

Agenda

**Notice is hereby given of
an Open Workshop**

Tuesday 14 April 2026

1:00 PM

Council Chamber
Waimate District Council
125 Queen Street
Waimate

www.waimatedc.govt.nz

Order Of Business

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Open workshops are an informal forum for staff to bring information items or presentations to Council which, if undertaken at a Council meeting, could take a significant amount of time, and therefore restrict other business from being transacted.

No decisions or resolutions will be made.

Brief agendas will be prepared and will be available on Council's website:

<https://www.waimatedc.govt.nz/council/meetings/agendas-and-minutes> and brief notes will be taken.

There are no legal requirements relating to a quorum.

Standing Orders do not apply.

Members of the public are welcome to attend but do not have speaking rights.

REPORTS

1 GENERAL BUSINESS

1.1 UPDATE ON WAIMATE ETHICS COMMITTEE: MARK HURST - 1PM

Author: Aleisha Macpherson, Corporate Services Assistant

Authoriser: Tina Stevenson, Corporate Services Group Manager

Attachments: 1. Tika Ethics Animal Ethics Committe Update March 2026  

PURPOSE

1. For Council to receive an update on the Waimate Ethics Committee.
2. Mark Hurst will attend and provide a brief update to Council.

BACKGROUND

3. At the 18 February 2025 Council Meeting, Council confirmed Mark Hurst as their nomination for the newly formed Waimate Ethics Committee.
4. It was noted that Mark would be invited to report back to Council with an update in 6 months.

MOTION 16:3 ANIMAL WELFARE ACT 1999: TERRITORIAL AUTHORITY NOMINATION FOR WAIMATE ETHICS COMMITTEE REPRESENTATIVE

Council considered formally nominating an appropriate local person to the Tika Ethics Ltd 'Waimate Committee'.

Mark Hurst attended the meeting and gave the Council his background and reasons why he is interested in the position. Council thanked him for his service to the industry in this way.

RESOLUTION 2025/21

Moved: Deputy Mayor Sharyn Cain

Seconded: Cr Rick Stevens

1. That the Animal Welfare Act 1999: Territorial Authority Nomination for Waimate Ethics Committee Representative report is accepted; and
2. That Council advises Epivets Ltd that Mark Hurst of Ikawai is Council's nomination to the Tika Ethics Ltd Animal Ethics Committee.

CARRIED

Note:

Council thanked Mark for his willingness to be appointed, and requested that he report back to Council in six months' time to report on how the Ethics Committee is operating, in particular, any need for an additional lay person.

5. The attached update from Mark has been provided through Nicola Aitken, Secretary of the Animal Ethics Committee at Tika Ethics.

OUTCOME

6. For Council to receive the update on the Waimate Ethics Committee, for their information.

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6 March 2025

Waimate District Council
125 Queen Street
Waimate

Dear Councillors,

I am writing to provide an update on my tenure so far as the layperson nominated by Waimate District Council to Tika Ethics Animal Ethics Committee.

As part of the committee, I have assessed 22 animal ethics applications in the period of June 2025 – December 2025 and so far in 2026 8 applications have been assessed. These applications have predominantly been for research in cattle, but sheep, horses, and pigs have also featured.

As a farmer I have enjoyed being able to contribute to research that is improving animal health outcomes in the agriculture industry as well as improving the welfare of these animals. I feel like I have made a valuable contribution to the committee.

Yours Sincerely

Signed by:




A0B3CE279DED4D0...
Mark Hurst

1.2 DANGEROUS, AFFECTED, AND INSANITARY BUILDINGS POLICY REVIEW

Author: Shey Taylor, Strategic Planner/Policy Advisor

Authoriser: Dylan Murray, Regulatory and Compliance Group Manager

Attachments:

1. **DRAFT Dangerous, Affected, and Insanitary Buildings Policy** [↓](#) 
2. **DRAFT Dangerous, Affected, and Insanitary Buildings Procedures** [↓](#) 
3. **DRAFT Dangerous, Affected, and Insanitary Buildings Consultation Content** [↓](#) 

PURPOSE

1. The purpose of this report is to enable Council to provide feedback on the Dangerous, Affected, and Insanitary Buildings Policy, procedures and consultation content.

BACKGROUND

2. This policy meets the requirements of Sections 131, 132, and 132A of the Building Act 2004 (the Act) for territorial authorities to adopt a policy on dangerous, affected, and insanitary buildings. This is a review of an existing policy under Section 132 of the Act.
3. The current review has been undertaken to ensure Council's policy framework remains clear, up to date, and reflects current legislative terminology, while continuing to support Council's established approach to managing building-related risks and public safety.
4. In review of Council's buildings policies, the Department of Internal Affairs (DIA) has requested that current policies be updated to include reference to "Affected" buildings in Council's framework for managing buildings under the Building Act 2004 and Building (Earthquake-prone Buildings) Amendment Act 2016.
5. Council currently maintains two policies addressing dangerous and insanitary buildings separately. The proposed policy would replace both and include "Affected Buildings" as a streamlined single policy.
6. The changes proposed in this policy have no impact on the process by which Council already manages dangerous, affected, and insanitary building.
7. The policy is scheduled to be brought to Council on 21 April 2026 to be approved for consultation.

LEGISLATION

8. Building Act 2004.
9. Building (Earthquake-prone Buildings) Amendment Act 2016.

ASSESSMENT OF SIGNIFICANCE


10. Under Section 132 of the Buildings Act 2004 all amendments or replacements to this policy must be in accordance with the special consultative procedure.

FINANCIAL**Budget**

11. No budget has been allocated.

OUTCOME

12. That Council provides feedback on the draft Dangerous, Affected, and Insanitary Buildings Policy, procedures and consultation content.

Dangerous, Affected, and Insanitary Buildings Policy			
Approved by:	Council		
Sponsor:	Regulatory and Compliance Group Manager		
Date approved:	[Publish Date]		
Next review:	Month Year	Resolution:	

POLICY OVERVIEW

1. Purpose

To reduce the potential risk posed to residents in the district by dangerous, affected and insanitary buildings.

To provide a clear framework of how Council will manage dangerous, affected and insanitary buildings.

2. Scope

This policy applies to all buildings within the Waimate District Council Territorial Authority District.

3. Associated Documents

- [Building Act 2004](#)
- [Building \(Earthquake-prone Buildings\) Amendment Act 2016](#)
- [Heritage New Zealand Pouhere Taonga Act 2014](#)
- WDC Dangerous, Affected, and Insanitary Buildings Procedures

4. Definitions

The Act

means the Building Act 2004.

Affected Buildings

has the same meaning as section 121A of the Act, as follows: a building is an affected building for the purposes of this Act if it is adjacent to, adjoining, or nearby -

- (a) a dangerous building as defined in section 121; or
- (b) a dangerous dam within the meaning of section 153.

Authorised Officer

has the same meaning as section 222 of the Act, as follows: means an officer of a territorial authority to whom either or both of the following applies:

- (a) he or she is authorised to carry out inspections; or
- (b) he or she is authorised to enter the land –
 - (i) by this Act; or
 - (ii) by an order of the District Court made under section 227.

Building

has the same meaning as section 8 of the Act, as follows: In this Act, unless the context otherwise requires, building -

- (a) means a temporary or permanent movable or immovable structure (including a structure intended for occupation by people, animals, machinery, or chattels); and
- (b) includes –
 - (i) a mechanical, electrical, or other system; and
 - (ii) a fence as defined in section 2 of the Fencing of Swimming Pools Act 1987; and
 - (iii) a vehicle or motor vehicle (including a vehicle or motor vehicle as defined in section 2(1) of the Land Transport Act 1998) that is immovable and is occupied by people on a permanent or long term basis; and
- (c) includes any 2 or more buildings that, on completion of building work, are intended to be managed as one building with a common use and a common set of ownership arrangements; and
- (d) includes the non-moving parts of a cable car attached to or servicing a building; and
- (e) includes the moving parts of a cable car attached to or servicing a building.

Council

means the Waimate District Council.

Dangerous Building

has the same meaning as section 121 of the Act, as follows:

- (1) A building is dangerous for the purposes of this Act, if –
 - (a) In the ordinary course of events (excluding the occurrence of an earthquake), the building is likely to cause –
 - (i) injury or death (whether by collapse or otherwise) to any persons in it or to persons on other property; or

- (ii) damage to other property; or
 - (b) In the event of fire, injury or death to any persons in the building or to persons on other property is likely.
- (2) For the purpose of determining whether a building is dangerous in terms of subsection (1)(b), a territorial authority –
- (a) may seek advice from members of the Fire and Emergency New Zealand who have been notified to the territorial authority by the board of Fire and Emergency New Zealand as being competent to give advice; and
 - (b) if the advice is sought, must have due regard to the advice.

Heritage Building

has the same meaning as section 7(a)(i) and 7(a)(ii) of the Act, as follows:

means a building that is included on –

- (a) the New Zealand Heritage List/Rarangi Korero maintained under section 65 of the Heritage New Zealand Pouhere Taonga Act 2014; or
- (b) the National Historic Landmarks/Nga Manawhenua o Aotearoa me ona Korero Tuturu list maintained under s 81 of the Heritage New Zealand Pouhere Taonga Act 2014; or

is specified as a Heritage building in the Operative District Plan or Proposed District Plan.

Household Unit

has the same meaning as section 7 of the Act, as follows:

- (a) means a building or group of buildings, or part of a building or group of buildings, that is –
 - (i) used, or intended to be used, only or mainly for residential purposes; and
 - (ii) occupied, or intended to be occupied, exclusively as the home or residence of not more than one household: but
- (b) does not include a hostel, boardinghouse, or other specialised accommodation.

Insanitary Building

has the same meaning as section 123 of the Act, as follows: a building is insanitary for the purposes of this Act if the building -

- (a) is offensive or likely to be injurious to health because –
 - (i) of how it is situated or constructed; or
 - (ii) it is in a state of disrepair; or
- (b) has insufficient or defective provisions against moisture penetration so as to

- cause dampness in the building or in any adjoining building; or
- (c) does not have a supply of potable water that is adequate for its intended use; or
- (d) does not have sanitary facilities that are adequate for its intended use.

Inspection

has the same meaning as section 222 of the Act, as follows: means the taking of all reasonable steps –

- (a) to determine whether –
 - (i) building work is being carried out without a building consent; or
 - (ii) building work is being carried out in accordance with a building consent; or
 - (iii) a notice to fix has been complied with:
- (b) to ensure that –
 - (i) in relation to buildings for which a compliance schedule is issued, the inspection, maintenance, and reporting procedures states in the compliance schedule are being complied with; or
 - (ii) in relation to buildings that have specified systems, the requirement for a compliance schedule is being complied with:
- (c) to enable an authority to –
 - (i) identify dangerous, earthquake-prone or insanitary buildings within its district; and
 - (ii) carry out its functions or duties in relation to those buildings:
 - (iii) to satisfy a territorial authority as to whether a certificate of acceptance for building work should be issued under section 96.

Owner

has the same meaning as section 7 of the Act, as follows: in relation to land and any buildings on the land –

- (a) means the person who –
 - (i) is entitled to the rack rent from the land; or
 - (ii) would be so entitled if the land were let to a tenant at a rack rent; and
- (b) includes –
 - (i) the owner of the fee simple of the land; and
 - (ii) for the purposes of sections 32, 44, 92, 96, 97 and 176(c), any person who has agreed in writing, whether conditionally or unconditionally, to purchase the land or any leasehold estate or interest in the land, or to take a lease of the land, and who is bound by the agreement because the agreement is

still in force.

Territorial Authority

has the same meaning as section 7 of the Act, as follows:

- (a) means a city council or district council named in Part 2 of schedule 2 of the Local Government Act 2002; and
 - (i) in relation to land within the district of a territorial authority, or a building on or proposed to be built on any such land, means territorial authority; and
 - (ii) in relation to any part of a coastal marine area (within the meaning of the Resource Management Act 1991) that is not within the district of a territorial authority, or a building on or proposed to be built on any such part, means the territorial authority whose district is adjacent to that part; and
- (b) includes the Minister of Conservation or the Minister of Local Government, as the case may be, in any case in which the Minister of Conservation or the Minister of Local Government is the territorial authority under section 22 of the Local Government Act 2002.

POLICY

5. Approach to detecting dangerous, affected or insanitary buildings

- 5.1 Council will not proactively inspect all buildings within the district.
- 5.2 Council will leverage its professional relationships with partner agencies (such as emergency services and social/ health agencies) and its existing workforce undertaking business as usual activities to identify potentially dangerous, affected or insanitary buildings.
- 5.3 Council will quickly and efficiently respond to any information received regarding potentially dangerous, affected or insanitary buildings.
- 5.4 Council will give priority to buildings that have been determined to be immediately dangerous. Immediate action will be required in these situations to remove the danger, such as prohibiting any person from occupying or using the building. If necessary, the building will be secured to prevent entry.

6. Priorities and considerations of Council in acting on detected dangerous, affected or insanitary buildings

- 6.1 Once an identified building is assessed and confirmed as dangerous, affected or insanitary, Council will determine how to act on a case-by-case basis based on the circumstances of the matter.
- 6.2 Council will require the property owner to provide it with a plan outlining how they intend to address and remove the confirmed risk/s. Under the Act, Council's role is to

assess whether a plan will result in the removal of the confirmed risk/s within a reasonable and proportionate timeframe.

- 6.3 Council officers will consider the following factors when accessing a property owner's plan to remove a confirmed risk/s:
- (i) Facilitating the safety and wellbeing of affected persons.
 - (ii) The ability for risks to be mitigated.
 - (iii) The protection of heritage and cultural amenities.
- 6.4 The potential unintended consequences of any decisions or actions. If Council is the decisionmaker due to a District Court order, it will apply the same criteria and considerations in preparing its plan to remove the confirmed risk.
- 6.5 If a building presents an immediate danger or health hazard to people within and/or around it, or to surrounding buildings, Council may choose to invoke its powers under section 129 of the Act.

7. Application of the Policy to heritage buildings

- 7.1 This policy applies to heritage buildings in the same way that it applies to all other buildings.
- 7.2 Council will encourage the protection of heritage buildings and cultural amenities wherever possible. For example, Council will encourage lower-impact or invasive methods where a risk can be remediated without compromising heritage values. However, such initiatives will not be permitted where they would undermine safety considerations.
- 7.3 Where Council receives information regarding heritage buildings, it will seek advice from and involve Heritage New Zealand Pouhere Taonga and Council's District Planning Unit, unless any immediate risk/s precludes this.
- 7.4 Council will adhere to any relevant, heritage-related statutory requirements and processes, such as the Heritage New Zealand Pouhere Taonga Act 2014 and the Operative District Plan. For example, the demolition of buildings constructed prior to 1900 may trigger the archaeological provisions of the Heritage New Zealand Pouhere Taonga Act 2014.

8. State of emergency

- 8.1 Where a state of emergency has been declared (or following a state of emergency, when a transition period has been declared) the council may choose to exercise powers under the Civil Defence Emergency Management Act 2002 instead of or in addition to powers under the Building Act 2004.

9. Costs


- 9.1 Council may issue a notice under section 124(2)(c) of the Act requiring work to be carried out on dangerous or insanitary buildings to reduce or remove the danger, or to prevent the building from remaining insanitary.
- 9.2 If work required under such a notice issued by Council is not completed or

proceeding with reasonable speed, Council may invoke its powers under section 126 of the Act and apply to the District Court to gain authorisation to carry out building work required in the notice.

- 9.3 If Council carries out building work, it is entitled to recover costs associated with that work from the building owner, as set out in section 126(3) of the Act.

10. Monitoring

- 10.1 The success of this policy in achieving its purposes will be indicated by:
- (i) MBIE Performance Monitoring Assessment Reports; and
 - (ii) Feedback from Council employees and partner agencies.

Dangerous, Affected, and Insanitary Buildings Procedures			
Approved by:	Chief Executive		
Sponsor:	Regulatory and Compliance Group Manager		
Date approved:	[Publish Date]		
Next review:	Month Year	Resolution:	

PROCEDURES

DETECT

Once Council has received information regarding a potentially dangerous, affected or insanitary building, it will:

- Check the details of the property against Council records;
- Have an authorised officer undertake an inspection of the building in question. In doing this, Council may seek advice from Fire and Emergency New Zealand, or any other professional or organisation deemed appropriate by Council, such as a structural engineer, fire engineer, health agencies, or legal counsel; and
- Prepare an inspection record.

Note: an insanitary building may also require Council to invoke its powers the Health Act 1956, if there are risk/s present which are additional to those related to the building's physical characteristics. Depending on the unique circumstances, Council may utilise its Environmental Health Officers, and/or health agencies, and/or participate in a multi-agency response.

ASSESS

All inspections of potentially dangerous, affected or insanitary buildings will involve an assessment of the building's condition in terms of the definitions in sections 121, 121A and 123 of the Act, and the current building code requirements. Inspection records will be prepared in all cases.

ACT

Once Council is satisfied that a building is dangerous, affected or insanitary, it will determine how to act, the actions necessary and timeframe permitted to resolve the risk, and any mitigations to be taken in the meantime.

In making these decisions it will consider the principles and factors outlined earlier in this

policy, and may also:

- Consult with the owner of the affected building to further determine the circumstances and decide on an appropriate course of action.
- Inspect any building, except a household unit, to identify whether it is dangerous, affected or insanitary. Authorised officers are entitled at all times, during normal working hours, to inspect any building to identify any dangerous or insanitary buildings and are not required to inform or obtain approval for inspections to determine whether or not a building is dangerous or insanitary, unless the building is a household unit. In the case of a household unit Council must either obtain consent of the occupier of the household unit or an order from a District Court.
- Invoke its powers under section 124, 126 or 129 of the Act where a mutually acceptable outcome cannot be reached, or where the situation requires.
- Inform complainants of the inspection results and Council's intended course of action to deal with the situation.

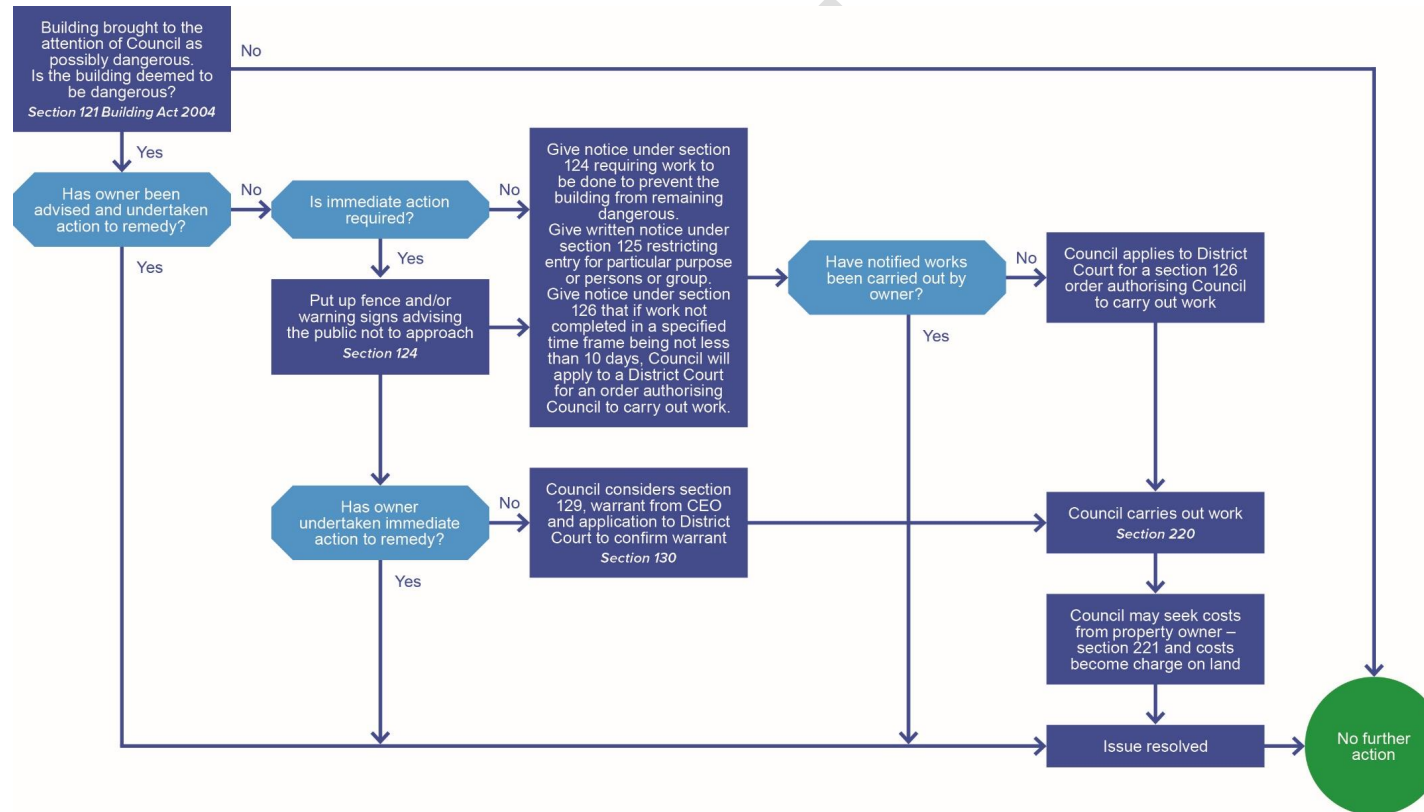
RECORD KEEPING

Any buildings identified as being dangerous or insanitary will have a requisition placed on Council's property database for the property on which the building is situated until the dangerous or insanitary condition is remediated.

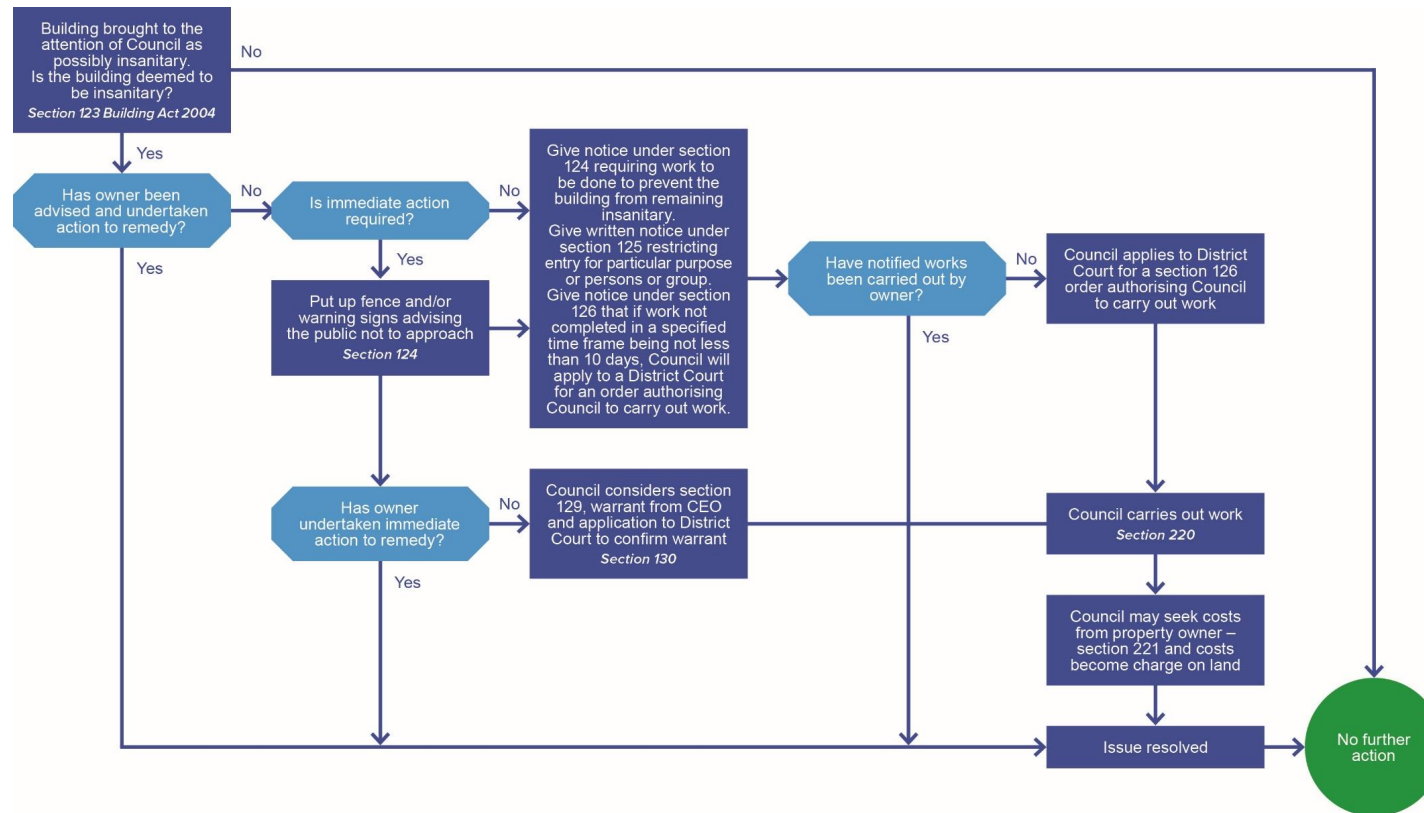
In addition, the following information may be placed on any Land Information Memorandum (LIM):

- copies of any notices issued where a building is dangerous, affected or insanitary and requires evacuation of the building;
- copies of any letters sent to the owner, occupier and any other person where a building is dangerous or insanitary; and
- copies of any notices given under section 124(2) which identifies the work to be carried out on a building and the timeframe given to reduce or remove the danger or insanitary condition.

Procedure for Remediation of Dangerous and Affected Buildings



Procedure for Remediation of Insanitary Buildings



[Let's chat logo]

Dangerous, Affected, and Insanitary Buildings Policy

Draft Consultation Content

Have your say by 12 noon on Monday 25 May 2026

[WDC logo]

Background

The purpose of this proposed policy is to reduce the potential risk posed to residents, and to provide a clear framework of how Council will manage dangerous, affected, and insanitary buildings.

Purpose of the policy review

Under the Building Act 2004, Council is required to adopt, maintain and review policies for dangerous, affected, and insanitary buildings within the district.

The current review has been undertaken to ensure Council's policy framework remains clear, up to date, and reflects current legislative terminology, while continuing to support Council's established approach to managing building-related risks and public safety.

Council's proposal

Streamline existing policies

Council currently maintains two policies addressing dangerous and insanitary buildings separately.

To improve clarity and consistency, Council is proposing to combine the two policies into a single, consolidated Dangerous, Affected, and Insanitary Buildings Policy.

This proposed change is intended to:

- simplify Council's policy framework,
- ensure our policy is maintained in accordance with the Ministry of Business, Innovation & Employment's best practice guidelines, and
- make it easier for property owners and the public to understand Council's approach.

Include "affected buildings" in policy terminology

Council proposes to include "affected buildings" in the policy title and terminology, alongside dangerous and insanitary buildings.

This ensures the policy:

- aligns with current legislative definitions, and
- clearly reflects the types of buildings Council may need to manage following events such as natural hazards or emergencies.

No change to how Council manages buildings

These proposed updates:

- do not change how Council identifies or manages dangerous, affected, or insanitary buildings,
- do not introduce new regulatory powers, and
- do not impose new obligations on building owners.

Supporting information

The following documents are available on the *Current Consultations* page on Council's website:

- Draft Dangerous, Affected, and Insanitary Buildings Policy
- Draft Dangerous, Affected, and Insanitary Buildings Procedures

Timeline

Wednesday 22 April 2026	Community consultation begins
Thursday 21 May 2026	Oral submissions in sign language or te reo Māori offered
Monday 25 May 2026	Consultation closes at 12 noon
Tuesday 23 June 2026	Hearings held for submitters who wish to speak to their feedback, and Council to consider feedback and make decisions
Wednesday 24 June 2026	Decisions notified

Make a submission

All submissions must be received by **12 noon on Monday 25 May 2026**

You can make a submission in the following ways:

1. **Online:** complete your submission on waimatedc.govt.nz/consultation
2. Fill out the attached **submission form**:

Email: Scan and email your submission form to submission@waimatedc.govt.nz (*Dangerous, Affected, and Insanitary Buildings Policy Submission* in subject field)

Post: Dangerous, Affected, and Insanitary Buildings Policy Submission
Waimate District Council
PO Box 122

Waimate 7960

Deliver to: Council reception
125 Queen Street, Waimate

Additional forms are available from the Waimate District Library, Waimate Event Centre, Council reception, Glenavy Store, and St Andrews Dairy.

3. **In person:** If you would like to make an oral submission in te reo Māori or sign language, please contact Council on 03 689 0000.

Submission Form Dangerous, Affected, and Insanitary Buildings Policy

Personal details

First name

Last name

Organisation

Postal address

Home phone

Mobile

Email

Speak to your submission

Do you wish to speak in support of your submission at a Council hearing on Tuesday 23 June 2026? Yes / No

If yes, please ensure your email address and daytime phone number is included above so we can contact you to arrange a suitable time.

Your feedback

Council is seeking feedback on the proposed administrative updates to the Dangerous, Affected, and Insanitary Buildings Policy.

Do you have any feedback on the proposed changes?

Privacy Statement

All submissions, including your name and organisation (if applicable) but excluding your contact details, will be provided in full to elected members and made available publicly. Your contact details will be used for administration of the consultation process, including informing you of the outcome of the consultation. All information collected will be held by Waimate District Council. You have the right to access and correct your personal information.

Back Page

125 Queen Street, Waimate 7924

PO Box 122, Waimate 7960

Phone: 03 689 0000

Email: council@waimatedc.govt.nz

Web: waimatedc.govt.nz

[WDC logo]

1.3 GAMBLING AND TAB VENUES POLICY

Author: Shey Taylor, Strategic Planner/Policy Advisor

Authoriser: Dylan Murray, Regulatory and Compliance Group Manager

Attachments:

1. **DRAFT Gambling and TAB Venues Policy**  
2. **DRAFT Gambling and TAB Venues Policy Consultation Content**  

PURPOSE

1. The purpose of this report is to enable Council to provide feedback on the Gambling and TAB Venues Policy and consultation content.

BACKGROUND

2. Under the Gambling Act 2003 and Racing Industry Act 2020, Council is required to review its Gambling and TAB Venues Policy every three years. The current review has been undertaken to ensure the policy remains accurate, up to date, and aligned with Council's ongoing commitment to minimise gambling-related harm in the district.
3. During this review, a discrepancy was identified between the number of licensed Class 4 gaming machines in District when compared to records from the Department of Internal Affairs.
4. As a result, the policy will be updated to reflect the correct maximum number of approved gaming machines at any single venue currently operating in the district.
5. The maximum number of gaming machines permissible at a Class 4 venue will be changed to 9.
6. Although the total number of approved machines will be corrected, Council's sinking lid policy remains fully in effect.
7. Any material changes to this policy require the use of the Special Consultative Procedure.

ASSESSMENT OF SIGNIFICANCE

8. The proposed policy is not deemed significant under the Council's Significance and Engagement Policy.

CONSIDERATIONS**Legislation**


9. This policy has been prepared under the Gambling Act 2003, Local Government Act 2002 and the Racing Industry Act 2020.

Cost-effectiveness

10. No budget has been allocated.

OUTCOME

11. That Council provides feedback on the draft Gambling and TAB Venues Policy and consultation content.

Gambling and TAB Venues Policy			
Approved by:	Council		
Sponsor:	Regulatory and Compliance Group Manager		
Date approved:	[Publish Date]		
Next review:		Resolution:	

POLICY OVERVIEW

1.0 Purpose

- 1.1 To regulate establishment and operation of gambling venues, specifically Class 4 gambling venues and Totalisator Agency Board (TAB) venues, in the Waimate District, and
- 1.2 To minimise gambling behaviour, in order to safeguard and enhance the socio-economic wellbeing of the community, in the Waimate District.

2.0 Applicability

- 2.1 District-based Class 4 gambling venues licensed since 17 October 2001, and
- 2.2 District-based TAB venues.

3.0 Policy Statement

- 3.1 The Waimate District Council (WDC) will not grant consent to permit any increase in number of either Class 4 venues, or TAB venues, or Class 4 gaming machines, thus enforcing a 'sinking lid' approach to the management of the specified types of gambling in the district (See Section 5).

4.0 Definitions

- 4.1 For the purpose of this policy, key terms are defined as below:
 - a. **Class 4 gambling:** as defined by the Gambling Act 2003, Section 30
 - b. **Class 4 venue:** a place used for conducting Class 4 gambling
 - c. **Gaming machines:** electronic gambling machines
 - d. **Sinking lid policy:** a policy that prevents issuing of any new consents for any Class 4 or TAB venue being established and reduces the maximum permissible number of gaming machines in a district once a licensed Class 4 venue ceases to operate.

- e. **TAB venue:** premise owned, or leased by, TAB New Zealand, where the main business carried on at the premise is providing racing betting, sport betting, or other racing or sport betting services.

POLICY

5.0 Limitations

- 5.1 With the exception outlined in Section 8 of this policy, the WDC will not grant consent to allow any increase in numbers of either Class 4 venues, TAB venues, or Class 4 gaming machines, as hereby detailed:
 - a. Once a district-based Class 4 gambling venue ceases to operate, the WDC will not issue any other society a license to replace that venue; and
 - b. Once the number of Class 4 gaming machines licenced to operate in the district decreases, the WDC will not issue any other society a license to replace those machines; and
 - c. Once a district-based TAB venue ceases to operate, the WDC will not issue any other society a license to replace that venue.
- 5.2 The maximum number of gaming machines permissible at a Class 4 venue is [98](#).

6.0 Relocation of Class 4/TAB Venue

- 6.1 The WDC will consider granting consent for relocation of existing Class 4 or TAB venues, if:
 - a. The existing site is rendered inoperable and/or unsafe due to any circumstance- including, but not limited to, natural disaster, fire, or other forces causing physical damage to the site- or
 - b. The proposed relocation is to a comparatively more appropriate location, as determined by the criteria outlined in Sections 6.2 and 6.3 of the present policy.
- 6.2 In determining a relocation application, the WDC shall consider:
 - a. Proposed location's proximity to any schools, early childhood centres, kindergartens, places of worship or any other community facility (at least no closer than 100 meters, by public access way); and
 - b. Proposed location's proximity to other Class 4 or TAB venues (at least no closer than 100 meters, by public access way).
- 6.3 The proposed venue must be in a lower deprivation area, in comparison to the location of the existing venue, if applicable.

7.0 Application for Relocation Consent

- 7.1 Applications for relocation consent must be submitted via the completion of the WDC's approved form, and are to include:

- a. Name and address of gambling license holder,
 - b. Contact details for the consent,
 - c. Street address of the new venue,
 - d. Details and evidence of the operation of the venue, and in case of a club, details of the membership and activities,
 - e. A scale site plan detailing both gambling and other activities proposed for the new venue, including details of each floor of the new venue, where gaming machines are to be located and the size of the area the gaming machines will occupy,
 - f. A location map of the new venue, detailing distances to nearby schools, early childhood centres, kindergartens, places of worship or any other community facility,
 - g. The number of gaming machines proposed at the new venue,
 - h. Evidence that the new location is in a lower deprivation area than the existing venue, if applicable, and
 - i. Copies of evidence of all other applicable approvals (e.g. liquor, health, planning, building, etc.).
- 7.2 Applications fees are set in compliance with relevant legislation and will be reviewed annually through the Annual Plan process.

8.0 Merger of Corporate Societies

- 8.1 Section 5 of the present policy notwithstanding, the WDC will grant a consent where 2 corporate societies are merging, pending Ministerial approval to operate up to the statutory limit.
- 8.2 The total number of gaming machines that may operate at such a combined venue must not exceed 16.

9.0 Associated Documents

PRIMARY LEGISLATION

- a. Gambling Act 2003
- b. Local Government Act 2002
- c. Racing Industry Act 2020

[Let's chat logo]

Gambling and TAB Venues Policy

Draft Consultation Content

Have your say by 12 noon on Monday 25 May 2026

[WDC logo]

Background

The purpose of this policy is to regulate establishment and operation of gambling venues, and to minimise gambling behaviour, in order to safeguard and enhance the socio-economic wellbeing of the community, in the Waimate District.

Purpose of the policy review

Under the Gambling Act 2003 and Racing Industry Act 2020, Council is required to review its Gambling and TAB Venues Policy every three years. The current review has been undertaken to ensure the policy remains accurate, up to date, and aligned with Council's ongoing commitment to minimise gambling-related harm in the district.

Council's proposal

Update to the maximum number of licensed gaming machines

During this review, Council identified a discrepancy in the number of licensed class 4 gaming machines when compared to records from the Department of Internal Affairs. As a result, the policy will be updated to reflect the correct maximum number of approved gaming machines at any single venue currently operating in the district.

The maximum number of gaming machines permissible at a Class 4 venue will be 9.

This proposed change is **administrative only**. It corrects the recorded maximum number but does not:

- increase the number of gaming machines,
- permit any new gaming machines, or
- allow for any growth in gambling opportunities within the district.

Council's sinking lid approach remains unchanged

The only change being proposed at this time is the correction of the recorded machine count to ensure the policy accurately reflects current licensing data.

Supporting information

The draft Gambling and TAB Venues Policy is available on the *Current Consultations* page on Council's website.

Timeline

Wednesday 22 April 2026	Community consultation begins
Thursday 21 May 2026	Oral submissions in sign language or te reo Māori offered
Monday 25 May 2026	Consultation closes at 12 noon
Tuesday 23 June 2026	Hearings held for submitters who wish to speak to their feedback, and Council to consider feedback and make decisions
Wednesday 24 June 2026	Decisions notified

Make a submission

All submissions must be received by **12 noon on Monday 25 May 2026**

You can make a submission in the following ways:

1. **Online:** complete your submission on waimatedc.govt.nz/consultation
2. Fill out the attached **submission form**:

Email: Scan and email your submission form to submission@waimatedc.govt.nz (*Gambling and TAB Venues Policy Submission* in subject field)

Post: Gambling and TAB Venues Policy Submission
Waimate District Council
PO Box 122
Waimate 7960

Deliver to: Council reception
125 Queen Street, Waimate

Additional forms are available from the Waimate District Library, Waimate Event Centre, Council reception, Glenavy Store, and St Andrews Dairy.

3. **In person:** If you would like to make an oral submission in te reo Māori or sign language, please contact Council on 03 689 0000.

Submission Form Gambling and TAB Venues Policy

Personal details

First name

Last name

Organisation

Postal address

Home phone

Mobile

Email

Speak to your submission

Do you wish to speak in support of your submission at a Council hearing on Tuesday 23 June 2026? Yes / No

If yes, please ensure your email address and daytime phone number is included above so we can contact you to arrange a suitable time.

Your feedback

Council is seeking feedback on the proposed administrative updates to the Gambling and TAB Venues Policy.

Do you have any feedback on the proposed change?

Privacy Statement

All submissions, including your name and organisation (if applicable) but excluding your contact details, will be provided in full to elected members and made available publicly. Your contact details will be used for administration of the consultation process, including informing you of the outcome of the consultation. All information collected will be held by Waimate District Council. You have the right to access and correct your personal information.

Back Page

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[WDC logo]