacocke	100%	2028	989		989	881	109	89%	11%	0%
Water	Upgrade/Build new watermain WTR/2124.3 Peacocks stage 2 (HIF)	10-Year Plan	Peacocke	100%	2028	491		491	437	54	89%	11%	0%
Water	Upgrade/Build new watermain WTR/2130.3 Peacocks stage 2A	10-Year Plan	Peacocke	100%	2028	435		435	388	48	89%	11%	0%
Water	Upgrade/Build new watermain WTR/2132.5 Peacocks stage 2A	10-Year Plan	Peacocke	100%	2028	196		196	174	22	89%	11%	0%
Water	Upgrade/Build new watermain WTR/2130.2 Peacocks stage 2A	10-Year Plan	Peacocke	100%	2028	487		487	434	54	89%	11%	0%
Water	Upgrade/Build new watermain WTR/2130.1 Peacocks stage 2A	10-Year Plan	Peacocke	100%	2028	927		927	825	102	89%	11%	0%
Water	Peacocke water supply trunkmain	Historical	Peacocke	100%	2028	20		20	17	2	89%	11%	0%
Water	Upgrade or build new watermain in Peacocke stage 1	Historical	Peacocke	100%	2028	26		26	23	3	89%	11%	0%
Water	Upgrade/Build new watermain WTR/3125.2 Rotokauri industrial	10-Year Plan	Rotokauri	100%	2028	410		410	365	45	89%	11%	0%
Water	Upgrade/Build new watermain WTR/3129.3 Rotokauri stage 1	10-Year Plan	Rotokauri	100%	2028	127		127	113	14	89%	11%	0%
Water	Upgrade/Build new watermain WTR/3127.3 Rotokauri stage 1	10-Year Plan	Rotokauri	100%	2028	50		50	45	6	89%	11%	0%
Water	Upgrade/Build new watermain WTR/3127.4 Rotokauri stage 1	10-Year Plan	Rotokauri	100%	2028	104		104	93	11	89%	11%	0%
Water	Upgrade/Build new watermain WTR/3127.5 Rotokauri stage 1	10-Year Plan	Rotokauri	100%	2028	42		42	38	5	89%	11%	0%
Water	Upgrade/Build new watermain WTR/3130.1 Rotokauri stage 1	10-Year Plan	Rotokauri	100%	2028	439		439	391	48	89%	11%	0%
Water	Upgrade/Build new watermain WTR/3131.1 Rotokauri stage 1	10-Year Plan	Rotokauri	100%	2028	183		183	163	20	89%	11%	0%
Water	Upgrade/Build new watermain WTR/3134.3 Rotokauri stage 1	10-Year Plan	Rotokauri	100%	2028	227		227	202	25	89%	11%	0%
Water	Upgrade/Build new watermain WTR/3126.3 Rotokauri industrial	10-Year Plan	Rotokauri	100%	2028	195		195	98	98	50%	50%	0%
Water	Upgrade/Build new watermain WTR/10120.1 Rotokauri industrial	10-Year Plan	Rotokauri	100%	2028	112		112	56	56	50%	50%	0%
Water	Upgrade/Build new watermain WTR/10121.1 Rotokauri industrial	10-Year Plan	Rotokauri	100%	2028	98		98	49	49	50%	50%	0%
Water	Ruffell Rd Trunk	Historical	Rotokauri	100%	2028	37	13	23	21	3	89%	11%	36%
Water	Rotokauri Rd (#172 to #204)	Historical	Rotokauri	100%	2028	126		126	65	61	51%	49%	0%
Water	Rotokauri Water Trunkmain	Historical	Rotokauri	100%	2028	837		837	743	94	89%	11%	0%
Water	Ruffell Rd Trunkmain	Historical	Rotokauri	50%	2028	14		14	12	2	89%	11%	0%
Water	Rotokauri Water Network Model	Historical	Rotokauri	100%	2028	75		75	67	8	89%	11%	0%
Water	Rotokauri Reservoir Designatio	Historical	Rotokauri	100%	2028	36		36	32	4	89%	11%	0%
Water	WINTEC Trunk	Historical	Rotokauri	100%	2028	113		113	100	13	89%	11%	0%
Water	Upgrade or build new watermain in Rotokauri Stage 1	Historical	Rotokauri	100%	2028	5,565		5,565	4,939	626	89%	11%	0%
Water	Upgrade/Build new watermain WTR/1123.1 Rototuna	10-Year Plan	Rototuna	100%	2028	114		114	101	13	89%	11%	0%
Water	Upgrade/Build new watermain WTR/1132.3 Rototuna	10-Year Plan	Rototuna	100%	2028	2,989		2,989	2,661	329	89%	11%	0%
Water	Upgrade/Build new watermain WTR/1120.1 Rototuna	10-Year Plan	Rototuna	100%	2028	1,675		1,675	1,491	184	89%	11%	0%
Water	Upgrade/Build new watermain WTR/1123.2 Rototuna	10-Year Plan	Rototuna	100%	2028	103		103	92	11	89%	11%	0%
Water	Upgrade/Build new watermain WTR/1124.1 Rototuna	10-Year Plan	Rototuna	100%	2028	831		831	739	91	89%	11%	0%
Water	Upgrade/Build new watermain WTR/1124.2 Rototuna	10-Year Plan	Rototuna	100%	2028	734		734	653	81	89%	11%	0%
Water	Upgrade/Build new watermain WTR/1125.1 Rototuna	10-Year Plan	Rototuna	100%	2028	55		55	49	6	89%	11%	0%
Water	Upgrade/Build new watermain WTR/1125.4 Rototuna	10-Year Plan	Rototuna	100%	2028	95		95	85	10	89%	11%	0%
Water	Upgrade/Build new watermain WTR/1126.3 Rototuna	10-Year Plan	Rototuna	100%	2028	421		421	374	46	89%	11%	0%
Water	Upgrade/Build new watermain WTR/1130.1 Rototuna	10-Year Plan	Rototuna	100%	2028	634		634	564	70	89%	11%	0%
Water	Upgrade/Build new watermain WTR/1131.1 Rototuna	10-Year Plan	Rototuna	100%	2028	362		362	322	40	89%	11%	0%
Water	Upgrade/Build new watermain WTR/1134.1 Rototuna	10-Year Plan	Rototuna	100%	2028	92		92	82	10	89%	11%	0%
Water	Upgrade/Build new watermain WTR/1132.1 Rototuna	10-Year Plan	Rototuna	100%	2028	170		170	151	19	89%	11%	0%
Water	Upgrade/Build new watermain WTR/1132.2 Rototuna	10-Year Plan	Rototuna	100%	2028	254		254	226	28	89%	11%	0%
Water	Upgrade/Build new watermain WTR/1132.4 Rototuna	10-Year Plan	Rototuna	100%	2028	1,202		1,202	1,070	132	89%	11%	0%
Water	Upgrade/Build new watermain WTR/1135.1 Rototuna	10-Year Plan	Rototuna	100%	2028	374		374	333	41	89%	11%	0%
Water	Upgrade/Build new watermain WTR/1135.2 Rototuna	10-Year Plan	Rototuna	100%	2028	179		179	159	20	89%	11%	0%
Water	Upgrade/Build new watermain WTR/1138.1 Rototuna	10-Year Plan	Rototuna	100%	2028	1,605		1,605	1,428	177	89%	11%	0%
Water	Upgrade/Build new watermain WTR/1137.1 Rototuna	10-Year Plan	Rototuna	100%	2028	835		835	743	92	89%	11%	0%
Water	Upgrade/Build new watermain WTR/1121.1 Rototuna	10-Year Plan	Rototuna	100%	2028	2,137		2,137	1,902	235	89%	11%	0%
Water	Upgrade/Build new watermain WTR/1121.2 Rototuna	10-Year Plan	Rototuna	100%	2028	1,108		1,108	986	122	89%	11%	0%
Water	Rototuna Bulkmain	Historical	Rototuna	100%	2028	50		50	44	6	89%	11%	0%
Water	Upgrade or build new watermain in Rototuna	Historical	Rototuna	100%	2028	1,231	21	1,210	1,074	136	89%	11%	2%
Water	Hukanui Rd (Thomas-Rototuna)	Historical	Rototuna	100%	2028	63		63	32	31	51%	49%	0%
Water	Gordonton Rd Stage 2	Historical	Rototuna	100%	2028	130		130	67	63	51%	49%	0%
Water	Gordonton Rd ST4 5th Puketaha	Historical	Rototuna	100%	2028	88		88	45	43	51%	49%	0%
Water	Gordonton Rd ST5 Puketaha Thomas	Historical	Rototuna	100%	2028	133		133	68	65	51%	49%	0%
Water	Horsham Downs Rd ext trnk main	Historical	Rototuna	100%	2028	6		6	3	3	51%	49%	0%
Water	River Rd (Nth Sylvester)	Historical	Rototuna	100%	2028	84		84	43	41	51%	49%	0%
Water	Rototuna Rd Callum Ct-Hukanui Rd	Historical	Rototuna	100%	2028	20		20	10	10	51%	49%	0%
Water	River Rd (Stages 3 & 4)	Historical	Rototuna	100%	2028	144		144	74	70	51%	49%	0%
Water	River Rd (Stage 4)	Historical	Rototuna	100%	2028	9		9	5	5	51%	49%	0%
Water	Thomas Rd	Historical	Rototuna	100%	2028	138		138	71	67	51%	49%	0%
Water	Borman Rd (Horsham west 400m)	Historical	Rototuna	100%	2028	63		63	32	31	51%	49%	0%
Water	Resolution Dr (Discov-Borman)	Historical	Rototuna	100%	2028	71		71	36	35	51%	49%	0%
Water	Wairere Dr (Hunt Dr East)	Historical	Rototuna	100%	2028	675		675	346	329	51%	49%	0%
Water	Borman Rd	Historical	Rototuna	100%	2028	126		126	65	61	51%	49%	0%
Water	Borman Rd	Historical	Rototuna	100%	2028	179		179	92	87	51%	49%	0%
Water	Cumberland	Historical	Rototuna	100%	2028	66		66	34	32	51%	49%	0%
Water	Horsham Downs (71-91)	Historical	Rototuna	100%	2028	54		54	28	26	51%	49%	0%
Water	Cumberland Dr Stage 2	Historical	Rototuna	100%	2028	33		33	17	16	51%	49%	0%
Water	Wentworth Drive	Historical	Rototuna	100%	2028	11		11	5	5	51%	49%	0%
Water	Horsham Downs Rd (# 91 to Nor	Historical	Rototuna	100%	2028	102		102	52	50	51%	49%	0%
Water	Upgrade/build new water mains in Ruakura	10-Year Plan	Ruakura	100%	2028	1,441		1,441	1,282	158	89%	11%	0%
Water	Establish Ruakura Zone	10-Year Plan	Ruakura	100%	2028	78		78	69	9	89%	11%	0%
Water	Ruakura Spine Rd Strategic Line - 250mm	10-Year Plan	Ruakura	100%	2028	312		312	278	34	89%	11%	0%
Water	Ruakura Spine Rd Strategic Line - 350mm	10-Year Plan	Ruakura	100%	2028	500		500	445	55	89%	11%	0%
Water	Ruakura Spine Rd Strategic Line - 400mm	10-Year Plan	Ruakura	100%	2028	233		233	208	26	89%	11%	0%
Water	Ruakura Spine Rd Strategic Line - 450mm	10-Year Plan	Ruakura	100%	2028	300		300	267	33	89%	11%	0%
Water	Ruakura Spine Rd Strategic Line - 600mm	10-Year Plan	Ruakura	100%	2028	521		521	463	57	89%	11%	0%
Water	Upgrade or build new watermain in Ruakura	Historical	Ruakura	100%	2028	30		30	27	3	89%	11%	0%
Water	Upgrade/Build new watermain Te Rapa North	10-Year Plan	Te Rapa North	100%</									

Council Report

Item 9

Committee: Council

Date: 20 June 2019

Author: Julie Clausen

Authoriser: Sean Hickey

Position: Unit Manager - Corporate Planning and Strategy

Position: General Manager Strategy and Communications

Report Name: Adoption of the 2019/20 Annual Plan

Report Status	<i>Open</i>
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Purpose

1. To recommend the adoption of the 2019/20 Annual Plan.

Staff Recommendation

2. That the Council:
 - a) receives the report; and
 - b) adopts the 2019/20 Annual Plan.

Executive Summary

3. On 21 May 2019, the Council deliberated on and approved the draft 2019/20 Annual Plan budget.
4. The draft Annual Plan document reflects decisions made at that meeting and is attached to this report for Council to consider for adoption.
5. The Local Government Act 2002 requires the Council to adopt the 2019/20 Annual Plan and rates resolutions before 30 June 2019.
6. Staff consider the matters in this report have low significance and that the recommendations comply with the Council's legal requirements.

Background

7. The Council approved the 2018-28 10-Year Plan on 28 June 2018.
8. The Council is required to adopt an Annual Plan for 2019/20. The Annual Plan:
 - provides the annual budget and funding impact statements for the year (2019/20)
 - identifies any variation from the budget and funding impact statements included in the 10-Year Plan for Year 2 (2019/20).
9. In November 2018, the Mayor invited elected members to propose changes to Year 2 of the 10-Year Plan. This resulted in a number of new proposals with a budget impact.
10. Capital project deferrals and operational budget adjustments for 2019/20 have been approved by the Council through the regular Finance Committee process.

11. The Council approved the draft 2019/20 Annual Plan budget on 21 May 2019, incorporating budget adjustments and new proposals.
12. Changes to the budget have had the following effect on the 2019/20 financial position:
 - an operating surplus of \$110.4M (\$110.5M noted on 21 May 2019)
 - a total capital programme cost of \$323.6M
 - debt to revenue ratio of 167%
 - net debt of \$525.9M
 - balancing the books deficit of \$7.3M (\$6.3M noted on 21 May 2019)
13. Elected members were provided with a draft of the 2019/20 Annual Plan document and invited to provide feedback at a public briefing on 6 June 2019.

Financial Considerations

14. The cost of preparing the Annual Plan has been budgeted within operating budgets as \$50,000 for staff time, design of the Annual Plan document and communication to the community.

Legal and Policy Considerations

15. Staff confirm that this report and the recommendations it contains comply with the Council's legal and policy requirements and its obligations under the Local Government Act 2002.

Cultural Considerations

16. The cultural interests of Hamilton's peoples were considered as part of the process staff followed when investigating proposals for inclusion in the draft 2019/20 Annual Plan budget.

Well-being Consideration

17. The purpose of local government changed on the 14 May 2019 to include promotion of the social, economic, environmental and cultural well-being of communities in the present and for the future ('the 4 well-beings').
18. The subject matter of this report has been evaluated in terms of the 4 well-beings as part of the process staff followed when investigating proposals for inclusion in the draft 2019/20 Annual Plan.
19. The recommendations set out in this report are consistent with that purpose.

Risks

20. The Council must adopt its Annual Plan on or by 30 June 2019 in accordance with the Local Government Act 2002. Failure to complete the process by that date has the potential to:
 - delay implementing the setting and assessing of rates for 2019/20 at the level required to support the budget;
 - limit borrowing, impacting on the Council's capital programme;
 - halt the collection of new development contributions;
 - introduce significant negative reputational risks.

Significance & Engagement Policy

Significance

21. The Local Government Act requires the Council to consider if 2019/20 Annual Plan changes are significant or material differences from Year 2 of the 2018-28 10-Year Plan.
22. The changes to Year 2 (2019/20) of the 10-Year Plan, comprising budget adjustments and new proposals, were reviewed under the Council's Significance and Engagement Policy and assessed, individually and cumulatively, as having a low level of significance.
23. Staff consider the matters in this report to have a low level of significance.

Engagement

24. On 26 February 2019, the Council decided not to formally consult on the 2019/20 Annual Plan on the basis that the proposed budget changes did not represent, either individually or cumulatively, a significant or material change to the 10-Year Plan.
25. Given the low level of significance, consultation was not required.

Attachments

Attachment 1 - Annual Plan 2019-20



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INTRODUCTION

KOORERO WHAKATAKI

FROM THE MAYOR AND CHIEF EXECUTIVE

WELCOME TO THE 2019/20 ANNUAL PLAN

In the 2018-28 10-Year Plan we faced up to some big challenges. We made some big decisions which put our city on the right track. We set a plan to stop borrowing for everyday costs. We put money aside to look after our assets and fix the things that have been broken or unrepaired. And with support from the Government, NZ Transport Agency and other partners we've planned for a \$2B investment in our growing city. This plan is year two of that 10-Year Plan and we're proud to say we're on track and delivering.

Our 2019/20 Annual Plan sets out \$323.6M in capital spending, while still meeting our budgeted savings targets of \$94M over 10 years.

We're continuing to enable development of Hamilton's newest community in Peacocke in the south of the city (with a government interest-free loan saving our city more than

\$65M in interest as well as other subsidies of more than \$110M). In other partnerships, in the next year we're building the platforms and other infrastructure to support the new Hamilton-Auckland start-up rail service and we'll see further development of the Waikato Regional Theatre.

We're incredibly proud this Council, in October last year, confirmed an even-more-valuable partnership, approving five new Maaori appointees to committees of Council. It was a new era for partnership-based decision-making for the city. The new appointees have the title of Maangai Maaori, which means 'The voice of Maaori', and were chosen from more than 40 applicants by a selection panel comprising representatives of Waikato-Tainui, Te Runanga o Kirikiriroa and Te Haa o te Whenua o Kirikiriroa. Already they have added value to our Council's decision-making and will have a strong role in the coming year.

Developments at our visitor attractions, including some amazing plans for

Hamilton Gardens, will lead to the facilities residents and tourists expect of a city of our size. This year we're also investing \$15.3M for the upgrade of the Pukete wastewater treatment plant, and \$3.6M to start upgrading the city's water treatment plant, ensuring this crucial infrastructure can meet the future needs of our city.

Other key projects for 2019/20 include:

- \$72M on stormwater pipes, wastewater upgrades and roads for the new Peacocke community
- further investment in transport networks in both our growth areas and existing neighbourhoods, including walking and cycling paths and rail access at Rotokauri
- completing the Rototuna sports park and a new sportsground at Mahoe Park in Melville
- extending the City Safe ambassador programme to suburbs outside the CBD
- achieving \$2.044M of operating savings without affecting community services.

We're doing all this and maintaining the planned average rates increase of 3.8% we set last year for year two of the 10-Year Plan.

Hamilton is buzzing, and its growth reflects our great river city being an attractive place to live, work, play and visit. This is a pivotal time for Hamilton as we prepare the city to welcome new communities and our next generations. We are proud to present an Annual Plan we believe will improve the wellbeing of our people and build a more vibrant, attractive and prosperous city.



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Richard Briggs
Chief Executive



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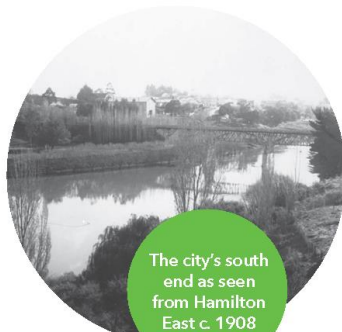
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OUR CITY

Hamilton | Kirikiriroa

The gateway to the central North Island, Hamilton, originally named Kirikiriroa by Maaori, is New Zealand's largest inland city. The mighty Waikato River flows for 16 kilometres through the city with the eastern and western suburbs on either side.



The city's south end as seen from Hamilton East c. 1908

OUR PAST



Hamilton's earliest settlers included Maaori from the Tainui waka, who called the area Kirikiriroa meaning long strip of gravel, and this remains the Maaori name for the city

The area has a history of **700-800 years** of Maaori occupation and settlement, highlighted by paa sites, traditional gardens and agricultural features along the **Waikato River**



Formal European settlement

began on 24 August 1864, when Captain William Steele disembarked from the gunboat Rangiriri and established the first redoubt near what is now Memorial Park



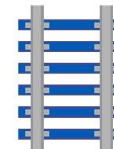
The Borough of Hamilton was established on 27 October 1877 with a population of 1245 and an area of 752 hectares, through the combining of the East and West settlements. On 13 December 1945, Hamilton became a **city with 20,000 citizens**

There are five Tainui hapuu (sub-tribes) that continue to hold mana whenua (traditional) **connections to the land and waterways within Kirikiriroa/Hamilton**



In 1867 the road

was opened to Auckland and a regular coach service began, followed by **railway from Auckland** in 1877



In the 1860s, the New Zealand Wars and the NZ Settlement Act enabled land to be taken from Maaori by the Crown; **a total of 1.2M hectares** was confiscated in the Waikato region and provided the basis for subsequent European settlement in Hamilton

Our population is expected to increase from

169,300 (June 2018) to 187,600 in 2028.

That's an average of nearly 40 new residents every week!



WE'RE BOOMING

1440 homes

were consented in 2018, an increase of 28% on 2017 and the highest number of new home consents approved since digital records began in the 1990s

WE'RE BUILDING



EMBRACING GROWTH



Rotoruna

WE'RE INVESTING



The Council's 2018-28 10-Year Plan includes a **record \$2B** to enable and support growth, improve transport and look after the things we already have



The Peacocke development in the city's southwest has the capacity for **3750 homes** within the next **10 years**

WE'RE WELCOMING

A GREAT RIVER CITY

WE'RE
YOUTHFUL

Hamilton's median age is 32,
the lowest of all cities in New Zealand

WE'RE
A DESTINATION

Approximately 23% of current residents were born overseas. Tertiary institutions The University of Waikato, Wintec and Te Wānanga o Aotearoa enrol more than 40,000 students each year, from around New Zealand and the world

WE'RE
HAPPY

84% of residents rate their quality of life positively (2018), and a third of our community believe their quality of life has increased over the last 12 months. This change is the highest of the eight major cities surveyed*

WE'RE
PROUD

75% of residents think their city is a great place to live*

WE'RE
DIVERSE

Hamilton's residents represent more than

160 different ethnic groups



Victoria on the River

WE'RE
PLAYFUL

The city has more than 1000 hectares of open space with 145 parks and gardens, 85 playgrounds and 63 sports areas

WE'RE
WORKING

Hamilton's economy supports
15,027 businesses
(up from 14,424 in 2016) and
92,735 employees,
(up from 87,600 in June 2016)

WE'RE
PARTNERING

Hamilton's community is working together to deliver projects such as the
\$73M Waikato Regional Theatre

WE'RE
APPEALING

Waikato is New Zealand's fifth biggest tourism economy, contributing **\$1.571B annually**, with Hamilton the region's tourism hub

BEST IN BUSINESS

WE'RE
CONTRIBUTING

Hamilton's GDP is \$8.08B,

approximately 3.4% of New Zealand's total.

Hamilton's GDP is growing at 3.9%, greater than New Zealand's growth of 3% (to September 2018)

WE'RE
IN THE ACTION

Along with Auckland and Tauranga, Hamilton sits in the Golden Triangle, a powerful region containing half the country's population, generating half the country's GDP and accounting for two thirds of the freight.

* <http://myhcc.nz/qualityoflife2018>



Casabella Lane



OUR COMMUNITY OUTCOMES

Our community outcomes describe what we aim to achieve for our community and what you can expect us to work towards. These outcomes were used to shape the development of the 2018-28 10-Year Plan and this 2019/20 Annual Plan. All our activities contribute to the overall achievement of our community outcomes and reflect our purpose and mission - to improve the wellbeing of Hamiltonians and to help build a more vibrant, attractive and prosperous city.

OUR THREE COMMUNITY OUTCOMES ARE:



A GREAT RIVER CITY

Our city embraces its natural environment and has green spaces, features and community facilities that make it a great place to live, work, play and visit.



A CITY THAT EMBRACES GROWTH

Our city has infrastructure that meets our current demands, supports growth and helps build a strong economy.



A COUNCIL THAT IS BEST IN BUSINESS

Our council is customer focused, financially sustainable and has the best people delivering the best outcomes for the city.

DELIVERING ON OUR COMMUNITY OUTCOMES



Hamilton is one of New Zealand's fastest-growing cities - we are now a city of 169,300 people and by 2028 we expect to be home to more than 187,600 people. Growth at this pace creates opportunities but also challenges. To respond to growth, we need to make sure the city has the infrastructure in place to deliver high-standard core services to an increasing population, and we need to do this in an affordable way. Hamilton is growing up as well as out, so we are adding and upgrading infrastructure in established suburbs where infill housing is increasing density and in new development areas such as Peacocke.

As a council, we are investing \$2B through our 10-Year Plan in the city's biggest ever capital programme. The programme will deliver on our community outcomes and respond to existing and emerging challenges, including increasing demand for core services, infrastructure and community facilities. In 2019/20 you'll see a lot of work underway as we continue to improve our great river city.

There is also the challenge of returning our existing infrastructure to the standard Hamiltonians expect. We have been through a period of restrained spending and deferred asset renewal and maintenance while we focused on reducing debt. During community consultation on the 2018-28 10-Year Plan, people made it clear they want us to take care of what we already have - to maintain the city's assets and make any repairs needed. At the same time, we need to upgrade our infrastructure to meet the growth challenge and continue to repay debt to get us back onto a solid financial footing.

Providing community spaces and assets that enable people to come together and enjoy themselves helps a city thrive. The 2018-28 10-Year Plan provides for new community spaces and facilities for our growing city as well as enhancing what we already have.

The following pages showcase just some of the projects planned for the next 12 months.



A CITY THAT EMBRACES GROWTH

OUR NEIGHBOURHOODS

PEACOCKE

We're investing in and enabling the development of Peacocke into a new vibrant community after Hamiltonians strongly supported this option during the 10-Year Plan process. There are already 400 homes in the east section of Peacocke, near Dixon Rd, and interest from property developers is high.

In the coming decade Peacocke is likely to be home for around 9000 people and have around 3750 new houses with room for continued growth over the next 30 years.

Although major new roads, stormwater systems and a new bridge over the Waikato River will take a few years to complete, further detailed planning and some construction has already begun. Next year, we're spending \$9M on stormwater pipes, \$18M on upgrading wastewater capacity and \$45M on new roads, including detailed design of the new bridge south of Hamilton Gardens.

ROTOTUNA

Development is continuing in Rototuna, our other main residential growth area. The suburb has been developing since the early 1990s so major infrastructure like roads and water, wastewater and stormwater pipes is already in place. We are now working hard to create special places with and for

local communities with shared facilities that bring the people who live there together.

We're investing \$1.4M in 2019/20 on designing the Rototuna Village, with construction getting underway the following year. The village will include a community centre, library and town square. We are also committed to investigating partnership

opportunities for a potential pool. We are aiming to complete the facilities in 2022.

We'll also complete the Rototuna sports park on the corner of Bourn Brook Ave and Kimbrae Dr, with \$2.5M earmarked for toilets, changing rooms and other amenities in 2019/20. The park will have five full-sized football fields and two cricket ovals and will start functioning as a sportsground from 2020/21.

RUAKURA

Unlocking Ruakura for development is progressing and will enable residential, commercial and industrial development, including the Tainui Group Holdings Inland Port - New Zealand's largest logistics hub. Construction has started on a new water reservoir and major pipes with \$12.7M invested in 2019/20 on this \$21M project. The 12ML reservoir will supply drinking water to Ruakura and Peachgrove. Roads are also being built that will better link the whole area and connect it to the Waikato Expressway.



ROTOKAURI

In Rotokauri, in the city's northwest, we'll spend \$6.1M on developing infrastructure in the suburb's residential and industrial areas with \$1.5M for stormwater and wastewater projects and \$4.6M for new and upgraded roads.

CORE INFRASTRUCTURE

A growing city needs constant attention to core infrastructure and the 10-Year Plan includes a major push to upgrade ageing pipes and pumps and add capacity. In 2019/20 we'll complete the \$30M upgrade of the city's wastewater treatment plant at Pukete, only the third major upgrade since 1976. This final stage will cost \$15.3M.

Work on upgrading Hamilton's water treatment plant in Waiora Tce will start in 2019/20 with \$3.6M invested in this \$30M project. Back in 1971 when it opened, the plant was designed to produce 64M litres of water a day (ML/day). Now it's capable of producing 106ML/day and after the upgrade it will have a capacity of 140ML/day. The upgrade will be completed in 2022.

Our replacement of traditional streetlights with more efficient and lower maintenance LED lights continues in 2019/20. We're spending \$1.9M to install LED luminaires for decorative lights in residential areas and parts of the CBD. LED bulbs are easier on the eyes, more cost-efficient,



require less maintenance, reduce spillover glare into houses and are considered better for nocturnal animals.

MOVING AROUND HAMILTON

Completion of the \$110M Hamilton Ring Road gets closer in 2019/20 with \$15.5M earmarked for work on the final section, which will extend Wairere Dr between Cambridge Rd and Cobham Dr. This work includes extending existing walking and biking paths along the Ring Road so it's easier for people to move around the city, whatever their mode of choice. Construction of the Ring Road began in 2011 and will be completed in 2021.

We're also investing a further \$3.1M to continue improving the safety of Gordonton Rd with an upgrade of the intersection at Gordonton/Puketaha Rd and construction

of a new cycle network. This project will connect St James Dr to Gordonton Rd and is expected to be complete in 2021.

ALTERNATIVE MODES OF TRANSPORT

Over the next 10 years we'll be investing in delivery of the city's Biking Plan, building more off-road cycle paths and developing our network of on-road cycle lanes.

Next year we'll continue project planning, detailed design and some enabling works for the School Link project, which will improve cycleways and public transport for the almost 9500 students at schools on and around the Hukanui/Peachgrove corridor. We'll also be planning the project to improve cycling networks between the CBD and the university.

We want to make it more comfortable for people to travel on foot so we've allocated \$4.8M to footpath replacement throughout the city in 2019/20. We'll address the sections of the footpath network that are uneven and have trip hazards such as tree roots and potholes. The programme will be based on information gathered through our audit of footpaths in 2018 using hi-tech scooters.

We also want more people to jump aboard city buses so we're investing in better understanding our network and its pressure points. We're working towards a Mass Transit Plan for the city, produced with Waikato Regional Council, the NZ Transport Agency and neighbouring districts, to enable the movement of more people more efficiently.

We'll improve safety in the central city through a \$1.6M upgrade of the Anglesea/Bryce St intersection. This will also improve access into and out of the busy Transport Centre site, which sets us up for the planned rejuvenation of the centre in the future.

We're gearing up for the new Hamilton-Auckland commuter rail service, due to be up and running by mid-2020. There's \$10.5M earmarked in 2019/20 for road improvements and a new rail platform at Rotokauri with an adjacent car park so passengers can park and ride.

A GREAT RIVER CITY

Creating a great river city means more than making the most of our proximity to the mighty Waikato River. While we do want to transform the way we use and view the 16km of river that runs through the city, our ambition is broader and is about embracing the natural environment and making Hamilton a great place to live for all residents as well as a top visitor destination.

CITY ATTRACTIONS

Hamilton Gardens, Hamilton Zoo, Waikato Museum and FMG Stadium Waikato are examples of attractions that draw both locals and visitors. At Hamilton Gardens, the diggers will be busy next year laying the foundations for four new gardens planned for this award-winning attraction.

We will spend \$2.9M in 2019/20 on excavation, in-ground infrastructure, foundations and a tilt slab in preparation for



the new Ancient Egyptian, Pacifika, Medieval Courtyard and Baroque Theatre gardens. We're also building a new toilet block and starting work on enhancements to the visitor arrival centre and Pavilion courtyards. The four gardens will be open by 2022.

We're working with external partners to source funding to develop a

combined entrance to Hamilton Zoo and Waiwhakareke Natural Heritage Park that will showcase both facilities.

We are also investing around \$80,000 on enhancements at the zoo that include relocating some of the animals to a mixed species exhibit so animals from the same part of the world are placed together.

At Waikato Museum, we'll be spending \$477,000 next year on replacing sections of the roof to guarantee our exhibitions and visitors are protected from the elements for years to come.

At FMG Stadium Waikato, recently recognised by the New Zealand Events Association as the country's best venue,

we're spending \$1.5M replacing the hardworking turf.

CITY AMENITIES

On a smaller but just as important scale, in 2019/20 we'll transform Mahoe Park in Melville into a fully fledged sportsground with two football pitches and a baseball diamond. This work will cost around \$500,000. The park will also get new toilet facilities and changing rooms.

Next year the successful City Safe ambassadors programme will be expanded from the central city to the suburbs in a 12-month \$230,000 trial that acknowledges the value the programme adds to Hamiltonians' sense of security.

At the Central Library in Garden Place, people will soon have the chance to get creative in a 'maker' space that will include sewing machines, 3D printers, a recording studio, virtual reality technology, robotics kits and design suite computers. The new space is part of a wider plan to open the library frontage and make it more inviting. The project is expected to cost \$200,000.

We're also introducing new self-issue technology to libraries across Hamilton next year with \$1.1M invested in a radio-frequency identification (RFID) system. The system will make it easier for library users to self-issue their books and for

staff to keep track of stock levels and should be in place by Christmas.

The project to create an international-standard performing arts theatre in central Hamilton gets more visible in 2019/20 with design finalised and construction underway at the Victoria St site. The Waikato Regional Theatre is expected to open in late 2021. We're contributing \$25M towards building costs with \$6M provided next year.

At Melville Park, we're spending \$670,000 on developing the skate park and surrounds so it works better as a communal recreation area. We're upgrading the playground, public seating and bins and adding more features to the skate park so the design caters to all skill levels. The park's regular skaters have been part of the design process so we can be sure the end result meets their needs.

The busy swings in the Lake Domain's junior playground will get a refresh as part of a \$1M upgrade of the Domain and Innes Common next year, with fences, paths, lights, seats and signage on the list for refurbishment.

We've earmarked \$1.6M in 2019/20 for new drainage and irrigation systems at the city's sports parks and \$232,000 for renewing existing drainage. The focus next year is on Mahoe and Gower Parks in Melville and Galloway Park in Hamilton East.

We're gearing up for the new kerbside collection service with \$400,000 allocated next year for project rollout. The new service gets underway in July 2020 and will introduce wheeled bins for rubbish and recycling and separate food waste collection bins, with existing crates kept for glass only. The extra bins will be coming to households around Hamilton from April 2020.

Waterworld's popular splash pad will be upgraded and a roof added in 2019/20 so it's available all year

round. The facility's \$567,000 renewals programme also includes improvements to the disability changing rooms and replacing the gym studio floor.

We will also spend \$4M next year completing the Hamilton leg of the Te Awa River Ride, from Hamilton to Cambridge, and \$200,000 on a plan that captures a 20-year vision for the central city and will help guide decisions about future public projects in the city centre.



BEST IN BUSINESS

We have committed to being a council that models best practice in our interactions with customers and in the way we run our business.

SAVINGS TARGETS

We have budgeted for annual savings in the first six years of the 10-Year Plan, resulting in a cumulative impact over the 10 years of \$94M. This includes a targeted \$2.044M of operating savings in 2019/20. We expect to make these savings through efficiencies, strategic procurement, smart business practices, innovation and transformation. We will achieve these savings without affecting community services.

PARTNERSHIP PROGRAMME

We want to ensure our growing city is attractive and liveable for all residents. While we need to invest in housing, transport and infrastructure, we also need the tourism, social and community facilities that help our city flourish. No government, council, business, community or individual can do it alone - it is going to take all of us working together.

Hamilton Gardens is a good example of a practical working partnership. For the past 30 years we have worked alongside local trusts and the community to transform this former rubbish dump into a much-loved tourist destination.

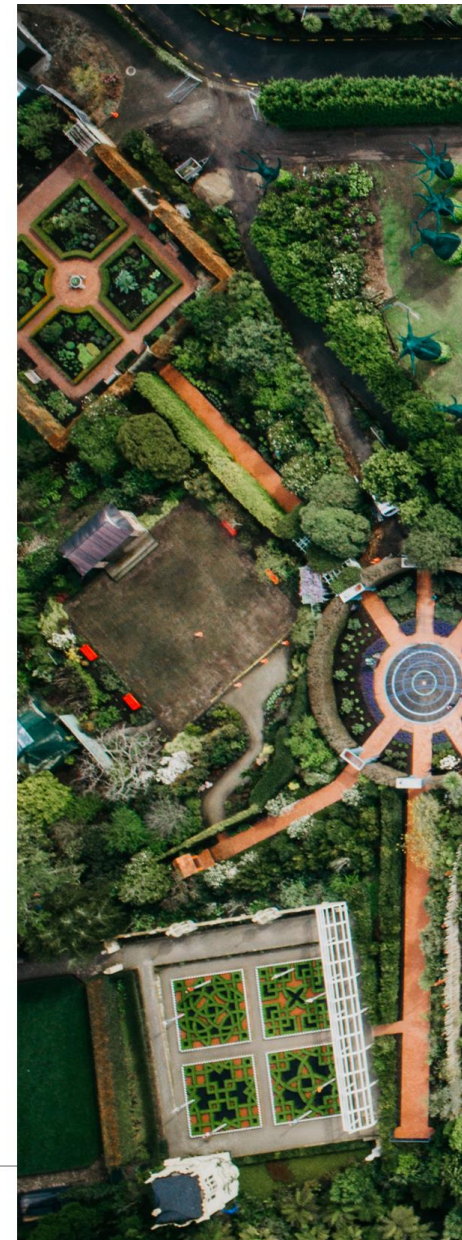
Next year, we have allocated \$1M to help address housing affordability for middle-income households within Hamilton. WEL Energy Trust, along with other community funders and housing providers, has committed to working in partnership with us to drive this initiative forward.

SMART HAMILTON

Smart societies make the most of innovation, technology and partnerships to serve their community. Our Smart Space in Garden Place will be an interactive space where we'll invite the community to work with us on problem definition, solution development and testing of new technologies. We'll also showcase smart initiatives and tell stories of innovation from Hamilton and the Waikato.

ELECTIONS

In October 2019, Hamiltonians will decide who they want to govern the city on their behalf over the next three years. Running an efficient and effective election process will be a major focus for us in 2019. We have allocated time and resources to boosting debate on Hamilton's big issues and encouraging more people to get involved, as voters and prospective councillors.







KEY CHANGES TO THE 10-YEAR PLAN 2019/20 BUDGET

In May 2019, the Council approved a number of changes to the budget for 2019/20 that was set in the 2018-28 10-Year Plan. Some of these changes were the normal budget adjustments all large organisations make in the course of doing business, such as recognising the impact of contract negotiations, changes made to the timing of projects after further planning and re-estimations of revenue.

Other budget changes came through the addition of new projects or changes to existing initiatives. These combined adjustments mean we are now forecasting an operating surplus in 2019/20 of \$110.4M, \$2.1M less than budgeted.

Operating surpluses are calculated after subtracting expenses from total revenue. Our financial strategy aims to generate

operating surpluses so we pay down debt faster than we have been and place the city in a more sustainable financial position.

The measure we use to show whether we are 'balancing the books' (paying for everyday costs from everyday revenue) takes the operating surplus and subtracts revenue from developers and other capital project funders. That revenue is set aside for specific capital projects. We also exclude any expenses that aren't everyday costs. We are now forecasting a balancing the books deficit of \$7.3M in 2019/20, \$6.9M more than in the 10-Year Plan.

The first step in embarking on our significant 10-year capital programme has been in-depth planning with our project partners. This has resulted in changes to the project calendar as we negotiate

complex contracts, align our suppliers' work schedules and make land purchases. Some work due to begin in 2018/19 has now shifted into 2019/20 and later years. We are budgeting to spend \$323.6M on capital projects in 2019/20, \$35M more than budgeted in the 10-Year Plan.

New initiatives introduced through this Annual Plan include extending the City Safe programme to the suburbs. This 12-month trial is aimed at enhancing Hamiltonians' sense of security and providing greater support to our community's most vulnerable.

At Hamilton Gardens, longer hotter summers mean more people are cooling off in the river, which creates a safety issue as river traffic also increases. We've set aside funding for either a new jetty or a new

swimming platform to separate swimmers and boats.

In the central city, a new master plan will be developed that sets a 20-year vision for the city centre. The plan will give us a good sense of where public money can be best spent for the greatest impact and in a way that complements other initiatives. This information will feed into the next 10-Year Plan process when we are deciding on priorities, plans and budgets.

We have a number of initiatives in place to revitalise the central city. One of these has been to charge CBD developers a reduced development contribution. Development contributions are charges to developers to fund capital projects such as stormwater, wastewater, water and other services that support development in the area. Through



the 10-Year Plan this reduced contribution – the CBD remission – was going to be phased out by 2021. Instead, the remission has been kept at the same level (66% remission) for the next two years.

Traffic build-up around the Killarney Rd to Kahikatea Dr rail crossing area is causing safety and access concerns. We will be funding a traffic study that will help us choose the right solution to ease congestion.

Funding allocated to social housing through the 10-Year Plan has now been focused on the next two years rather than spread over five as planned. Concentrating our funding means we can make more of an impact on housing affordability issues within a shorter timeframe.

Funding has been allocated through the Annual Plan for seismic strengthening work on the WEL Network Stand at FMG Stadium Waikato, the Hamilton Park Cemetery chapel and Waikato Museum. The work is part of our ongoing seismic assessment programme.

A new contestable annual grant has been established to help address the problem of abandoned cats across Hamilton. The funding is specifically for de-sexing programmes and applicants will need to show a strong track record in this area.

The Single Year Community Grant fund has received additional annual funding.

The fund enables not-for-profit community organisations to support small community-led projects that boost the social, cultural, arts and environmental wellbeing of Hamiltonians.

Shifts in timing mean we are now budgeting for the demolition of Municipal Pools in 2019/20 instead of 2018/19 and for potential demolition of Founders Theatre in 2020/21 instead of 2019/20. The Council expects to decide on the future of Founders Theatre in late 2019.

During the Annual Plan budget-setting process, councillors also discussed the trial of two hours' free parking in the CBD and decided to continue it for another year. There is no impact on the budget as we had assumed the trial would continue.

In the 10-Year-Plan, we assumed transport programmes that previously received NZ Transport Agency subsidies and/or satisfy the criteria for subsidies will continue to receive subsidy funding. There is currently some uncertainty as to whether all the transport capital projects planned for 2019/20 will be funded by NZ Transport Agency. If we do not receive this funding, we will assess the impact on our capital programme and may defer projects or resolve to continue a project and fund the shortfall through debt.

FINANCIAL STRATEGY

Our financial strategy outlines our overall approach to managing the Council's finances and provides guidance when we make spending decisions. During the process of developing the 2018-28 10-Year Plan, we revised the strategy and we will review it again when we prepare the 2021-31 10-Year Plan.

The current strategy aims to enable us to respond sustainably to growth in a way that is cost-effective for existing ratepayers. The guiding principles are:

- Everyday expenses are funded from everyday revenues.
- Service levels and assets are maintained.
- Surpluses are generated to repay debt.
- Investment in community, infrastructure and growth initiatives is supported.
- Investments are funded from debt.

The financial strategy can be read in full in the 2018-28 10-Year Plan or on our website. It sets limits on the amount of debt we can take on compared to revenue (the debt to revenue ratio) and forecasts net debt (the money we owe lenders, less cash) and when we will balance the books.

We track those three measures to make sure we are operating within the financial strategy. The 2019/20 Annual Plan is within the financial strategy parameters, meaning the activities and projects planned for next year can be achieved within our financial limits.

RATES

Through the 10-Year Plan, the Council decided on an annual average rates increase for existing ratepayers of 3.8% from 2019/20 onwards. This was confirmed during the Annual Plan process: rates will increase by 3.8% on average in 2019/20.

DEBT

DEBT TO REVENUE

To keep debt to manageable levels, the financial strategy caps debt to revenue at 230% or \$2.30 for every \$1 collected in revenue. Our lenders will let us borrow up to a maximum debt to revenue ratio of 250%, which gives us a buffer for unforeseen events. In 2019/20 debt to

revenue is forecast at 167%, compared to 191% in the 10-Year Plan.

Debt capacity headroom (the gap between limit and forecast) is now forecast to improve against the 10-Year Plan. In 2021/22, the peak year, debt capacity headroom is forecast at \$46M compared to \$9M in the 10-Year Plan.

The change from the 10-Year Plan over the next few years is due to capital projects (and associated revenue) shifting into later years after detailed planning in 2018/19. Approximately \$83M of capital project work has been deferred to 2019/20 (\$28M) and 2020/21 (\$55M).

NET DEBT

In the 10-Year Plan net debt in 2019/20 was expected to be \$588M and we are now forecasting \$526M. The net debt graph shows we are forecasting a decrease in net debt against the 10-Year Plan.

BALANCING THE BOOKS

Everyday costs of running the city should be paid for from everyday revenue (rates,

fees and user charges). We describe this as balancing the books. The 2018-28 10-Year Plan budgeted balancing the books deficits from 2018/19 through to 2020/21 then surpluses from 2021/22 onwards.

We are instead expecting to report a balancing the books surplus in 2018/19. In 2019/20 we are forecasting a deficit of \$7.3M against a budgeted deficit of \$0.3M. The books are now projected to be balanced from 2022/23 onwards.

The main reasons for the shift are:

- Depreciation is higher than expected due to revaluation of three waters assets (e.g. pipes, treatment plants, pump stations).
- There have been budget adjustments since the 10-Year Plan was set.
- As capital projects move from 2018/19 into Years 2 and 3, so do associated operating costs (e.g. interest). This improves the balancing the books result in 2018/19 and contributes to the forecast deficits in 2019/20 and 2020/21.

TABLE 1: DEBT TO REVENUE RATIO

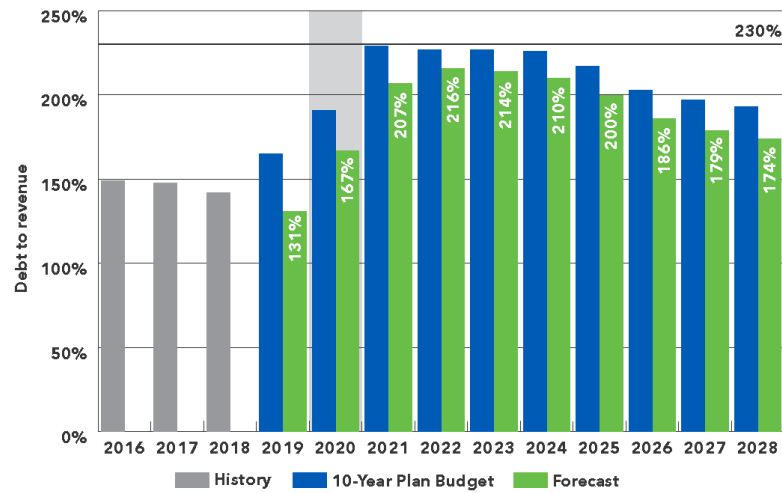


TABLE 2: NET DEBT

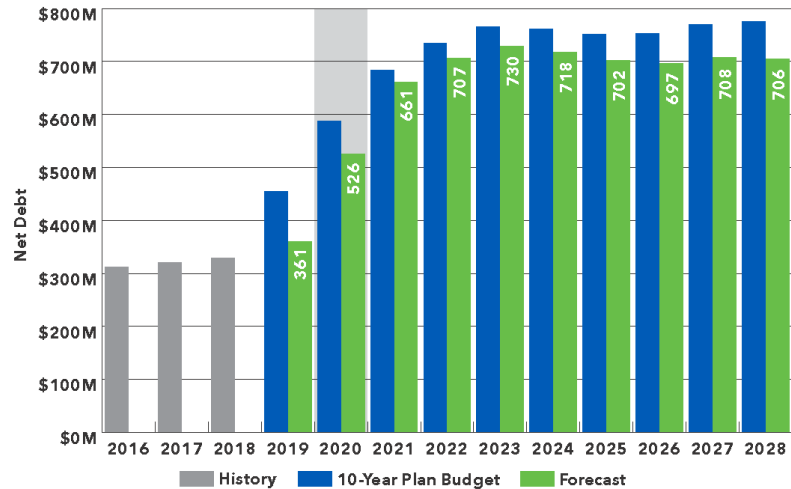
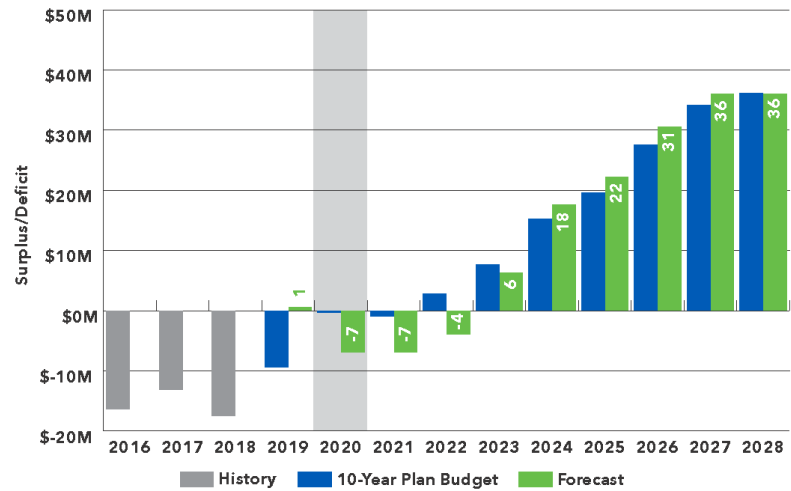


TABLE 3: EVERYDAY COSTS AND REVENUES (BALANCING THE BOOKS)



NET DEBT
DEBT TO REVENUE RATIO
BALANCING THE BOOKS

WHAT'S IN OUR 10-YEAR
PLAN FOR 2019/20

\$588M

191%

(\$0.3M)

WHAT'S IN OUR ANNUAL
PLAN FOR 2019/20

\$526M

167%

(\$7.3M)

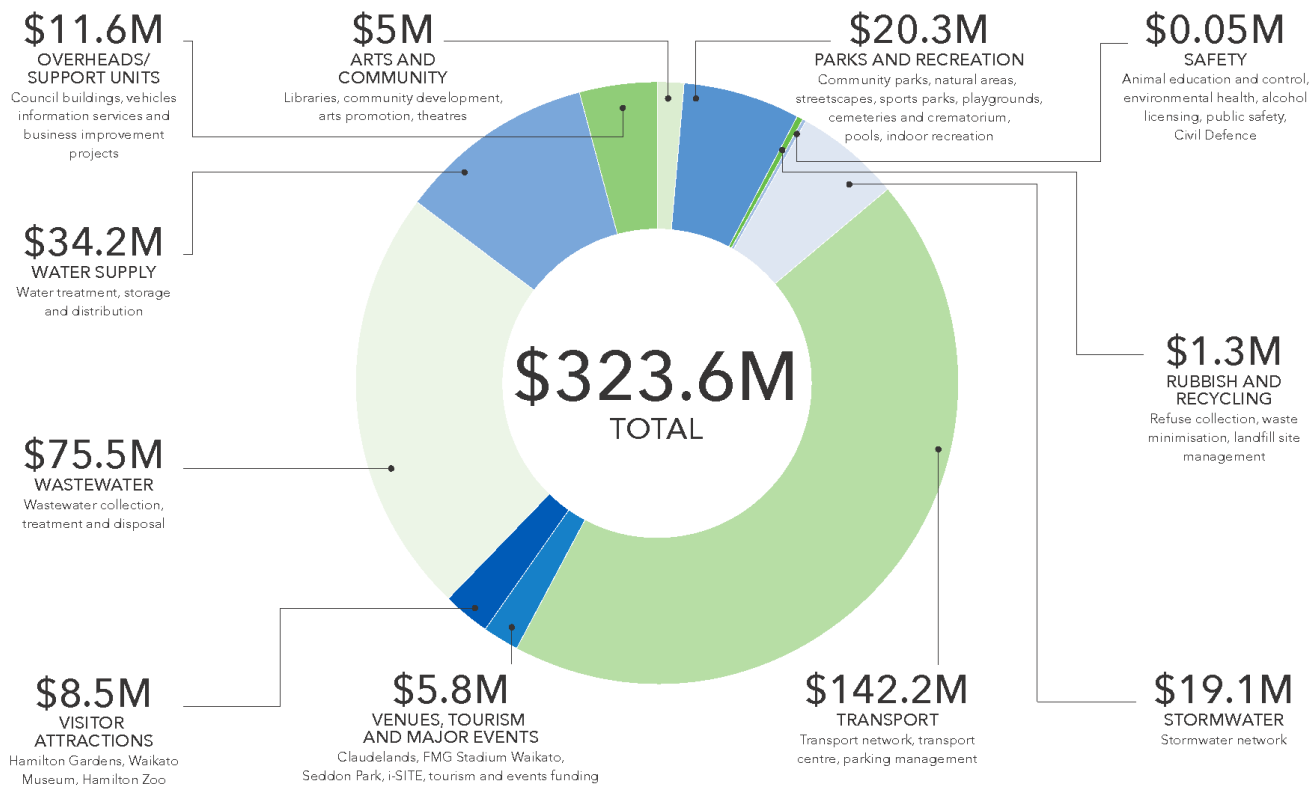
INVESTING FOR THE FUTURE

BUILDING A STRONGER CITY

The 2018-28 10-Year Plan established the city's biggest ever capital programme with \$2B to be invested over that period.

We are already working hard throughout the city and in 2019/20 our capital programme ramps up even further. We will spend \$323.604M on capital projects to renew city assets, maintain levels of service and put new infrastructure in place to ensure the city can cope with current and future growth.

This graph and the following pages show the breakdown of capital spending over the next year.



LIST OF CAPITAL PROJECTS

R - Renewals

LOS - Levels of service

G - Growth

Type	2018/19 10-Year Plan	2019/20 10-Year Plan	2019/20 Annual Plan
	\$000	\$000	\$000
ARTS AND COMMUNITY			
Libraries			
CE10005 - Library collection purchases	R	1,135	1,182
CE10006 - Library asset renewal	R	121	142
CE10007 - Library building asset renewal programme	R	343	540
CE19015 - Libraries facilitation plan	LOS	80	-
CE19016 - Libraries strategic plan	LOS	-	1,340
CE19017 - Rototuna community facilities	G	-	1,405
	1,679	4,609	4,627
Hamilton city theatres			
CE10013 - Technical services equipment renewals	R	386	362
	386	362	362
Community facilities			
CE19070 - Community Facilities building renewals	R	49	15
	49	15	16
Total Arts and Community	2,114	4,986	5,005
PARKS AND RECREATION			
Pools			
CE10001 - Aquatic facilities building renewals	R	442	84
CE10003 - Waterworld operational asset renewals	R	734	568
CE10004 - Gallagher Aquatic Centre operational asset renewal	R	185	45
CE19006 - Te Rapa Sportsdrome building renewals	R	-	-
	1,361	697	696
Cemeteries and crematorium			
CE10021 - Building renewals cemeteries	R	1,679	5
CE10022 - Renewal of crematorium assets	R	21	126
CE10023 - Hamilton Park east and west cemeteries renewals	R	53	71
CE19001 - Hamilton Park Cemetery accessible toilet block	LOS	427	206
CE15024 - Hamilton Park Cemetery, burial and ash lawn extension	G	75	124
CE19002 - Cemetery land acquisition	G	-	-
	2,255	826	1,605

Type	2018/19 10-Year Plan	2019/20 10-Year Plan	2019/20 Annual Plan
	\$000	\$000	\$000
Parks			
CE10029 - Toilet and changing room renewals	R	104	127
CE10030 - Building renewals parks and open spaces	R	83	75
CE10032 - Parks and open spaces assets and playgrounds renewals	R	1,349	1,396
CE19004 - Destination parks renewals	R	977	3,610
CE15036 - Playground development programme	LOS	900	812
CE17004 - River Plan	LOS	7,000	867
CE19012 - Day's Park erosion remediation	LOS	242	-
CE19013 - Pooches and Parks	LOS	177	-
CE19014 - Waiwhakareke Natural Heritage Park development	LOS	710	-
CE19022 - Alternative weed control	LOS	20	412
CE19007 - Peacocks parks development	G	2,250	224
CE19008 - Rotokauri parks development	G	-	-
CE19009 - Rototuna parks development	G	1,094	2,491
CE19010 - Te Manatu Park development	G	-	-
	14,906	4,907	10,095
Sports parks			
CE10031 - Sports area renewals	R	473	979
CE19003 - Parks toilets development/upgrade	LOS	1,052	2,178
CE19071 - Sports park drainage	LOS	-	1,561
CE15035 - Rototuna park development	G	3,862	2,581
CE19005 - Sports park development	G	-	604
	5,387	7,470	7,904
Total Parks and Recreation	23,909	13,400	20,300
RUBBISH AND RECYCLING			
CE10054 - Replacement of closed landfill assets	R	519	973
CE10056 - Replacement of RTS & HOC assets	R	342	272
CE15055 - Closed landfill management	LOS	90	78
CE19027 - Refuse drop off points	G	-	-
Total Rubbish and Recycling	951	988	1,323

	Type	2018/19 10-Year Plan	2019/20 10-Year Plan	2019/20 Annual Plan
		\$000	\$000	\$000
SAFETY				
CE10037 – CCTV renewals and development	R	50	52	52
Total Safety		50	52	52
STORMWATER				
CE10058 – Replacement of stormwater assets	R	516	585	585
CE15067 – Comprehensive stormwater consent implementation	LOS	30	52	52
CE19026 – Erosion control works	LOS	1,306	3,725	3,725
CE15059 – Rototuna stormwater infrastructure	G	4,532	5,085	3,313
CE15060 – Rotokauri stormwater infrastructure stage 1	G	900	961	961
CE15062 – Peacocke stormwater infrastructure stage 1	G	998	1,232	1,233
CE15063 – Peacocke stormwater infrastructure stage 2	G	2,334	7,939	7,939
CE15064 – Stormwater pipe upgrade – growth	G	150	156	156
CE15066 – Existing network improvements in new areas	G	105	109	109
CE15068 – Stormwater customer connections to the network	G	50	52	52
CE15162 – Integrated catchment management plan	G	920	833	1,000
Total Stormwater		11,841	20,729	19,125
TRANSPORT				
Parking management				
CE10069 – Resurfacing off street carparks	R	25	66	66
CE10070 – Replacement of parking enforcement equipment	R	188	157	157
CE10071 – Parking building renewal	R	408	9	164
		621	232	387
Transportation network				
CE10072 – Replacement of footpath	R	4,552	4,809	4,809
CE10074 – Replacement of drainage (kerb and channel)	R	1,531	1,617	1,617
CE10075 – Replacement of road base	R	1,192	1,260	1,260
CE10076 – Road resurfacing	R	4,986	5,268	5,268
CE10077 – Replacement of bridges and culverts	R	1,245	1,901	2,056

	Type	2018/19 10-Year Plan	2019/20 10-Year Plan	2019/20 Annual Plan
		\$000	\$000	\$000
CE10080 – Replacement of lighting	R	1,185	2,430	2,430
CE10081 – Replacement of traffic equipment	R	365	401	402
CE10098 – Building and property renewals	R	252	5	5
CE15085 – Minor improvements to transport network	LOS	2,000	2,082	2,082
CE15086 – Bus stop infrastructure	LOS	650	677	677
CE19052 – Intersection safety upgrade programme	LOS	310	1,562	1,850
CE19054 – Bridge safety improvements	LOS	130	479	479
CE19062 – Bridge resilience programme	LOS	500	125	641
CE19064 – Transport Centre rejuvenation	LOS	950	5,548	6,270
CE15087 – Network upgrades to allow new development	G	175	182	182
CE15088 – Roading upgrades and development in Peacocke stage 1	G	3,868	6,048	6,982
CE15089 – Roading upgrades and development in Peacocke stage 2	G	20,638	37,894	38,410
CE15090 – Roading upgrades and development in Rotokauri stage 1	G	8,247	12,564	11,716
CE15092 – Roading upgrades and development in Rototuna	G	15,284	14,046	14,348
CE15093 – Roading upgrades and development in Ruakura	G	325	453	726
CE15095 – Integrated transport initiatives	G	1,500	1,561	3,272
CE15096 – Cross city connector	G	-	-	-
CE15097 – Northern river crossing	G	-	-	-
CE19057 – Biking plan implementation	G	3,750	12,284	14,120
CE19058 – Mass transit	G	6,750	3,123	3,742
CE19063 – Intersection capacity upgrade programme	G	-	552	552
CE19065 – Modal access on bridges programme	G	-	-	-
CE19037 – Hamilton transport model	G	50	521	546
CE19036 – Ring Road	G	12,122	18,738	15,478
CE19039 – Roading upgrades and development Rotokauri Stage 2	G	-	-	-
CE19038 – Rotokauri rail platform	G	750	1,301	1,920
		93,307	137,431	141,840
Total Transport		93,928	137,663	142,227

	Type	2018/19 10-Year Plan	2019/20 10-Year Plan	2019/20 Annual Plan
		\$000	\$000	\$000
VENUES, TOURISM AND MAJOR EVENTS				
H3 venues				
CE10040 – Business administration plant and equipment	R	-	52	52
CE10041 – Claudelands plant and equipment	R	214	135	135
CE10042 – Seddon Park plant and equipment	R	2	34	34
CE10043 – Waikato Stadium plant and equipment	R	330	402	402
CE10044 – Turf services plant and equipment	R	52	75	75
CE10046 – Seddon Park property renewals	R	60	18	18
CE10047 – Waikato Stadium property renewals	R	33	1,662	1,663
CE10048 – Stadia building renewals	R	3,070	740	1,826
CE10049 – Claudelands building renewals	R	413	1,033	1,033
CE15050 – Claudelands capital improvement programme	LOS	100	167	167
CE15051 – Stadia capital improvement function	LOS	970	76	357
		5,244	4,394	5,762
i-Site				
CE19031 – i-Site building renewals	R	-	-	54
				54
Total Venues, Tourism and Major Events		5,244	4,394	5,816
VISITOR ATTRACTIONS				
Hamilton Gardens				
CE10026 – Hamilton Gardens renewals	R	210	99	99
CE10028 – Hamilton Gardens building renewals	R	50	80	80
CE19023 – Hamilton Gardens development	LOS	1,900	1,978	3,366
		2,160	2,157	3,545
Hamilton Zoo				
CE10015 – Zoo animal enclosure renewals	R	388	586	586
CE10016 – Zoo building renewals	R	33	24	25
CE10017 – Property renewals	R	48	43	43
CE10020 – Zoo animal replacement	R	60	62	63
CE19021 – Water and stormwater reticulation	R	845	98	98
CE19019 – Zoo safety improvements	LOS	1,710	446	1,581
CE19020 – Zoo improvement programme	LOS	75	79	79
CE19030 – Zoo and Waiwhakareka entrance precinct	LOS	250	1,562	1,562
		3,409	2,900	4,037

	Type	2018/19 10-Year Plan	2019/20 10-Year Plan	2019/20 Annual Plan
		\$000	\$000	\$000
Museum				
CE10008 – Museum asset renewal	R	110	76	76
CE19028 – Collection acquisition fund	R	50	52	52
CE10010 – Public art support fund	R	30	31	31
CE10011 – Museum activity building renewals	R	589	236	766
CE10009 – ArtsPost earthquake strengthening	LOS	800	-	-
CE19018 – Museum loading bay	LOS	-	-	-
		1,579	395	925
Total Visitor Attractions		7,148	5,452	8,507
WASTEWATER				
Wastewater reticulation				
CE10100 – Replacement of wastewater pump stations	R	1,058	956	956
CE10101 – Replacement of wastewater assets	R	3,036	3,252	2,952
CE15103 – Increase capacity of wastewater pump stations	LOS	323	1,443	1,378
CE15104 – Wastewater pipe upgrade – growth	G	300	312	312
CE15105 – Increase capacity of wastewater network – Rototuna	G	312	597	738
CE15106 – Wastewater network upgrades to allow development	G	80	83	83
CE15107 – Increase capacity of network in Rotokauri stage 1	G	681	545	546
CE15109 – Increase capacity of network in Peacocke stage 1	G	189	1,594	1,660
CE19040 – Increase capacity network Peacocke Stage 2	G	4,090	4,192	2,891
CE19072 – Increase capacity of network in Te Rapa	G	-	-	-
CE15111 – Increase capacity of network throughout the city	G	-	-	-
		10,069	12,974	11,516
Wastewater treatment plant				
CE15160 – Wastewater model	R	70	105	428
CE10115 – Replacement of wastewater treatment plant assets	R	2,632	2,193	3,169
CE19029 – Wastewater seismic strengthening	LOS	100	156	156
CE15120 – Wastewater treatment plant compliance	LOS	1,657	1,286	2,144
CE15161 – Wastewater master plan	G	150	208	208
CE15117 – Upgrade wastewater treatment plant (Pukete 3)	G	10,000	8,989	15,313
CE15121 – Wastewater customer connections to the network	G	50	52	52
CE19041 – Increase capacity WW far east network	G	2,000	3,644	610
CE19042 – Increase capacity WW south network	G	3,300	13,718	13,718
CE19043 – Increase capacity WW west network	G	6,963	20,393	22,606
CE19044 – Increase capacity WW east network	G	250	1,931	2,158
CE19050 – Increase capacity WW central network	G	3,664	975	3,372
		30,836	53,650	63,934
Total Wastewater		40,905	66,624	75,450

Type	2018/19 10-Year Plan	2019/20 10-Year Plan	2019/20 Annual Plan
	\$000	\$000	\$000
Water reticulation			
CE10123 - Replacement of watermains	R	2,744	2,832
CE10124 - Replacement of water meters, valves and hydrants	R	1,135	1,182
CE10145 - Tools of trade renewals	R	50	52
CE15133 - Water demand management - network water loss	LOS	500	-
CE15126 - Upgrade or build new watermains in Rototuna	G	1,625	1,755
CE15127 - Water pipe upgrade - growth	G	300	312
CE15128 - Upgrade/build new watermains in Rotokauri stage 1	G	576	-
CE15130 - Upgrade/build new watermains in Peacocke stage 1	G	-	78
CE16004 - Eastern Bulk Main Slip	G	800	1,008
CE19046 - Upgrade/build new watermains in Peacocke Stage 2	G	163	141
CE15132 - Water network upgrades to allow new development	G	80	83
CE15134 - Water demand management - Pukete reservoir zone	G	135	-
CE15135 - Upgrade/build distribution watermains in Peacocke	G	85	118
CE19073 - Upgrade/build new watermains in Te Rapa	G	-	-
CE15137 - Water demand management - Newcastle reservoir zone	G	50	4,854
	8,243	11,407	11,977
Water treatment plant			
CE10138 - Replacement of treatment plant and reservoir assets	R	2,101	1,905
CE15158 - Water model	R	60	98
CE15139 - Water treatment plant compliance - minor upgrades	LOS	1,610	1,339
CE15141 - Water demand management - Hillcrest reservoir zone	G	1,119	2
CE15144 - Upgrade water treatment plant	G	1,900	1,353
CE15146 - Water customer connections	G	50	52
CE15148 - Upgrade or build new watermains in Ruakura	G	500	206
CE15159 - Water master plan	G	150	96
CE19045 - Ruakura reservoir and associated bulk mains	G	9,698	10,391
CE19047 - Water demand management - Maeroa reservoir zone	G	-	-
CE19048 - Water demand management - Hamilton South reservoir zone	G	-	666
CE19049 - Water demand management - Fairfield reservoir zone	G	514	-
	17,702	15,840	22,243
Total Water Supply	25,945	27,247	34,220

Type	2018/19 10-Year Plan	2019/20 10-Year Plan	2019/20 Annual Plan
	\$000	\$000	\$000
Facilities			
CE10151 - Renewals programme	R	1,651	689
CE19032 - Civic Square upgrade project	R	-	-
CE19033 - Duke Street workshop replacement	R	-	-
CE19034 - Key Control project	R	44	-
CE19035 - Building Management Systems Council upgrade project	R	-	-
CE10158 - Replacement of fleet vehicles	R	3,401	3,174
	5,096	3,863	5,084
Information Services			
CE10152 - Network and infrastructure	R	968	708
CE10153 - Core business applications	R	775	385
CE10154 - Minor applications	R	25	130
CE10156 - Lease funding of equipment	R	1,287	52
CE15155 - Mobility and eservices	R	355	385
CE19024 - IS major upgrades	R	1,898	1,161
	5,308	2,821	6,131
Customer Services			
CE19025 - Smart Hamilton Initiatives	LOS	250	261
	250	261	286
Strategic Property			
CE10053 - Tenancy inducement renewals	R	75	78
	75	78	78
Total Overheads/Support Units	10,729	7,023	11,579
TOTAL COUNCIL	222,764	288,558	323,604

FINANCIAL STATEMENTS

Assumptions used in the preparation of the 2018-28 10-Year Plan have been reviewed and are still current. See pages 72 to 81 of the 10-Year Plan for further information.

PROSPECTIVE STATEMENT OF COMPREHENSIVE REVENUE AND EXPENSE

FOR THE YEAR ENDING 30 JUNE 2020

		2018/19 10-Year Plan	2019/20 10-Year Plan	2019/20 Annual Plan
	Notes	\$000	\$000	\$000
Revenue				
Rates	2	179,713	191,078	191,657
Fees and user charges	3	35,286	36,583	38,077
Subsidies and grants	4	7,120	6,870	6,907
Interest revenue	5	2,475	1,650	1,650
Other revenue	6	10,858	20,184	20,128
Development contributions	7	17,518	25,104	25,387
Capital revenue	8	44,840	65,029	69,690
Vested assets	9	30,000	31,230	31,230
Total revenue		327,810	377,728	384,726
Expenses				
Personnel costs		83,168	86,290	86,426
Depreciation and amortisation expense	10	68,473	72,304	76,564
Finance costs	11	22,010	26,720	24,862
Operating and maintenance costs		46,466	45,821	46,523
Professional costs		13,268	12,246	12,838
Administration costs		6,582	10,116	13,602
Property costs		12,067	12,265	14,068
Total expenses		252,034	265,762	274,883
Operating surplus/(deficit)		75,776	111,966	109,843
Gains		565	579	579
Losses		-	-	-
Total surplus/(deficit)		76,341	112,545	110,422
Other comprehensive revenue and expense				
Items that will not be reclassified to surplus/(deficit)				
Gain on property, plant and equipment revaluations		227,644	85,110	85,110
Total other comprehensive revenue and expense		227,644	85,110	85,110
Total comprehensive revenue and expense		303,985	197,655	195,532

The accompanying notes form part of these financial statements.

FINANCIAL STATEMENTS

Assumptions used in the preparation of the 2018-28 10-Year Plan have been reviewed and are still current. See pages 72 to 81 of the 10-Year Plan for further information.

PROSPECTIVE STATEMENT OF COMPREHENSIVE REVENUE AND EXPENSE

FOR THE YEAR ENDING 30 JUNE 2020

		2018/19 10-Year Plan	2019/20 10-Year Plan	2019/20 Annual Plan
	Notes	\$'000	\$'000	\$'000
Revenue				
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Total other comprehensive revenue and expense		227,644	85,110	85,110
Total comprehensive revenue and expense		303,985	197,655	195,532

The accompanying notes form part of these financial statements.

PROSPECTIVE STATEMENT OF CHANGES IN EQUITY

FOR THE YEAR ENDING 30 JUNE 2020

	2018/19 10-Year Plan	2019/20 10-Year Plan	2019/20 Annual Plan
Notes	\$000	\$000	\$000
Equity balance at 1 July	3,606,403	3,910,388	3,910,388
Total comprehensive revenue and expense for the period	303,985	197,655	195,532
Equity balance at 30 June	3,910,388	4,108,043	4,105,920
Accumulated comprehensive revenue and expense			
Balance at beginning of year	1,724,871	1,801,331	1,801,331
Operating surplus/(deficit)	76,341	112,545	110,422
Transfers (to)/from restricted and council created reserves	119	(63)	617
Balance at end of year	1,801,331	1,913,813	1,912,370
Revaluation reserves			
Balance at beginning of year	1,841,571	2,069,215	2,069,215
Revaluation gains	227,644	85,110	85,110
Balance at end of year	2,069,215	2,154,325	2,154,325
Restricted and council created reserves			
Balance at beginning of year	39,961	39,842	39,842
Transfers (to)/from reserves	(119)	63	(617)
Balance at end of year	39,842	39,905	39,225
Equity balance at 30 June	3,910,388	4,108,043	4,105,920

The accompanying notes form part of these financial statements.

PROSPECTIVE BALANCING THE BOOKS MEASURE

FOR THE YEAR ENDING 30 JUNE 2020

	2018/19 10-Year Plan	2019/20 10-Year Plan	2019/20 Annual Plan
Notes	\$000	\$000	\$000
Surplus/(deficit)	76,341	112,545	110,422
Remove capital revenue			
Vested assets	(30,000)	(31,230)	(31,230)
Part of development and financial contributions ^A	(11,387)	(16,318)	(16,502)
Capital subsidy (excluding subsidy on transport renewals) ^B	(35,012)	(46,759)	(52,022)
Other capital contributions	(4,744)	(11,748)	(11,146)
Other items not considered everyday operating revenue ^C	(4,233)	(13,411)	(13,412)
Remove (gains)/losses			
All (gains)/losses	(565)	(579)	(579)
Remove other expenses			
Other items not considered everyday operating expenses ^D	197	7,160	7,160
Balancing the books surplus/(deficit)	(9,403)	(340)	(7,309)

The accompanying notes form part of these financial statements.

^A Development contributions contain an element of funding for interest costs that are part of every day expenses. An adjustment is made to match the revenue with the expense. The budget has assumed interest costs funded from development contributions represent 35% of development contributions revenue.

^B Subsidy on transport renewals is adjusted to recognise that this is funding a portion of the depreciation on these renewals.

^C Adjustment for fair value calculation on the Housing Infrastructure Fund loans.

^D Adjustment for grants to other parties to invest in significant assets for the benefit of the city and fair value discount unwinding on the Housing Infrastructure Fund loans.

PROSPECTIVE STATEMENT OF FINANCIAL POSITION

FOR THE YEAR ENDING 30 JUNE 2020

		2018/19 10-Year Plan	2019/20 10-Year Plan	2019/20 Annual Plan
	Notes	\$000	\$000	\$000
Assets				
Current assets				
Cash and cash equivalents		49,500	48,100	46,440
Receivables		17,910	18,360	18,360
Prepayments		1,670	1,712	1,712
Inventory		160	160	160
Other financial assets	12	2,125	-	-
Total current assets		71,365	68,332	66,672
Non-current assets				
Property, plant and equipment		4,371,324	4,696,852	4,632,252
Intangible assets		22,283	21,082	21,082
Investment property		23,175	23,754	23,754
Other financial assets				
- Investment in CCOs and other similar entities		8,978	8,978	9,516
- Other investments		5,500	6,900	8,867
Total other financial assets	12	14,478	15,878	18,383
Investment in associates	13	7,430	7,430	7,430
Total non-current assets		4,438,690	4,764,996	4,702,901
Total assets		4,510,055	4,833,328	4,769,573
Liabilities				
Current liabilities				
Payables and deferred revenue		33,250	32,125	32,125
Employee entitlements		6,420	6,520	6,520
Provisions		337	771	771
Borrowings	14	83,300	48,300	42,800
Derivative financial instruments		4,628	4,119	4,119
Total current liabilities		127,935	91,835	86,335
Non-current liabilities				
Employee entitlements		1,100	1,100	1,100
Provisions		24,413	23,209	23,209
Borrowings	14	427,194	594,235	538,103
Derivative financial instruments		19,025	14,906	14,906
Total non-current liabilities		471,732	633,450	577,318
Total liabilities		599,667	725,285	663,653
Net assets		3,910,388	4,108,043	4,105,920
Equity				
Accumulated funds		1,801,331	1,913,813	1,912,370
Other reserves		2,069,215	2,154,325	2,154,325
Restricted reserves	15	38,587	38,829	38,789
Council created reserves	15	1,255	1,076	436
Total equity attributable to Hamilton City Council		3,910,388	4,108,043	4,105,920
Total equity		3,910,388	4,108,043	4,105,920

The accompanying notes form part of these financial statements.

PROSPECTIVE STATEMENT OF CASH FLOWS

FOR THE YEAR ENDING 30 JUNE 2020

		2018/19 10-Year Plan	2019/20 10-Year Plan	2019/20 Annual Plan
	Notes	\$000	\$000	\$000
Cash flows from operating activities				
Cash will be provided from:				
Rates revenue	2	179,713	191,078	191,657
Fees and user charges	3	35,286	36,583	38,077
Government operating subsidies and grants	4	7,120	6,870	6,907
Government capital subsidies and grants	8	40,096	53,281	58,544
Other capital contributions	7 & 8	22,262	36,852	36,533
Interest received	5	1,650	1,650	1,650
Dividends received	6	104	104	104
Sundry revenue	6	6,521	6,669	6,613
Total		292,752	333,087	340,085
Cash will be applied to:				
Payments to employees		83,168	86,290	86,426
Payments for suppliers		78,383	80,448	87,031
Interest paid	11	20,645	24,444	22,586
Net GST paid		-	-	-
Total		182,196	191,182	196,043
Net cash flow from operating activities		110,556	141,905	144,042
Cash flows from investing activities				
Cash will be provided from:				
Proceeds from sale of shares		2,125	2,125	2,125
Proceeds from maturity of NZLGFA borrower notes		-	-	-
Proceeds from sale of investment property		18,800	-	-
Proceeds from sale of property, plant and equipment		-	-	-
Total		20,925	2,125	2,125
Cash will be applied to:				
NZLGFA borrower notes		460	1,400	1,660
Purchase of property, plant and equipment		219,819	288,326	323,605
Total		220,279	289,726	325,265
Net cash flow from investing activities		(199,354)	(287,601)	(323,140)
Cash flows from financing activities				
Cash will be provided from:				
Loans raised		182,449	192,596	218,838
Total		182,449	192,596	218,838
Cash will be applied to:				
Loan repayments		83,000	48,000	42,500
Finance lease repayments		300	300	300
Total		83,300	48,300	42,800
Net cash flow from financing activities		99,149	144,296	176,038
Net increase/(decrease) in cash held		10,351	(1,400)	(3,060)
Opening cash and cash equivalents balance		39,149	49,500	49,500
Closing cash and cash equivalents balance		49,500	48,100	46,440

The accompanying notes form part of these financial statements.

NOTE 1: STATEMENT OF ACCOUNTING POLICIES

REPORTING ENTITY

Hamilton City Council is a territorial local authority governed by the Local Government Act 2002.

Our primary objective is to provide goods or services for community or social benefit rather than making a financial return. As such, for the purposes of financial reporting, we are considered a public benefit entity.

These prospective financial statements are for Hamilton City Council as a separate legal entity. Consolidated prospective financial statements covering both us and our subsidiaries and associates have not been prepared as the income and expenditure is not material to our long-term planning.

BASIS OF PREPARATION

We authorised the prospective financial statements on 20 June 2019. We believe the assumptions underlying these prospective financial statements are appropriate. We accept responsibility for the preparation of the prospective financial statements, including the appropriateness of the assumptions underlying these statements and all other required disclosures. No

actual results have been included within the prospective financial statements. We do not intend to update the prospective financial statements after they are presented.

STATEMENT OF COMPLIANCE

The prospective financial statements have been prepared in accordance with the requirements of the Local Government Act 2002, which includes the need to comply with New Zealand Generally Accepted Accounting Practice (NZ GAAP).

The prospective financial statements have also been prepared to comply with the Public Benefit Entity Standards (PBE Standards) for a Tier 1 entity.

The reporting period for these prospective financial statements is for the year ending 30 June 2020. These statements are presented in New Zealand dollars, rounded to the nearest thousand (\$000), unless otherwise stated.

The accounting policies set out below have been applied consistently to all periods presented here.

The purpose of the prospective financial information is to support our planning.

MEASUREMENT BASE

The basis for measurement applied is historical cost, modified by the revaluation of certain assets and liabilities as identified in this summary of significant accounting policies. The accrual basis of accounting has been used unless otherwise stated.

For the assets and liabilities recorded at fair value, fair value is defined as the amount for which an item could be exchanged, or a liability settled, between knowledgeable and willing parties in an arm's-length transaction. For investment property, non-current assets classified as held for sale and items of property, plant and equipment which are revalued, the fair value is determined by reference to market value. The market value of a property is the estimated amount for which a property could be exchanged on the date of valuation between a willing buyer and a willing seller in an arm's-length transaction.

Amounts expected to be recovered or settled more than one year after the end of the reporting period are recognised at their present value. The present value of the estimated future cash flows is calculated using applicable inflation

factors and a discount rate. The inflation rates used are from the latest relevant BERL forecasts and the discount rate is our forecast long-term cost of borrowing.

JUDGEMENTS AND ESTIMATIONS

The preparation of prospective financial statements using PBE standards uses judgements, estimates and assumptions. Where material, information on the main assumptions is provided in the relevant accounting policy.

The estimates and assumptions are based on historical experience as well as other factors believed to be reasonable under the circumstances. Subsequent actual results may differ from these estimates.

The estimates and assumptions are reviewed on an ongoing basis and adjusted where necessary.

Judgements with a significant effect on the financial statements and estimates with a significant risk of material adjustment in the next year are discussed in the relevant notes. Significant judgements and estimations include landfill post-closure costs, asset revaluations, impairments, certain fair value calculations and provisions.

SIGNIFICANT ACCOUNTING POLICIES

Significant accounting policies are included in the notes to which they relate. Those that do not relate to a specific note are outlined below.

REVENUE

Revenue includes rates, revenue from operating activities, investment revenue, gains, finance and other revenue. It is measured at the fair value of consideration received or receivable.

Revenue may come from either exchange or non-exchange transactions.

EXCHANGE TRANSACTIONS

Exchange transactions are transactions where we receive assets (primarily cash) or services, or have liabilities extinguished, and directly give approximately equal value (primarily in the form of goods, services, or use of assets) to another entity in exchange.

NON-EXCHANGE TRANSACTIONS

Non-exchange transactions are transactions that are not exchange transactions. In a non-exchange transaction, we either receive value from or give value to another entity without directly giving or receiving approximately equal value in exchange.

An inflow of resources from a non-exchange transaction recognised as an asset is considered revenue, except to the extent that a liability is also recognised in respect of the same inflow.

At times we satisfy a present obligation recognised as a liability in respect of an inflow of resources from a non-exchange transaction recognised as an asset. Doing so reduces the carrying amount of the liability recognised and recognises an amount of revenue equal to that reduction.

GAINS

Gains include additional earnings on the disposal of property, plant and equipment as well as movements in the fair value of financial assets and liabilities. Gains are classified as exchange revenue.

GOODS AND SERVICES TAX (GST)

All items in the prospective financial statements are exclusive of GST except receivables and payables, which are stated as GST inclusive. Where GST is not recoverable as an input tax, it is recognised as part of the related asset or expense.

TAXATION

Income tax expense on the surplus or deficit for the year includes current and deferred tax.

Current tax is the expected tax payable based on the taxable income for the year. This uses tax rates enacted or substantively enacted at the end of the reporting period, plus any adjustment to tax payable in respect of previous periods.

Deferred tax is provided using the balance sheet liability method. This provides for temporary differences between the carrying amounts of assets and liabilities for financial reporting purposes and amounts used for taxation purposes. The amount of deferred tax provided is based on the expected manner of realisation or settlement of the assets and liabilities. It also takes into account the unused tax losses using tax rates enacted or substantively enacted at the end of the reporting period. Deferred income tax assets are recognised to the extent it is probable future taxable profit will be available against which they can be utilised.

CASH AND CASH EQUIVALENTS

Cash and cash equivalents includes cash on hand, deposits held at call with banks, and other short term highly liquid investments. The carrying value of cash at bank and short-term deposits with original maturities of less than three months approximates their fair value.

Bank overdrafts are shown within borrowings in current liabilities in the statement of financial position.

RECEIVABLES

Short-term receivables are recorded at the amount due less any provision for uncollectability.

A receivable is considered to be uncollectable when there is evidence the amount due will not be fully collected. The amount that is uncollectable is the difference between the amount due and the present value of the amount expected to be collected.

INVENTORY

Inventories held for distribution or consumption in the provision of services that are not supplied on a commercial basis are measured at cost (using the FIFO method), adjusted, when applicable for any loss of service potential.

Inventories acquired through non-exchange transactions are measured at fair value at the date of acquisition. Inventories held for use in the provision of goods and services on a commercial basis are valued at the lower of cost (using the FIFO method) and net realisable value.

The amount of any write-down for the loss of service potential or from cost to net realisable value is recognised in the surplus/deficit in the period of the write-down.

PROPERTY, PLANT AND EQUIPMENT

Property, plant and equipment include:

OPERATIONAL ASSETS

These are land, buildings (including cultural assets and community and leisure facilities), improvements, non-restricted parks and gardens, plant and equipment, vehicles, sports areas and library books.

ZOO ANIMALS

Zoo animals are held primarily for a social and recreational purpose. The capital cost is the actual expense incurred in acquiring the animals.

RESTRICTED ASSETS

These are parks and reserves we own that provide a benefit or service to the community and cannot be disposed of because of legal or other restrictions.

HERITAGE ASSETS

These are museum collections and library collections (New Zealand Room).

INFRASTRUCTURE ASSETS

These are the fixed utility systems we own. Each asset type includes all items that are required for the network to function.

Property, plant and equipment are shown at cost or valuation, less accumulated depreciation and impairment losses.

ADDITIONS

The cost of an item of property, plant and equipment is recognised as an asset if, and only if, it is probable future economic benefits or service potential associated with the item will flow to the Council and the cost of the item can be measured reliably.

Work in progress is recognised at cost less impairment and is not depreciated.

In most instances, an item of property, plant and equipment is recognised at its cost. Where an asset is acquired at no cost, or for a nominal cost, it is recognised at fair value as at the date of acquisition.

DISPOSALS

Gains and losses on disposals are determined by comparing the proceeds with the carrying amount of the asset. Gains and losses on disposals are reported in the net surplus or deficit. When revalued assets are sold, the amounts included in asset revaluation reserves in respect of those assets are transferred to accumulated funds.

SUBSEQUENT COSTS

Costs incurred after initial acquisition are capitalised only when it is probable future economic benefits or service potential associated with the item will flow to the Council and the cost of the item can be measured reliably.

The costs of day-to-day servicing of property, plant, and equipment are recognised in the surplus or deficit as they are incurred.

REVALUATION

Land and buildings (operational and restricted), heritage assets, and infrastructure assets (except land under roads) are revalued with sufficient regularity to ensure their carrying amount does not differ materially from fair value and at least every five years. All other asset classes are carried at depreciated historical cost.

The carrying values of revalued assets are assessed annually to make sure they do not differ materially from the assets' fair values. If there is a material difference, then the off-cycle asset classes are revalued.

Revaluations of property, plant, and equipment are accounted for on a class-of-asset basis.

The net revaluation results are credited or debited to other comprehensive income and are accumulated to an asset

revaluation reserve in equity for that class of asset. Where this would result in a debit balance in the asset revaluation reserve, this balance is not recognised in other comprehensive income but is recognised in the surplus or deficit. Any subsequent increase on revaluation that reverses a previous decrease in value recognised in the surplus or deficit will be recognised first in the surplus or deficit up to the amount previously expensed, and then in other comprehensive income.

DEPRECIATION

The residual value and useful life of an asset is reviewed and adjusted if applicable at each financial year end.

Depreciation is not provided in these statements on the following assets:

- land
- formation costs associated with roading
- investment properties
- non-current asset held for resale
- work in progress and assets under construction
- heritage assets
- refuse land.

The useful lives and associated depreciation rates of major classes of assets are estimated as:

ASSET CLASS	YEARS	DEPRECIATION RATE	ASSET CLASS	YEARS	DEPRECIATION RATE
BUILDINGS - STRUCTURE/FIT OUT/SERVICES	5 - 100	1% - 20%	WASTEWATER RETICULATION		
PLANT AND VEHICLES	3 - 15	6.7% - 33.3%	Pipes	30 - 100	1% - 3.3%
FURNITURE, FITTINGS AND EQUIPMENT	5 - 10	10% - 20%	Manholes	100	1%
LIBRARY BOOKS	3 - 8	12.5% - 33.3%	Treatment plant	15 - 100	1% - 6.7%
ZOO ANIMALS (ACQUISITION COSTS)	10	10%	Valves	40 - 75	1.3% - 2.5%
IMPROVEMENTS - PARKS AND GARDENS	5 - 150	0.7% - 20%	Pump stations	20 - 100	1% - 5%
ROADS AND TRAFFIC NETWORK			STORMWATER SYSTEM		
Top surface (seal)	5 - 20	5% - 20%	Pipes	30 - 100	1% - 3.3%
Pavement (basecourse)	50 - 140	0.7% - 2%	Manholes, inlets and outlets	100	1%
Drainage	60 - 70	1.4% - 1.7%	Soakage trench	50	2%
Carparks	15 - 110	0.9% - 6.7%	Channels	90	1.1%
Footpaths and cycleways	5 - 75	1.3% - 20%	Erosion control	100	1%
Kerbs and traffic islands	20 - 60	1.7% - 5%	WATER RETICULATION		
Signs	15	6.7%	Bulk main chambers	100	1%
Street lights	5 - 50	2% - 20%	Backflow devices	40	2.5%
Bridges and culverts	40 - 150	0.7% - 2.5%	Pipes	40 - 100	1% - 2.5%
Underpasses	80	1.3%	Valves	40 - 75	1.3% - 2.5%
Traffic signals	15	6.7%	Treatment plant	15 - 100	1% - 6.7%
Guarding and railing	20 - 25	4% - 5%	Meters	15	6.7%
Bus shelters and fences	20	5%	Hydrants	50 - 75	1.3% - 2%
Verge, embankment and retaining walls	50 - 100	1% - 2%	Reservoirs	15 - 100	1% - 6.7%
			REFUSE - RUBBISH AND RECYCLING	10 - 100	1% - 10%

IMPAIRMENT OF PROPERTY, PLANT AND EQUIPMENT

Property, plant and equipment with a finite useful life are reviewed for impairment at each balance date and whenever events or changes in circumstances indicate that the carrying amount may not be recoverable.

An impairment loss is recognised for the amount by which the asset's carrying amount exceeds its recoverable amount. The recoverable amount is the higher of an asset's fair value less costs to sell and its value in use.

If an asset's carrying amount exceeds its recoverable amount, the asset is regarded as impaired and the carrying amount is written-down to the recoverable amount. For revalued assets, the impairment loss is recognised against the revaluation reserve for that class of asset. Where that results in a debit balance in the revaluation reserve, the balance is recognised in the surplus or deficit.

For assets not carried at a revalued amount, the total impairment loss is recognised in the surplus or deficit.

The reversal of an impairment loss on a revalued asset is credited to other comprehensive revenue and expense and increases the asset revaluation reserve for that class of asset. However, to the extent that an impairment loss for that class of asset was previously recognised in the surplus or

deficit, a reversal of the impairment loss is also recognised in the surplus or deficit.

For assets not carried at a revalued amount, the reversal of an impairment loss is recognised in the surplus or deficit.

Non-cash-generating assets are those assets not held with the primary objective of generating a commercial return. For non-cash-generating assets, value in use is determined using an approach based on either a depreciated replacement cost approach, a restoration cost approach, or a service units approach. The most appropriate approach used to measure value in use depends on the nature of the impairment and availability of information.

Cash-generating assets are those assets held with the primary objective of generating a commercial return. The value in use for cash-generating assets and cash-generating units is the present value of expected future cash flows.

INVESTMENT PROPERTIES

Properties leased to third parties under operating leases are classified as investment property. This is unless the property is held to meet service delivery objectives, rather than to earn rentals or for capital appreciation.

These assets consist of investment properties owned by us, funded either from

Corporate Funds, the Domain Endowment Fund or the Municipal Endowment Fund.

Investment property is measured initially at its cost, including transaction costs.

After initial recognition, all investment property is measured at fair value as determined annually by an independent valuer.

Gains or losses arising from a change in the fair value of investment property are recognised in the surplus or deficit.

NON-CURRENT ASSETS HELD FOR SALE

Non-current assets held for sale are classified as held for sale if their carrying amount will be recovered principally through a sale transaction and not through continuing use. Non-current assets held for sale are measured at the lower of their carrying amount and fair value, less costs to sell.

Any impairment losses for write-downs of non-current assets held for sale are recognised in the surplus or deficit.

Any increases in fair value (less costs to sell) are recognised up to the level of any impairment losses that have been previously recognised.

Non-current assets (including those that are part of a disposal group) are

not depreciated or amortised while they are classified as held for sale.

INTANGIBLE ASSETS

Intangible assets are defined as identifiable non-monetary assets without physical form. Amortisation is the systematic allocation of the depreciable amount of an intangible asset over its useful life.

Intangible assets include:

Software acquisition and development

- Acquired computer software licenses are capitalised on the basis of the costs incurred to acquire and bring to use the specific software.
- Costs directly associated with the development of software for internal use are recognised as an intangible asset. Direct costs include the software development employee costs and an appropriate portion of relevant overheads.
- Staff training costs are recognised in the surplus or deficit when incurred. Costs associated with maintaining computer software are recognised in the surplus or deficit when incurred. Costs associated with development and maintenance of the Council's website are recognised as an expense when incurred.

These are capitalised at historic cost and are amortised on a straight-line basis over their estimated useful lives (five years). Costs associated with maintaining

computer software are recognised as an expense when incurred.

Consents and designations

- Consents and designations not attributed to a specific asset are capitalised at historic cost. These are amortised on a straight-line basis over their estimated useful lives.

AMORTISATION

The carrying value of an intangible asset with a finite life is amortised on a straight-line basis over its useful life.

The useful lives of major classes of intangible assets have been estimated as follows:

COMPUTER SOFTWARE	3-5 years
CONSENTS & DESIGNATIONS	10-35 years
LICENSES	3-10 years
INFRASTRUCTURAL MODELLING	7-15 years

CREDITORS AND OTHER PAYABLES

Short-term creditors and other payables are recorded at their face value.

EMPLOYEE ENTITLEMENTS

SHORT-TERM EMPLOYEE ENTITLEMENTS

Employee benefits expected to be settled within 12 months after the end of the period in which the employee renders the related service are measured based on accrued

entitlements at current rates of pay. These include salaries and wages accrued up to balance date, annual leave earned to, but not yet taken at balance date and sick leave.

A liability for sick leave is recognised to the extent that absences in the coming year are expected to be greater than the sick leave entitlements earned in the coming year. The amount is calculated based on the unused sick leave entitlement that can be carried forward at balance date to the extent it will be used by staff to cover those future absences.

The provision for retirement gratuities has been calculated on an actuarial basis bringing to account what is likely to be payable in the future. This is in respect of service that employees have accumulated up until twelve months after balance date.

LONG-TERM EMPLOYEE ENTITLEMENTS

Employee benefits due to be settled beyond 12 months after the end of the period in which the employee renders the related service, such as retirement gratuities, have been calculated on an actuarial basis. The calculations are based on:

- likely future entitlements accruing to staff. These are based on years of service, years to entitlement, the likelihood that staff will reach the point of entitlement, and contractual entitlement information

- the present value of the estimated future cash flows.

PRESENTATION OF EMPLOYEE ENTITLEMENTS

Sick leave, annual leave, and retirement gratuities expected to be settled within 12 months of balance date, are classified as a current liability. All other employee entitlements are classified as a non-current liability.

SUPERANNUATION SCHEMES

DEFINED CONTRIBUTION SCHEMES

Employer contribution to KiwiSaver is accounted for as defined contribution superannuation scheme and is expensed in the surplus or deficit when incurred.

DERIVATIVE FINANCIAL INSTRUMENTS

Derivative financial instruments are used to manage exposure to interest rate risks arising from our financing activities. Derivative financial instruments are recognised initially at fair value on the date a derivative contract is entered into and are subsequently remeasured to their fair value at each balance date. We have chosen not to hedge account for these derivative financial instruments.

Changes in the fair value of the derivative financial instruments are recognised in the surplus/deficit.

For the purpose of preparing prospective financial statements, the Council has recognised the fair value of contracted derivatives in the prospective statement of financial position. Movements in the fair value of derivatives has not been recognised in the prospective statement of comprehensive revenue and expense.

OPERATING LEASES

An operating lease is a lease that does not transfer substantially all the risks and rewards incidental to ownership of an asset. Lease payments under an operating lease are recognised as an expense on a straight-line basis over the lease term. Lease incentives received are recognised in the surplus or deficit as a reduction of rental expense over the lease term.

PROVISIONS

We recognise a provision for future expenditure of uncertain amount or timing when:

- There is a present obligation (either legal or constructive) as a result of a past event.
- It is probable that expenditures will be required to settle the obligation.
- A reliable estimate can be made of the amount of the obligation.

Provisions are measured at the present value of the expenditures expected to be required to settle the obligation. This

is done using a pre-tax discount rate that reflects current market assessments of the time value of money and the risks specific to the obligation. The increase in the provision due to the passage of time is recognised as a finance cost and is included in "finance costs".

CONTINGENCIES

FINANCIAL GUARANTEES

At times we are requested to act as a guarantor to loans raised by community organisations and sports clubs to construct facilities on council reserve land. These structures form part of the reserve but are not included in the fixed asset figures. No provision has been made because we do not consider it likely that these loans will require settlement.

EQUITY

Equity is the community's interest in the Council and is measured as the difference between total assets and total liabilities. Equity is disaggregated and classified into the following components:

- accumulated funds
- other reserves - revaluation reserves and fair value through other comprehensive revenue and expense reserve
- restricted reserves
- council created reserves.

Accumulated funds include accumulated surpluses over the years.

PROSPECTIVE STATEMENT OF CASH FLOWS

Cash and cash equivalents for the purposes of the cashflow statement include bank balances, cash on hand and short-term deposits with a maturity of three months or less.

Operating activities include cash received from all our non-financial revenue sources and record the cash payments made for the supply of goods and services. Investing activities relate to the acquisition and disposal of assets and investment revenue. Financing activities relate to activities that change our equity and debt capital structure and financing cost.

PUBLIC BENEFIT ENTITY FINANCIAL REPORTING STANDARD 42 PROSPECTIVE FINANCIAL STATEMENTS (PBE FRS 42)

We have complied with PBE FRS 42 in the preparation of these draft prospective financial statements. The following information is included to satisfy the requirements of PBE FRS 42:

- (i) Description of the nature of the entity's current operation and its principal activities:
Hamilton City Council is a territorial local authority, as defined in the Local Government Act 2002. Our

principal activities are outlined within this Annual Plan.

- (ii) Purpose for which the prospective financial statements are prepared:
It is a requirement of the Local Government Act 2002 to present prospective financial statements that span one year and include them within the Annual Plan. This allows ratepayers and residents the opportunity to review our projected financial results and position. Information included in these prospective financial statements may not be appropriate for other purposes. Prospective financial statements are revised annually to reflect updated assumptions and costs.
- (iii) Bases for assumptions, risks and uncertainties:
The financial information has been prepared based on best estimate assumptions as to the future events which we expect to take place. We have considered factors that may lead to a material difference between information in the prospective financial statements and actual results. These factors, and the assumptions made in relation to the sources of uncertainty and potential effect, are outlined on pages 72 to 81 of the 10-Year Plan and remain current. As highlighted in the 10-Year Plan, we have assumed that transport operating and capital expenditure programmes that have in the past received

NZ Transport Agency (NZTA) subsidies and/or satisfy the criteria that NZTA requires in order to provide a subsidy will continue to receive subsidy funding. There is currently some uncertainty as to whether all the capital projects we have planned for 2019/20 will be funded by NZTA under its National Land Transport Programme. We have prepared these prospective financial statements on the assumption that projects will continue to be funded as planned. Should NZTA funding not eventuate, we will assess the impact on our planned programme of works and may defer projects to a later period or resolve to continue the project and fund the shortfall through debt. There is a low risk of impact on our overall financial strategy.

- (iv) Cautionary note:
The financial information is prospective. Actual results are likely to vary from the information presented. These variations may be material.
- (iv) Other disclosures:
These prospective financial statements were adopted as part of the 2019/20 Annual Plan for Hamilton City Council. We are responsible for the prospective financial statements presented, including the assumptions underlying prospective financial statements and all other disclosures. This Annual Plan is prospective and as such contains no actual operating results.

NOTE 2: RATES

ACCOUNTING POLICY

Rates are set annually by a resolution and relate to a financial year. All ratepayers are invoiced within the financial year to which the rates have been set. Rates revenue is recognised proportionately throughout the year. Rates revenue is classified as non-exchange except for metered water rates which are classed as exchange revenue.

RATES PENALTIES

Revenue from rates penalties is recognised when the penalty is imposed.

RATES REMISSIONS

Rates remissions are recognised as a reduction of rates revenue when we receive an application that satisfies our rates remission policy.

METERED WATER RATES

Revenue from metered water rates is recognised on an accrual basis based on usage. Unbilled usage as a result of unread meters at year-end is accrued on an average usage basis.

	2018/19 10-Year Plan	2019/20 10-Year Plan	2019/20 Annual Plan
	\$000	\$000	\$000
General rates			
General rates	95,450	145,094	148,021
Rates charges to council properties	(445)	(506)	(442)
Targeted rates			
Metered water supply	8,107	8,286	8,286
Metered water charges to council properties	(461)	(472)	(472)
Business improvement district rate	297	303	303
Service category rates (sewerage, water, refuse)	1,162	1,206	1,277
Hamilton Gardens rate	646	725	729
Central city rate	145	145	145
Transitional rate	79,235	40,889	41,075
Penalties and remissions			
Rates penalties	1,042	1,082	1,082
Rates remissions:			
- Hardship	(274)	(285)	(285)
- HCC utilities	(4,160)	(4,318)	(6,948)
- HCC other	(842)	(874)	(910)
- Community retail	(56)	(59)	(58)
- Sewerage, water, refuse	(133)	(138)	(146)
Total rates	179,713	191,078	191,657

Item 9

Attachment 1

NOTE 3: FEES AND CHARGES

ACCOUNTING POLICY

Revenue from the rendering of services (e.g. building consent fees) is recognised by reference to the stage of completion of the transaction, based on the actual service provided as a percentage of the total services to be provided. Under this method, revenue is recognised in the accounting periods in which the services are provided. Within rendering of services most activities are at least partially funded by rates and therefore classified as non-exchange. The exceptions are: Parking (excluding fines), Planning and Guidance, Housing and Building Control which are 100% funded by users and classified as exchange revenue.

SALE OF GOODS

The sale of goods is classified as exchange revenue. Sale of goods is recognised when a product is sold to the customer and all risks and rewards of ownership have transferred to the customer.

BUILDING AND RESOURCE CONSENTS

Fees and charges for building and resource consent services are recognised when the building consent application process is completed.

ENTRANCE FEES

Entrance fees are fees charged to users of our local facilities, such as the zoo, pools and museum. Revenue from entrance fees is recognised upon entry to such facilities.

	2018/19 10-Year Plan	2019/20 10-Year Plan	2019/20 Annual Plan
	\$000	\$000	\$000
Animal control charges	1,050	1,073	1,073
Building and resource consent charges	9,844	10,246	11,188
Cemetery and crematorium charges	1,895	1,937	1,937
Event facilities charges	4,023	3,857	4,048
Hamilton Gardens charges	155	164	164
Parking fees	1,433	1,433	1,433
Swimming pools charges	2,460	2,980	2,979
Trade waste charges	2,741	2,846	3,146
Zoo charges	1,741	1,780	1,810
Other fees and charges	2,532	2,593	2,613
Commission received	1,155	918	932
Sale of goods	2,385	2,837	2,620
Shared services recoveries	3,049	3,116	3,333
Adshel contribution	120	120	120
Environment Waikato Contribution (project watershed)	392	401	401
Other income	311	282	280
Total fees and charges	35,286	36,583	38,077

NOTE 4: GRANTS, SUBSIDIES AND REIMBURSEMENTS

ACCOUNTING POLICY

NZ TRANSPORT AGENCY SUBSIDIES

NZ Transport Agency subsidies are recognised upon entitlement, which is when conditions pertaining to eligible expenditure have been fulfilled.

OTHER GRANTS (INCLUDING GOVERNMENT GRANTS AND SUBSIDIES)

Other grants are recognised as revenue when they become receivable unless there is an obligation in substance to return the funds if conditions of the grant are not met. If there is such an obligation, the grants are initially recorded as grants received in advance and recognised as revenue when conditions of the grant are satisfied.

	2018/19 10-Year Plan	2019/20 10-Year Plan	2019/20 Annual Plan
	\$000	\$000	\$000
NZ Transport Agency roading subsidy - operating	5,887	5,617	5,993
Government grants & subsidies:			
- Waste minimisation levy	566	575	575
- Other Government grants and subsidies	573	584	245
Other grants	94	94	94
Total grants, subsidies and reimbursements	7,120	6,870	6,907

NOTE 5: INTEREST REVENUE

ACCOUNTING POLICY

Interest revenue is exchange revenue and recognised using the effective interest rate method.

	2018/19 10-Year Plan	2019/20 10-Year Plan	2019/20 Annual Plan
	\$000	\$000	\$000
Interest revenue			
Term deposits	1,650	1,650	1,650
Discount unwind on community loans	825	-	-
Total interest revenue	2,475	1,650	1,650

NOTE 6: OTHER REVENUE

ACCOUNTING POLICY

INFRINGEMENT FEES AND FINES

Revenue from fines and penalties (e.g. traffic and parking infringements, library overdue book fines, rates penalties) is recognised when infringement notices are issued or when the fines/penalties are otherwise imposed.

DIVIDENDS

Dividends are classified as exchange revenue and are recognised when our right to receive a payment has been established.

INVESTMENT PROPERTY RENTAL REVENUE

Lease rentals (net of any incentives given) are recognised on a straight line basis over the term of the lease.

BEQUESTS AND OTHER DONATIONS

Donated and bequeathed financial assets are recognised as revenue unless there are substantive use or return conditions. A liability is recorded if there is substantive use or return conditions and the liability released to revenue as the conditions are met (e.g. as the funds are spent for the nominated purpose).

FAIR VALUE GAINS

Gains arising from the fair value assessment of borrowing at low or zero interest cost are recognised as Other revenue at the date of drawdown for the period of low or interest free benefit. Over the period of the benefit the fair value is adjusted down to the nominal value of the loan.

	2018/19 10-Year Plan	2019/20 10-Year Plan	2019/20 Annual Plan
	\$000	\$000	\$000
Infringements and fines – traffic and parking	1,261	1,261	1,261
Infringements and fines – other	30	30	31
Rental revenue from investment properties	3,154	3,368	3,167
Rents – residential	268	268	268
Other rental income	595	595	595
Dividend revenue	104	104	104
Petrol tax income	1,090	1,119	1,114
Sponsorship income	22	22	22
Donations received	101	6	154
Housing Infrastructure Fund – fair value benefit	4,233	13,411	13,412
Total other revenue	10,858	20,184	20,128

NOTE 7: DEVELOPMENT CONTRIBUTIONS

ACCOUNTING POLICY

Development and financial contributions are recognised as non-exchange revenue when the application for service connection or code of compliance or s.224(c) completion of resource consent conditions is received.

	2018/19 10-Year Plan	2019/20 10-Year Plan	2019/20 Annual Plan
	\$000	\$000	\$000
Reserves	938	1,330	1,345
Stormwater	2,010	2,999	3,033
Transport	5,234	7,476	7,560
Wastewater	5,838	8,314	8,408
Water	3,498	4,985	5,041
Total development contributions	17,518	25,104	25,387

NOTE 8: CAPITAL REVENUE

ACCOUNTING POLICY

NZ TRANSPORT AGENCY ROADING SUBSIDIES - CAPITAL

NZ Transport Agency subsidies are recognised upon entitlement, which is when conditions pertaining to eligible expenditure have been fulfilled.

	2018/19 10-Year Plan	2019/20 10-Year Plan	2019/20 Annual Plan
	\$000	\$000	\$000
Capital contributions - general	4,744	11,748	11,146
NZ Transport Agency roading subsidy - capital	40,096	53,281	58,544
Total capital revenue	44,840	65,029	69,690

NOTE 9: VESTED ASSETS

ACCOUNTING POLICY

Where a physical asset is acquired for nil or nominal consideration, the fair value of the asset received is recognised as non-exchange revenue when we have control of the asset.

	2018/19 10-Year Plan	2019/20 10-Year Plan	2019/20 Annual Plan
	\$000	\$000	\$000
Vested assets			
- Land	12,111	12,607	12,607
- Stormwater	5,088	5,297	5,297
- Transport	7,992	8,320	8,320
- Wastewater	3,036	3,160	3,160
- Water supply	1,773	1,846	1,846
Total vested assets	30,000	31,230	31,230

NOTE 10: DEPRECIATION AND AMORTISATION EXPENSE BY GROUP OF ACTIVITY

ACCOUNTING POLICY

Depreciation is provided on a straight-line basis at rates that will write off the cost (or valuation) of the assets to their estimated residual values over their useful lives.

Amortisation is provided on intangible assets and begins when the asset is available for use and ceases at the date that the asset is derecognised. The amortisation charge for each period is recognised in the surplus or deficit.

	2018/19 10-Year Plan	2019/20 10-Year Plan	2019/20 Annual Plan
	\$000	\$000	\$000
Directly attributable depreciation and amortisation expense by group of activity			
Arts and Community	3,364	3,353	2,578
City Planning and Development	4	2	2
Democracy Services	-	-	-
Parks and Recreation	5,852	6,964	7,321
Rubbish and Recycling	436	457	657
Safety	173	189	94
Stormwater	8,772	8,909	10,281
Transport	18,652	19,540	18,095
Venues, Tourism and Major Events	5,230	5,478	5,498
Visitor Attractions	2,162	2,663	2,616
Wastewater	9,774	10,142	13,230
Water Supply	7,657	8,000	9,662
Total	62,076	65,697	70,034
Depreciation and amortisation expense not directly attributable to a group of activity	6,397	6,607	6,530
Total depreciation and amortisation expense	68,473	72,304	76,564

NOTE 11: FINANCE COSTS

ACCOUNTING POLICY

All borrowing costs are recognised as an expense in the period in which they are incurred.

FAIR VALUE DISCOUNT UNWINDING

Fair value discount unwinding is recognised as a finance cost for borrowing at low or zero interest cost. The fair value benefit is recognised as other revenue.

	2018/19 10-Year Plan	2019/20 10-Year Plan	2019/20 Annual Plan
	\$000	\$000	\$000
Interest on borrowings	20,575	24,374	22,516
Interest on finance leases	70	70	70
Discount unwind on provisions	1,168	1,116	1,116
Fair value discount unwinding	197	1,160	1,160
Total finance costs	22,010	26,720	24,862

NOTE 12: OTHER FINANCIAL ASSETS

ACCOUNTING POLICY

Financial assets (other than shares in subsidiaries) are initially recognised at fair value plus transaction costs unless they are carried at fair value through surplus or deficit in which case the transaction costs are recognised in the surplus or deficit.

TERM DEPOSITS AND COMMUNITY LOANS (LOANS AND RECEIVABLES)

For loans to community organisations, the difference between the loan amount and present value of the expected future cash flows of the loan is recognised in the surplus or deficit as an interest expense.

After initial recognition, term deposits and loans to community organisations are measured at amortised cost using the effective interest method. Where applicable, interest accrued is added to the investment balance.

At year-end, the assets are assessed for indicators of impairment. Impairment is established when there is evidence we will not be able to collect amounts due according to the original terms of the receivable. Significant financial difficulties of the debtor, probability that the debtor will enter into bankruptcy, receivership or liquidation and default in payments are indicators that the asset is impaired. If assets are impaired, the amount not expected to be collected is recognised in the surplus or deficit.

SHARES IN SUBSIDIARIES

The investment in subsidiaries is carried at cost.

UNLISTED SHARES

Shares (other than shares in subsidiaries) and listed bonds (other than those designated as held to maturity) are designated at fair value through other comprehensive revenue and expense.

After initial recognition, the shares are measured at their fair value, with gains and losses recognised in other comprehensive revenue and expense, except for impairment losses, which are recognised in the surplus or deficit. When sold, the cumulative gain or loss previously recognised in other comprehensive revenue and expense is transferred to the surplus or deficit.

For shares, a significant or prolonged decline in the fair value of the shares below its cost is considered to be objective evidence of impairment.

IMPAIRMENT

Impairment in term deposits, local authority stock, government stock bonds, general and community loans are recognised directly against the instruments' carrying amount.

If impairment evidence exists, the cumulative loss recognised in other comprehensive revenue and expense is transferred to the surplus or deficit.

Impairment losses on shares recognised in the surplus or deficit are not reversed through the surplus or deficit.

	2018/19 10-Year Plan	2019/20 10-Year Plan	2019/20 Annual Plan
Current portion:	\$000	\$000	\$000
Loans and receivables			
Loan to Warehouse Storage Limited	2,125	-	-
Total current portion	2,125	-	-
	\$000	\$000	\$000
Non-current portion:			
Investment in CCOs and similar entities			
Shares in subsidiaries:			
- Waikato Innovation Growth Limited	4,000	4,000	4,000
Civic Financial Services Limited	310	310	-
NZ Local Government Funding Agency Limited	4,472	4,472	5,336
Waikato Local Authority Shared Services Limited	196	196	180
	8,978	8,978	9,516
Other investments			
Civic Financial Services Limited	-	-	307
Term deposits with maturities greater than 1 year	5,500	6,900	8,560
	5,500	6,900	8,867
Total non-current portion	14,478	15,878	18,383
Total other financial assets	16,603	15,878	18,383

NOTE 13: INVESTMENT IN ASSOCIATES

ACCOUNTING POLICY

An associate is an entity over which we have significant influence and that is neither a subsidiary nor an interest in a joint venture.

The investment in the associate is carried at cost in the Council's financial statements.

	2018/19 10-Year Plan	2019/20 10-Year Plan	2019/20 Annual Plan
Investment in associates	\$000	\$000	\$000
Waikato Regional Airport Limited	7,430	7,430	7,430
Total investment in associates	7,430	7,430	7,430
Total investment in CCOs (as per Note 12) and other entities	16,408	16,408	16,946

NOTE 14: BORROWINGS

ACCOUNTING POLICY

Borrowings on normal commercial terms are initially recognised at the amount borrowed plus transaction costs. Interest due on the borrowings is subsequently accrued and added to the borrowings balance.

Borrowings are classified as current liabilities unless we have an unconditional right to defer settlement of the liability for at least 12 months after balance date.

HOUSING INFRASTRUCTURE FUND LOAN

The Housing Infrastructure Fund Loan (HIF) is interest-free for 10 years from the date of each drawdown.

The fair value of the loan recognises the interest-free benefit and is recognised as other revenue. Ten years after each drawdown the loan will be recognised at its nominal value with the unwinding of the fair value gains being recognised annually as a finance cost.

FINANCE LEASES

A finance lease transfers to the lessee substantially all the risks and rewards incidental to ownership of an asset, whether or not title is eventually transferred.

At the start of the lease term, finance leases are recognised as assets and liabilities in the statement of financial position at the lower of the fair value of the leased item and the present value of the minimum lease payments.

The finance charge is charged to the surplus or deficit over the lease period so as to produce a constant periodic rate of interest on the remaining balance of the liability.

The amount recognised as an asset is depreciated over its useful life. If there is no reasonable certainty as to whether we will obtain ownership at the end of the lease term, the asset is fully depreciated over the shorter of the lease term and its useful life.

	2018/19 10-Year Plan	2019/20 10-Year Plan	2019/20 Annual Plan
Current portion:	\$000	\$000	\$000
Secured loans – general	83,000	48,000	42,500
Finance leases	300	300	300
Total current portion	83,300	48,300	42,800
Non-current portion:			
Secured loans – general	413,859	557,223	501,091
Secured loans – Housing Infrastructure Fund	12,685	36,362	36,362
Finance leases	650	650	650
Total non-current portion	427,194	594,235	538,103
Total external debt	510,494	642,535	580,903
Adjustments required to determine overall debt:			
External debt	510,494	642,535	580,903
Less cash held and cash investments	(55,000)	(55,000)	(55,000)
Net debt	455,494	587,535	525,903

	2018/19 10-Year Plan	2019/20 10-Year Plan	2019/20 Annual Plan
Debt servicing performance indicators			
Financial ratios			
Liquidity ratio (target >110%)	>110%	>110%	>110%
Net debt/Total revenue (target <230%)	165%	191%	167%
Net interest on external debt/Total revenue (target <20%)	7%	7%	7%

Liquidity is defined as external term debt plus committed bank facilities plus liquid investments divided by current external debt.

Net debt is defined as total external debt less cash and cash equivalents.

Net interest on external debt is defined as the amount equal to all interest and financing costs (on external debt) less interest income for the relevant period.

Total revenue is defined as total revenue less vested assets, development contributions, and fair value benefit of Housing Infrastructure Fund loans.

NOTE 15: RESERVES

ACCOUNTING POLICY

Equity is the community's interest in the Council and is measured as the difference between total assets and total liabilities. Equity is disaggregated and classified into accumulated funds, restricted and Council created reserves, revaluation reserves and fair value through other comprehensive revenue and expense reserve.

RESTRICTED AND COUNCIL CREATED RESERVES

Restricted reserves are a component of equity generally representing a particular use to which various parts of equity have been assigned.

Restricted reserves include those subject to specific conditions we accept as binding and which may not be revised without reference to the Courts or a third party. Transfers from these reserves may be made only for certain specified purposes or when certain specified conditions are met.

Also included in restricted reserves are reserves we restrict by resolution. We may alter them without reference to any third party or the Courts. Transfers to and from these reserves are at our discretion.

Council created reserves are restricted in their application by our resolution.

REVALUATION RESERVES

This reserve relates to the revaluation of property, plant and equipment to fair value.

FAIR VALUE THROUGH OTHER COMPREHENSIVE REVENUE AND EXPENSE RESERVE

This reserve comprises the cumulative net change in the fair value of assets classified as fair value through other comprehensive revenue and expense.

	2018/19 10-Year Plan	2019/20 10-Year Plan	2019/20 Annual Plan
	\$000	\$000	
Restricted reserves			
Cemetery plot maintenance in perpetuity	1,876	1,876	1,876
Municipal endowment fund	28,639	28,639	28,639
Domain endowment fund	8,061	8,303	8,263
Waikato Art Gallery endowment reserve	11	11	11
Total restricted reserves	38,587	38,829	38,789
Council created reserves			
Bus shelter (Adshel) reserve	369	443	-
Project watershed operating reserve	272	-	185
Waste minimisation reserve	614	633	251
Hamilton Gardens reserve	-	-	-
Total council created reserves	1,255	1,076	436
Total restricted and council created reserves	39,842	39,905	39,225

NOTE 15: RESERVES

	Activities to which the reserve relates	Opening balance July 2019	Transfers into reserve	Transfers out of reserve	Closing balance June 2020
Restricted reserves		\$000	\$000	\$000	\$000
Cemetery plot maintenance in perpetuity - to maintain and provide for improvements to the cemeteries.	Cemeteries and Crematorium	1,876	57	(57)	1,876
Municipal endowment fund - to provide a capital fund for crown endowment land vested in the Council for investment	Strategic Property Investment	28,639	-	-	28,639
Domain endowment fund - to provide a capital endowment fund for domain land for investment in property. Rental income and interest earned from domain endowment land is used to fund parks and reserves operating costs.	Parks and Recreation Stormwater	8,061	202	-	8,263
Waikato Art Gallery endowment reserve - to provide funds for the acquisition of works of art for the Waikato Museum of Art and History.	Visitor Attractions	11	-	-	11
Total restricted reserves		38,587	259	(57)	38,789
Council created reserves					
Bus shelter (adshel) reserve - to manage the income generated from advertising in bus shelters to provide, maintain and enhance passenger infrastructure.	Transport	369	129	(498)	-
Project watershed operating reserve - to fund works relating to river flood protection and erosion control (project watershed). Waikato Regional Council is the funding agency and Hamilton City Council carries out agreed works within the city boundary.	Parks and Recreation Stormwater	272	11	(98)	185
Waste minimisation reserve - to encourage a reduction in the amount of waste generated and disposed of in New Zealand, and to lessen the environmental harm of waste. The reserve was created in 2009 as a result of the Waste Minimisation Act 2008. Funding is distributed to local authorities by the Ministry of Environment and expenditure includes grants to others, waste minimisation initiative operating expenses and recycling contract.	Rubbish and Recycling	614	593	(956)	251
Hamilton Gardens reserve - to provide funds for the development of Hamilton Gardens. Funds are being sourced from a targeted rate.	Parks and Recreation	-	1,039	(1,039)	-
Total Council created reserves		1,255	1,772	(2,591)	436
Total restricted and Council created reserves		39,842	2,031	(2,648)	39,225

Item 9

Attachment 1

NOTE 16: RECONCILIATION BETWEEN PROSPECTIVE STATEMENT OF COMPREHENSIVE REVENUE AND EXPENSE AND PROSPECTIVE FUNDING IMPACT STATEMENT

	2018/19 10-Year Plan	2019/20 10-Year Plan	2019/20 Annual Plan
	\$000	\$000	\$000
Operating surplus/(deficit) per prospective statement of comprehensive revenue and expense	76,341	112,545	110,422
Items recognised as revenue in the statement of comprehensive revenue and expense and as capital expenditure funding sources in funding impact statements:			
Capital subsidies	(40,096)	(53,281)	(58,544)
Development, financial and capital contributions	(22,263)	(36,852)	(36,533)
Non-cash items recognised in prospective statement of comprehensive revenue and expense and not included in funding impact statements:			
Depreciation	68,473	72,304	76,564
Recognition of revenue from vested assets	(30,000)	(31,230)	(31,230)
Gain on fair value of investment properties	(565)	(579)	(579)
Housing Infrastructure Fund - fair value benefit	(4,233)	(13,411)	(13,412)
Housing Infrastructure Fund - fair value discount unwinding	197	1,160	1,160
Operating funding surplus/(deficit) per prospective funding impact statement	47,854	50,656	47,848
Balance as per Council FIS operating surplus/(deficit) of operating funding	47,854	50,656	47,848

ANNUAL PLAN DISCLOSURE STATEMENT

FOR YEAR ENDING 30 JUNE 2020

Item 9

WHAT IS THE PURPOSE OF THIS STATEMENT?

The purpose of this statement is to disclose the Council's planned financial performance in relation to various benchmarks to enable the assessment of whether the Council is prudently managing its revenues, expenses, assets, liabilities, and general financial dealings. The Council is required to include this statement in its Annual Plan in accordance with the Local Government (Financial Reporting and Prudence) Regulations 2014 (the regulations). Refer to the regulations for more information, including definitions of some of the terms used in this statement.

BENCHMARK		PLANNED	MET
RATES AFFORDABILITY BENCHMARK			
Income	Rates will not exceed 0.627% of Hamilton's rateable capital value	0.42%	Yes
Increases	Average rates increases to existing ratepayers will not exceed 9.7% in 2019, and then 3.8% from 2020 onwards	3.8%	Yes
DEBT AFFORDABILITY BENCHMARK			
The net debt to revenue ratio will remain below 230%		167%	Yes
BALANCED BUDGET BENCHMARK			
100%		119%	Yes
ESSENTIAL SERVICES BENCHMARK			
100%		529%	Yes
DEBT SERVICING BENCHMARK			
15%		7%	Yes

Attachment 1

NOTES

1 Rates Affordability Benchmark

- (1) For this benchmark,–
 - (a) the Council's planned rates income for the year is compared with a quantified limit on rates contained in the financial strategy included in the Council's 10-Year Plan; and
 - (b) the Council's planned rates increases for the year is compared with a quantified limit on rates contained in the financial strategy included in the Council's 10-Year Plan.
- (2) The Council meets the rates affordability benchmark if–
 - (a) its planned rates income for the year equals or is less than each quantified limit on rates; and
 - (b) its planned rates increases for the year equal or are less than each quantified limit on rates increases.

2 Debt Affordability Benchmark

- (1) For this benchmark, the Council's planned borrowing is compared with a quantified limit on borrowing contained in the financial strategy included in the Council's 10-Year Plan.
- (2) The Council meets the debt affordability benchmark if its planned borrowing is within each quantified limit on borrowing.

3 Balanced Budget Benchmark

- (1) For this benchmark, the Council's planned revenue (excluding development contributions, vested assets, financial contributions, gains on derivative financial

instruments, and revaluations of property, plant, or equipment) is presented as a proportion of its planned operating expenses (excluding losses on derivative financial instruments and revaluations of property, plant, or equipment).

- (2) The Council meets the balanced budget benchmark if its revenue equals or is greater than its operating expenses.

4 Essential Services Benchmark

- (1) For this benchmark, the Council's planned capital expenditure on network services is presented as a proportion of expected depreciation on network services.
- (2) The Council meets the essential services benchmark if its planned capital expenditure on network services equals or is greater than expected depreciation on network services.

5 Debt Servicing Benchmark

- (1) For this benchmark, the Council's planned borrowing costs are presented as a proportion of planned revenue (excluding development contributions, financial contributions, vested assets, gains on derivative financial instruments, and revaluations of property, plant or equipment).
- (2) Because Statistics New Zealand projects that the Council's population will grow faster than the national population growth rate, it meets the debt servicing benchmark if its planned borrowing costs equal or are less than 15% of its planned revenue.

COUNCIL FUNDING IMPACT STATEMENT AND RATING INFORMATION

The Funding Impact Statement is made up of three parts:

- **Rating Information for 2019/20**
- **Rates Samples for 2019/20**
- **The Whole of Council Funding Impact Statement.**

The Funding Impact Statement should be read in conjunction with our Revenue and Financing Policy and Rating Policy. These can be found on our website.

RATING INFORMATION FOR 2019/20

We set and assess these rates under the Local Government (Rating) Act 2002:

- General Rate
- Uniform Annual General Charge (UAGC)
- Targeted Rates include:
 - Transitional Rate
 - Business Improvement District (BID)
 - Central City
 - Hamilton Gardens
 - Service Use Water
 - Service Use Wastewater
 - Service Use Refuse
 - Metered Water
 - Commercial and Other category non-metered water

Details of the rates revenue to be collected and the rating categories that will pay these rates are in this funding impact statement.

GENERAL RATE

A general rate is set and assessed on the capital value of all rateable land in the city.

General rates are set on a differential basis on the categories of land identified below. The differential bases are the use to which the land is put, the provision or availability to the land of a service provided, the activities permitted, controlled, or discretionary for the area in which the land is situated, and in the case of the BID Commercial differential, the location of the land.

The objective of including differentials in the general rate is to achieve an appropriate distribution of the general rate, considering all factors we believe are relevant.

This rate covers all of the services we provide.

The total revenue sought is \$147,146,477.

The general rate is set and assessed on a differential basis as follows:

SOURCE	DIFFERENTIAL CATEGORIES	DIFFERENTIAL FACTOR	PERCENTAGE OF TOTAL GENERAL RATES	RATE IN THE DOLLAR OF CAPITAL VALUE (GST INCL)	RATES REVENUE (GST INCL)
General Rate	Commercial	2.5690	33.45%	0.00690286	\$49,219,716
	BID Commercial	2.4405	7.00%	0.00655772	\$10,302,503
	Other	0.7450	1.50%	0.00200186	\$2,205,311
	Residential	1.0000	58.05%	0.00268699	\$85,418,947

Figures in this statement include GST unless otherwise stated.

GENERAL RATE RATING CATEGORIES

GENERAL RATE CATEGORY	DESCRIPTION
Commercial	<p>All rating units:</p> <ul style="list-style-type: none"> i. used solely or principally for commercial or industrial purposes; or ii. used solely or principally for commercial residential purposes, including, but not limited to, hotels, boarding houses, rest homes, motels, residential clubs, hospital care facilities, hostels. Commercial residential purposes are where a property is being provided for residential accommodation at a fee with the average occupancy period of the property not exceeding three months; or iii. where the area of a chartered club used for the restaurant, bar and gaming machines; or iv. where the commercial portion of a rating unit which has mixed use; or v. where land is developed or under development for a commercial use; or vi. where a commercial development is marketed for sale or lease, but where works have not yet commenced, whether-or-not wastewater services are currently available; or vii. where vacant land is within any District Plan zone that is predominantly used for commercial or industrial purposes; or viii. used as show homes; or ix. where resource consents require the rating units can only be used for a commercial purpose; or x. used as utility networks.
BID Commercial	All rating units that meet the definition of Commercial above and are located within the Business Improvement District as shown on the 'Business Improvement District (BID) and Central City areas map' in Schedule one of the Rating Policy.
Other	<p>All rating units that do not meet the definition of Commercial or BID Commercial rating categories and where:</p> <ul style="list-style-type: none"> i. connection to the our wastewater network is not available; and ii. water supply is through a metered connection or connection to the council's water network is not available.
Residential	<p>All rating units that do not meet the definition of Commercial, BID Commercial, or Other rating categories, or:</p> <ul style="list-style-type: none"> i. land under development intended for a residential use; or ii. land where a proposed residential development is marketed for sale, whether or not water and wastewater services are currently available.

Land described in Part 2 Schedule 1 of the Local Government (Rating) Act 2002 (broadly speaking, land owned or used by societies for arts or sports) will be assessed at 50% of the residential rate (general rate, UAGC, transitional rate and Hamilton Gardens rate) that applies to the land. This general rate revenue is included within the Residential category shown in the table above, and within the targeted rates revenue where applicable.

UNIFORM ANNUAL GENERAL CHARGE

A Uniform Annual General Charge (UAGC) is set and assessed on all rateable land. The UAGC is set at \$348 per Separately Used or Inhabited Part of a rating unit (SUIP). We have determined the level of UAGC in order to distribute the allocation of the general rate at an appropriate level among all ratepayers.

The total revenue sought from the UAGC is \$23,077,794.

SEPARATELY USED OR INHABITED PART OF A RATING UNIT (SUIP)

An SUIP is every rating unit and, without limitation, every additional dwelling, commercial or community activity. This includes:

- any part or parts of a rating unit used or occupied by the ratepayer for more than one single use
- any parts, whether or not actually occupied at any particular time, which are used for rental (or other form of occupation) on an occasional or long-term basis
- vacant land and vacant premises offered or intended for use or habitation and usually used as such are defined as 'used'.

For the purposes of clarity, every rating unit has a minimum of one SUIP.

As part of this definition, the list below sets out our intent in the application of SUIPs to rating units used as for residential purposes:

- the second and each additional SUIP must have a separate bathroom, bedroom or living area and separate sink
- any part of a rating unit as described in a-c above that is inhabited by virtue of a tenancy, lease, license or other agreement on an occasional or long-term basis
- single dwelling with flat attached
- two or more houses, flats or apartments on one rating unit

- ancillary flat or detached dwellings (as defined in the District Plan)
- individually surveyed lots of vacant land on one Certificate of Title offered for sale separately or in groups; and
- residential accommodation rented individually per room. For a residential property to be classified as having additional SUIPs, each part must have a separate bathroom, bedroom or living area and separate sink.

As part of this definition, the list below sets out our intent in the application of SUIPs to rating units used for commercial activities:

- a commercial activity is any activity involving the exchange of goods or services for reward (whether for profit or not)
- any part of a rating unit as described in a-c above that is inhabited through a tenancy, lease, license or other agreement on an occasional or long-term basis
- commercial building where there are clearly defined vacant parts, advertised for lease or tenancy
- business premise with separate permitted residential activity
- home-based business (as defined in the District Plan)
- each use within a single rating unit involving a different activity conducted by a person, company,

or organisation different to the ratepayer (i.e. a large store which has a café operating within it, where the café is a separate business entity)

- commercial building leased, or sub-leased, to multiple tenants
- a separate dwelling used for short-term accommodation
- commercial accommodation provided on a single rating unit for short-term stays (where average occupancy is limited as prescribed within the District Plan) will be one SUIP.

In addition to the primary use, the list below defines our intent in the application of SUIPs to rating units used as community activities:

- a community activity is any activity operated by an organisation (including clubs and societies)

- any activity meeting the definition of Schedule 1 of the Local Government Rating Act 2002.

TARGETED RATES

We are not seeking or inviting lump sum contributions for targeted rates.

TRANSITIONAL RATE

The transitional rate is set and assessed on the land value of all rateable land in Hamilton.

The transitional rate is set on a differential basis. The differential bases are the use to which the land is put, the provision or availability to the land of a service provided, the area of the land, and in the case of the BID Commercial differential, the location of the land.

The different categories of rateable land are outlined in the table below.

The total revenue sought is \$47,236,129.

SOURCE	DIFFERENTIAL CATEGORIES	DIFFERENTIAL FACTOR	PERCENTAGE OF TOTAL TRANSITIONAL RATES	RATE IN THE DOLLAR OF LAND VALUE (GST INCL)	RATES REVENUE (GST INCL)
Transitional Rate	Commercial	3.1418	25.69%	0.00518032	\$12,134,203
	BID Commercial	2.9847	6.56%	0.00492131	\$3,098,134
	Residential	1.0000	64.43%	0.00164884	\$30,433,483
	Multi-unit Residential	1.5289	2.15%	0.00252083	\$1,017,181
	Rural Residential	0.7416	0.05%	0.00122283	\$24,359
	Rural Small	0.4614	0.76%	0.00076075	\$357,435
	Rural Large	0.2503	0.36%	0.00041266	\$171,334

The Transitional rate funds the following activities:

- Community development
- Libraries
- Theatre
- City planning
- Planning guidance
- Building control
- Claudelands
- FMG Stadium Waikato
- Seddon Park
- i-SITE
- Tourism and events funding
- Hamilton Gardens
- Waikato Museum
- Hamilton Zoo
- Animal education and control
- Environmental health
- Alcohol licensing
- Public safety
- Civil Defence
- Governance and public affairs
- Partnership with Māori
- Community parks
- Natural areas
- Streetscapes
- Sports parks
- Cemeteries and crematorium
- Pools
- Indoor recreation
- Landfill site management
- Refuse collection
- Waste minimisation
- Stormwater network
- Transport network
- Parking management
- Wastewater treatment and disposal
- Wastewater collection
- Water treatment and storage
- Water distribution.

TRANSITIONAL RATE CATEGORIES

TRANSITIONAL RATE CATEGORY	DESCRIPTION
Commercial	<p>All rating units:</p> <ul style="list-style-type: none"> i. used solely or principally for commercial or industrial purposes; or ii. used solely or principally for commercial residential purposes, including, but not limited to, hotels, boarding houses, rest homes, show homes, motels, residential clubs, hospital care facilities, hostels. <p>Commercial residential purposes are where a property is being provided for residential accommodation at a fee with the average occupancy period of the property not exceeding three months. Hostel is the residence or lodging place for persons.; or</p> <ul style="list-style-type: none"> iii. where the area of a chartered club used for the restaurant, bar and gaming machines; or iv. where the commercial portion of the property, which is used for both commercial/ residential use, i.e. small business, operated from residential property; or v. that are vacant land in District Plan business, central city, knowledge and industrial zones and any vacant land in other District Plan zones that are predominantly used for commercial purposes; or vi. used as Utility Networks
BID Commercial	All rating units that meet the definition of Commercial above and are within the Business Improvement District as shown on the 'Business Improvement District (BID) and Central City areas map' in Schedule one of the Rating Policy.
Residential	<p>All rating units:</p> <ul style="list-style-type: none"> i. used solely or principally for residential purposes and don't meet the definition of commercial or rural; or ii. land under development for a residential subdivision and no longer used principally for rural purposes or bare land marketed for residential section sales not under development; or iii. vacant land in District Plan residential zones for residential use, any vacant land in other District Plan zones that are predominantly used for residential purposes and any land used for other purpose not specified in the category; or iv. any other rating units which do not meet the rating category description for Multi-Unit Residential, Commercial, BID Commercial, Rural Residential, Rural Small Holdings and Rural Large Holdings.
Multi-Unit Residential	All rating units used solely or principally for three or more residential dwellings/households on a single title including residential centres, but excluding properties categorised as Commercial.
Rural Residential	All rating units more than 2000 square metres, used solely or principally for residential purposes as the home or residence of not more than two households which receive full water and wastewater services, but where there is a reduced level of general services otherwise provided to residential property.
Rural Small	All rating units more than 2000 square metres and less than 10ha, which are used solely or principally for rural purposes. Rural purposes include agricultural, horticultural or pastoral purposes and the keeping of bees or poultry or other livestock.
Rural Large	All rating units 10ha and more, which are used solely or principally for rural purposes. Rural purposes include agricultural, horticultural or pastoral purposes and the keeping of bees or poultry or other livestock.

METERED WATER RATE

The rate is set and assessed for metered and restricted flow water supply on a differential basis to all rating units that are metered (as defined by Hamilton City Council's Water Supply Bylaw 2013).

The rate is:

- a fixed amount per connected meter, based on the nature of the connection, as follows:
 - i. \$453.60 for all metered rating units (except rating units receiving a restricted flow supply)
 - ii. \$352.80 for rating units receiving a restricted flow supply.
- a charge per unit of water consumed or supplied on every metered connection in accordance with the following scale:
 - i. all metered rating units (except rating units receiving a restricted supply) - \$1.89 per kilolitre of water supplied after the first 60 kilolitres of consumption or supply per quarter.
 - ii. rating units receiving a restricted flow supply - \$1.47 per kilolitre of water supplied after the first 60 kilolitres of consumption or supply per quarter.

The rates contribute to the funding of the Water Distribution and Water Treatment and Storage activities.

The total revenue sought is \$9,255,379.

COMMERCIAL AND OTHER CATEGORY NON-METERED WATER RATE

The rate is set and assessed on Commercial and Other category properties connected to the water network, but not provided with a metered connection. The rate is \$453.60 per rating unit.

The rates contribute to the funding of the Water Distribution and Water Treatment and Storage activities.

The total revenue sought is \$273,521.

Properties in Waikato District Council and Waipa District Council areas supplied with water under contractual arrangements will be charged according to these contracts.

BUSINESS IMPROVEMENT DISTRICT (BID) RATE

This rate is set and assessed on all rating units defined within the BID Commercial General rate category and comprises both a fixed amount per SUIP and a rate in the dollar based on the Capital Value.

The Business Improvement District (BID) and Central City rating areas map is shown in Schedule 1 of the Rating Policy. The components of this rate are:

- a) BID Fixed rate: a fixed amount of \$240 per SUIP of a commercial rating unit within the defined area
- b) BID CV rate: a rate per dollar of capital value required to meet the total revenue, after allowing for the total revenue

raised by the BID Fixed rate. The rate is 0.00002327 per dollar of capital value.

The rate provides funding to the Tourism and Events Funding activity.

The total revenue sought is \$348,853.

CENTRAL CITY RATE

This rate is set on all rating units defined within the BID Commercial General rate category and is set as a fixed amount per SUIP.

The Business Improvement District (BID) and Central City rating areas map is shown on Schedule 1 of the Rating Policy.

The rate is a fixed amount of \$128 per SUIP.

The rate provides funding to the Transportation Network activity.

The total revenue sought is \$166,750.

HAMILTON GARDENS RATE

This rate is set and assessed as a fixed amount on all rating units.

The rate is set at \$12.65 per SUIP.

The rate contributes funding to develop and maintain themed gardens and infrastructure as part of the Hamilton Gardens activity.

The total revenue sought is \$838,891.

SERVICE USE CATEGORY

Service Use Category includes rating units that are defined by the use, for the purpose of charging water, wastewater and refuse collection, set and assessed as targeted rates.

Service Use Category rating units are provided with one or more of these services and are used:

- i. as a reserve under the Reserves Act 1977
- ii. for conservation, wildlife management or preservation purposes and not for private pecuniary profit and accessible to the public
- iii. by us for:
 - public garden, reserve, or children playground
 - games and sports
 - public hall, athenaeum, museum, gallery or similar institution
 - public baths, swimming baths and sanitary convenience
 - cemeteries or crematorium.
- iv. by the Queen Elizabeth the Second National Trust
- v. by the Royal Foundation of the Blind, except as an endowment
- vi. by or for an education establishment, special school or other institution under s159(1) of the Education Act 1989

- vii. by a district health board for health and health related services
- viii. solely and principally as a place of religious worship, Sunday or Sabbath school or other form of religious worship and not for private pecuniary profit
- ix. as Maaori meeting house that is Maaori freehold land not exceeding 2ha.
- x. as railway or for the loading and unloading of goods or passengers from trains
- xi. for the free maintenance or relief of persons in need, not exceeding 1.5ha.

Where there is a community, sporting or cultural activity on Council reserve land, and the activity is subject to a lease agreement as defined within our Community Occupancy Policy, these targeted rates will apply.

Upon application, we extend the rating treatment of the Service Use category to rating units which are operated by not for profit organisations, whom provide benefits to the wider community and where there is no private pecuniary gain. Refer to the Rates Remissions and Postponements Policy for criteria.

SERVICE USE - WATER RATE

The rate is set and assessed on properties defined as a Service Use Category and which

are connected to our water network but are not provided with a metered connection.

The rate is a fixed amount of \$453.60 per SUIP.

The rate provides funding towards the Water Distribution and Water Treatment and Storage activities.

The total revenue sought is \$56,700.

SERVICE USE - REFUSE RATE

The rate is set and assessed on properties defined as a Service Use Category and which are provided with refuse collection service.

The rate is a fixed amount of \$152 per SUIP.

The rate provides funding towards the Refuse Collection activity.

The total revenue sought is \$20,216.

SERVICE USE - WASTEWATER RATE

The rate is set and assessed on properties defined as a Service Use Category and which are connected to the wastewater network. This rate comprises two components. These are:

- a rate per dollar of land value set at 0.00114208.
- a rate per dollar of capital value set at 0.00033046.

The rate provides funding towards the Wastewater Collection and Wastewater Treatment and Disposal activities.

The total revenue sought is \$1,391,634.

INSPECTION OF RATING INFORMATION DATABASE

In accordance with the Local Government (Rating) Act 2002, the District Valuation Roll and Rates Records are available for public inspection at the Council Offices, Garden Place, Hamilton, between the hours of 7.45am and 5.00pm on all business days of the week.

RATING BASE

Total land value for 2019/20 is \$23,249,177,900.

Total capital value for 2019/20 is \$44,189,721,000.

The projected number of rating units for 2019/20 is 59,887.

2019/20 RATES - SAMPLE PROPERTIES

			2015 RATING VALUES		2018/19 RATES					2018 RATING VALUES		2019/20 RATES						
Transitional rates differential category	General rates differential category	SUIPs	Land value	Capital value	Uniform Annual General Charges	Land value Transitional rates	Capital Value General rates	Other rates	Total rates	Land value	Capital value	Uniform Annual General Charges	Land value Transitional rates	Capital Value General rates	Other rates	Total rates	Total rates change (\$)	Total rates change (%)
RESIDENTIAL SECTOR																		
Residential	Residential	1	250,000	250,000	165	1,304	621	12	2,102	400,000	400,000	348	660	1,075	13	2,095	(7)	(0.3%)
Residential	Residential	1	140,000	240,000	165	730	597	12	1,503	210,000	325,000	348	346	873	13	1,580	77	5.1%
Residential	Residential	1	210,000	405,000	165	1,095	1,007	12	2,278	345,000	520,000	348	569	1,397	13	2,327	49	2.1%
Residential	Residential	1	300,000	720,000	165	1,564	1,790	12	3,531	460,000	890,000	348	758	2,391	13	3,511	(20)	(0.6%)
Multi Unit Residential	Residential	4	240,000	710,000	660	1,849	1,765	46	4,320	395,000	1,180,000	1,392	996	3,171	51	5,609	1,289	29.8%
Multi Unit Residential	Residential	10	570,000	910,000	1,650	4,392	2,262	115	8,419	940,000	1,790,000	3,480	2,370	4,810	127	10,786	2,367	28.1%
Rural Residential	Residential	1	345,000	750,000	165	1,160	1,864	12	3,201	850,000	1,450,000	348	1,039	3,896	13	5,296	2,095	65.5%
OTHER SECTOR																		
Rural Small	Other	1	360,000	360,000	165	775	664	12	1,616	580,000	580,000	348	441	1,161	13	1,963	347	21.5%
Rural Small	Other	1	330,000	660,000	165	711	1,217	12	2,105	445,000	960,000	348	339	1,922	13	2,621	516	24.5%
Rural Small	Other	1	710,000	960,000	165	1,529	1,771	12	3,476	2,350,000	2,600,000	348	1,788	5,205	13	7,353	3,877	111.5%
Rural Large	Other	1	1,850,000	1,850,000	165	2,010	3,413	12	5,599	2,960,000	2,960,000	348	1,221	5,926	13	7,508	1,909	34.1%
Rural Large	Other	1	2,500,000	2,990,000	165	2,716	5,516	12	8,408	3,380,000	4,340,000	348	1,395	8,688	13	10,444	2,036	24.2%
COMMERCIAL SECTOR																		
Commercial	Commercial	1	570,000	570,000	165	8,280	3,250	12	11,707	700,000	700,000	348	3,626	4,832	13	8,819	(2,888)	(24.7%)
Commercial	Commercial	1	122,000	275,000	165	1,772	1,568	12	3,517	215,000	400,000	348	1,114	2,761	13	4,236	719	20.4%
Commercial	Commercial	1	240,000	500,000	165	3,486	2,851	12	6,514	335,000	640,000	348	1,735	4,418	13	6,514	0	0.0%
Commercial	Commercial	1	630,000	1,400,000	165	9,151	7,983	12	17,311	820,000	1,820,000	348	4,248	12,563	13	17,172	(139)	(0.8%)
Commercial	Commercial	8	1,730,000	4,230,000	1,320	25,130	24,120	92	50,662	2,430,000	5,300,000	2,784	12,588	36,585	101	52,059	1,397	2.8%
BID Commercial	BID Commercial	1	111,000	510,000	165	1,532	2,763	386	4,846	138,000	550,000	348	679	3,607	393	5,027	181	3.7%
BID Commercial	BID Commercial	1	270,000	1,070,000	165	3,726	5,796	396	10,083	340,000	1,150,000	348	1,673	7,541	407	9,970	(113)	(1.1%)
BID Commercial	BID Commercial	3	720,000	2,070,000	495	9,936	11,213	1,168	22,812	900,000	2,260,000	1,044	4,429	14,820	1,195	21,488	(1,324)	(5.8%)

PROSPECTIVE WHOLE OF COUNCIL FUNDING IMPACT STATEMENT

FOR THE YEAR ENDING 30 JUNE 2020

	2018/19 10-Year Plan	2019/20 10-Year Plan	2019/20 Annual Plan
	\$000	\$000	\$000
Sources of operating funding			
General rates, uniform annual general charges, rates penalties	90,582	139,996	140,314
Targeted rates	89,131	51,082	51,343
Subsidies and grants for operating purposes	7,120	6,870	6,907
Fees and charges	39,303	40,818	42,108
Interest and dividends from investments	2,579	1,754	1,754
Local authorities fuel tax, fines, infringement fees and other receipts	2,502	2,434	2,581
Total operating funding	231,217	242,954	245,007
Application of operating funding			
Payments to staff and suppliers	161,550	166,738	173,457
Finance costs	21,813	25,560	23,702
Other operating funding applications	-	-	-
Total applications of operating funding	183,363	192,298	197,159
Surplus/(deficit) of operating funding	47,854	50,656	47,848
Sources of capital funding			
Subsidies and grants for capital expenditure	44,840	65,029	69,690
Development and financial contributions	17,518	25,104	25,387
Increase/(decrease) in debt	99,149	144,293	176,038
Gross proceeds from sale of assets	20,925	2,125	2,125
Lump sum contributions	-	-	-
Other dedicated capital funding	-	-	-
Total sources of capital funding	182,432	236,551	273,240
Applications of capital funding			
Capital expenditure:			
- to meet additional demand	140,504	208,632	225,275
- to improve the level of service	26,819	28,953	35,956
- to replace existing assets	55,441	50,973	62,373
Increase/(decrease) in reserves	(7,438)	(1,351)	(2,516)
Increase/(decrease) in investments	14,960	-	-
Total applications of capital funding	230,286	287,207	321,088
Surplus/(deficit) of capital funding	(47,854)	(50,656)	(47,848)
Funding balance	-	-	-

Item 9

Attachment 1



FURTHER INFORMATION

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 /hamiltoncitycouncil

Council Report

Item 10

Committee: Council

Date: 20 June 2019

Author: Matthew Bell

Authoriser: David Bryant

Position: Rates and Revenue Manager

Position: General Manager Corporate

Report Name: Rates Resolution to Set and Assess Rates for 2019/20

Report Status	<i>Open</i>
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Purpose

1. To seek the Council's approval to set and assess the rates for the 2019/20 financial year.

Staff Recommendation

2. That the Council:
 - a) receives the report; and
 - b) sets and assesses the rates for the 2019/20 financial year (1 July 2019 to 30 June 2020) in accordance with the **Rates Resolution for the 2019/20 Financial Year** (as required by the Local Government (Rating) Act 2002) as set out in paragraphs 7 - 66 below; and
 - c) as part of this resolution, states the due dates for payments and authorises penalties to be added to unpaid rates, as set out in paragraphs 63 - 66 below.

Executive Summary

3. All figures in this resolution are GST inclusive.
4. Council has adopted the 2019/20 Annual Plan. Council must set and assess the rates as described in its Funding Impact Statement in the 2019/20 Annual Plan.
5. Should Council not adopt the Annual Plan these resolutions cannot be made.
6. The Council has historically collected its rates in four instalments. Cash flow from the intervals of the four instalments meets the timing of expenditure needs for Council.

GENERAL RATE

7. A general rate is set and assessed on the capital value of all rateable land in Hamilton.
8. General rates are set on a differential basis. The rating categories are defined in the Funding Impact Statement.
9. The differential bases are:
 - the use to which the land is put; and
 - the provision or availability to the land of a service provided; and

- the activities that are permitted, controlled, or discretionary for the area in which the land is situated, and the rules to which the land is subject under the operative district plan; and
 - the location of the land
- The different categories of rateable land are outlined in the table below.
 - This rate covers all of the services of Council.
 - The total revenue sought through the general rate is \$147,146,477.
 - The general rate is set and assessed on a differential basis as follows:

SOURCE	DIFFERENTIAL CATEGORIES	DIFFERENTIAL FACTOR	PERCENTAGE OF TOTAL GENERAL RATES	RATE IN THE DOLLAR OF CAPITAL VALUE (GST INCL)	RATES REVENUE (GST INCL)
General Rate	Commercial	2.5690	33.45%	0.00690286	\$ 49,219,716
	BID Commercial	2.4405	7.00%	0.00655772	\$ 10,302,503
	Other	0.7450	1.50%	0.00200186	\$ 2,205,311
	Residential	1.0000	58.05%	0.00268699	\$ 85,418,947

- Land described in Part 2 Schedule 1 of the Local Government (Rating) Act 2002 (broadly speaking, land owned or used by societies for arts or sports) will be assessed at 50% of the residential rate (General rate, UAGC, Transitional rate and Hamilton Gardens rate) that applies to the land. This general rate revenue is included within the Residential category shown in the table above and within the targeted rates revenue where applicable.

UNIFORM ANNUAL GENERAL CHARGE

- A Uniform Annual General Charge (UAGC) of \$348 per Separately Used or Inhabited Part of a Rating Unit (SUIP) set and assessed on all rateable land in Hamilton.
- We have determined the level of UAGC in order to distribute the allocation of the general rate at an appropriate level among all ratepayers.
- The total revenue sought from the UAGC is \$23,077,794.

TARGETED RATES

- Transitional Rate
- The transitional rate is set and assessed on the land value of all rateable land in Hamilton.
- The transitional rates are set on a differential basis. The rating categories are defined in the Rating Policy.
- The differential bases are:
 - the use to which the land is put; and
 - the provision or availability to the land of a service provided; and
 - the area of the land; and
 - the location of the land.
- The total revenue sought through the Transitional rate is \$47,236,129.

23. The different categories of rateable land are outlined in the table below.

SOURCE	DIFFERENTIAL CATEGORIES	DIFFERENTIAL FACTOR	PERCENTAGE OF TOTAL TRANSITIONAL RATES	RATE IN THE DOLLAR OF LAND VALUE (GST INCL)	RATES REVENUE (GST INCL)
Transitional Rate	Commercial	3.1418	25.69%	0.00518032	\$12,134,283
	BID Commercial	2.9847	6.56%	0.00492131	\$3,098,134
	Residential	1.0000	64.43%	0.00164884	\$30,433,483
	Multi-unit Residential	1.5289	2.15%	0.00252083	\$1,017,181
	Rural Residential	0.7416	0.05%	0.00122283	\$24,359
	Rural Small	0.4614	0.76%	0.00076075	\$357,435
	Rural Large	0.2503	0.36%	0.00041266	\$171,334

24. Metered Water Rate

25. The rate is set and assessed for metered and restricted flow water supply on a differential basis to all metered rating units (as defined by Hamilton City Council's Water Supply Bylaw 2013).

26. The rate is:

- i. a fixed amount based on the nature of the connection as follows:

- \$453.60 for all metered rating units (except those receiving a restricted flow supply);
- \$352.80 for those rating units receiving a restricted flow supply.

- ii. a charge per unit of water consumed or supplied on every metered connection in accordance with the following scale:

- All metered rating units (except those receiving a restricted supply) - \$1.89 per kilolitre of water supplied after the first 60 kilolitres of consumption or supply per quarter;
- those rating units receiving a restricted flow supply - \$1.47 per kilolitre of water supplied after the first 60 kilolitres of consumption or supply per quarter.

27. The rates contribute to the funding of the Water Distribution and Water Treatment and Storage activities.

28. The total revenue sought is \$9,255,379.

29. Commercial and Other Category Non-Metered Water Rate

30. The rate is set and assessed on non-metered Commercial and Other category properties which are connected to the water network, but not provided with a metered connection. The rate is \$453.60 per rating unit.

31. The rates contribute to the funding of the Water Distribution and Water Treatment and Storage activities.

32. The total revenue sought is \$273,521.

33. Business Improvement District (BID) Rates

34. This rate is set and assessed on all rating units defined within the BID Commercial general rate category and comprises both a fixed amount per SUIP and a rate in the dollar based on the capital value.

35. The Business Improvement District (BID) and Central City rating areas map is shown in Schedule 1 of the Rating Policy. The components of this rate are:

- i. BID fixed rate: a fixed amount of \$240 per SUIP of a commercial rating unit within the defined area; and
- ii. BID capital value rate: a rate per dollar of capital value required to meet the total revenue, after allowing for the total revenue raised by the BID fixed rate. The rate is \$0.00002327 per dollar of capital value.

36. The rate provides funding to the Tourism and Events activity.

37. The total revenue sought is \$348,853.

38. Central City Rate

39. The rate is set on all rating units defined within the BID Commercial general rate category and is set as a fixed amount per SUIP.

40. The Business Improvement District (BID) and Central City rating areas map is shown in Schedule 1 of the Rating Policy.

41. The rate is a fixed amount of \$128 per SUIP.

42. The rate provides funding to the Transport Network activity.

43. The total revenue sought is \$166,750.

44. Hamilton Gardens Rate

45. The rate is set and assessed as a fixed amount on all rating units.

46. The rate is set at \$12.65 per SUIP.

47. The rate contributes funding to develop and maintain themed gardens and infrastructure as part of the Hamilton Gardens activity.

48. The total revenue sought is \$838,891.

49. Service Use Water Rate

50. The rate is set and assessed on properties defined as Service Use Category (see Funding Impact Statement) and which are connected to our water network but are not provided with a metered connection.

51. The rate is a fixed amount of \$453.60 per SUIP.

52. The rate provides funding towards the Water Distribution and Water Treatment and Storage activities.

53. The total revenue sought is \$56,700.

54. Service Use Refuse Rate

55. The rate is set and assessed on properties defined as Service Use Category (see Funding Impact Statement) and which are provided with refuse collection service.

56. The rate is a fixed amount of \$152 per SUIP.
57. The rate provides funding towards the Refuse Collection activity.
58. The total revenue sought is \$20,216.
59. Service Use Wastewater Rate
60. The rate is set and assessed on properties defined as Service Use Category (see Funding Impact Statement) and which are connected to the wastewater network. This rate comprises two components. These are:
- a rate per dollar of land value set at \$0.00114208; and
 - a rate per dollar of capital value set at \$0.00033046.
61. The rate provides funding towards the Wastewater Collection and Wastewater Treatment and Disposal activities.
62. The total revenue sought is \$1,391,634.

DUE DATES FOR PAYMENT OF RATES

63. The due dates for rates for the period 1 July 2019 to 30 June 2020 are as follows:

Area	Instalment 1	Instalment 2	Instalment 3	Instalment 4
East*	29 August 2019	21 November 2019	27 February 2020	21 May 2020
West*	5 September 2019	28 November 2019	5 March 2020	28 May 2020

*East denotes rating units that are east of the Waikato river and West denotes rating units that are West of the Waikato river.

64. DUE DATES FOR PAYMENT OF METERED WATER RATES

65. The due dates for metered water rates for the period 1 July 2019 to 30 June 2020 are as follows:

Month of Invoice	Invoice Due Date
July 2019	20 August 2019
August 2019	20 September 2019
September 2019	20 October 2019
October 2019	20 November 2019
November 2019	20 December 2019
December 2019	20 January 2020

Month of Invoice	Invoice Due Date
January 2020	20 February 2020
February 2020	20 March 2020
March 2020	20 April 2020
April 2020	20 May 2020
May 2020	20 June 2020
June 2020	20 July 2020

PENALTIES

66. Pursuant to Section 57 and 58 of the Local Government (Rating) Act 2002, the Council authorises the following penalties:
- A penalty of 10% of the amount due and unpaid on the due date to be added on the day after the due date.

For the East area, these dates are 29 August 2019, 21 November 2019, 27 February 2020 and 21 May 2020.

For the West area, these dates are 5 September 2019, 28 November 2019, 5 March 2020 and 28 May 2020.

- b) A penalty of 10% of the amount of any rates assessed in any previous year which remain unpaid on 1 July 2019 to be added on 2 July 2019.
- c) A penalty of 10% of the amount of any rates assessed in any previous year for which a penalty has been added under paragraph (b) and which remain unpaid on 3 January 2020 to be added on 4 January 2020.
- d) A penalty of 10% of the amount unpaid for water-by-meter rates charged to be added on the day after the due date.

These dates are 21 July 2019, 21 August 2019, 21 September 2019, 21 October 2019, 21 November 2019, 21 December 2019, 21 January 2020, 21 February 2020, 21 March 2020, 21 April 2020, 21 May 2020 and 21 June 2020.

END OF 2019/20 RATES RESOLUTION

Legal and Policy Considerations

- 67. Rates must be set by a resolution of the Council as specified in Sections 23 and 24 of the Local Government (Rating) Act 2002.
- 68. The rates information and resolution has been through legal review and signoff has been obtained.

Risks

- 69. If the information in this resolution is not accurate, the rates could be invalid. The wording and calculations have been prepared and checked by multiple staff to ensure the figures are accurate. The rating model has been used for a number of years, and the output from the rates resolution has been run through the Council's rating system to ensure that the revenue generated is correct. Should Council not adopt the 10-Year Plan these resolutions cannot be made.

Significance & Engagement Policy

Significance

- 70. The rating methodology is consistent with the decisions adopted by Council through the Rating Review as part of the 2018-28 10-Year Plan.
- 71. Staff consider the matters in this report to have a low level of significance.

Engagement

- 72. Given the low level of significance, consultation was not required.

Attachments

There are no attachments for this report.