



Council Information Session/Workshop

AGENDA

Notice of Information Session/Workshop:

A Council Information Session/Workshop will be held on:

Date: Tuesday 26 November 2024
Time: 8.30 am - 3.00 pm
Venue: Council Chambers, Civic Offices,
53 Hereford Street, Christchurch
Zoom Link: <https://us02web.zoom.us/j/8305479561>
Meeting ID: 830 547 9561

Membership

Chairperson	Mayor Phil Mauger
Deputy Chairperson	Deputy Mayor Pauline Cotter
Members	Councillor Kelly Barber
	Councillor Melanie Coker
	Councillor Celeste Donovan
	Councillor Tyrone Fields
	Councillor James Gough
	Councillor Tyla Harrison-Hunt
	Councillor Victoria Henstock
	Councillor Yani Johanson
	Councillor Aaron Keown
	Councillor Sam MacDonald
	Councillor Jake McLellan
	Councillor Andrei Moore
	Councillor Mark Peters
	Councillor Tim Scandrett
	Councillor Sara Templeton

25 November 2024

Principal Advisor

Mary Richardson
Chief Executive
Tel: 941 8999

mary.richardson@ccc.govt.nz

Note: This forum has no decision-making powers and is purely for information sharing.

To find upcoming meetings, watch a recording after the meeting date, or view copies of meeting Agendas and Notes, go to:

<https://www.ccc.govt.nz/the-council/meetings-agendas-and-minutes/>



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8.30am-9.30am

This workshop item will not be open to the public under the following sections of the LGOIMA:

7(2)(b)(ii) – to protect the commercial position of the person who supplied or who is the subject of the information

7(2)(c)(i) – to protect information which is subject to an obligation of confidence, where the making available of the information would be likely to prejudice the supply of similar information, or information from the same source

In the Council's view the reasons holding a publicly excluded workshop are not outweighed by public interest considerations in section 7(1) favouring their release.

The public can ask the Ombudsman to review this decision. Information about how to make a complaint is available at www.ombudsman.parliament.nz or freephone 0800 802 602.

3. Annual Plan 25/26 Briefing Update.....	7
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9.30am-10.00am

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Break: 10.00am-10.15am

Open to the Public

4. Annual Plan 25/26 Briefing Update 7

10.15am-12.00pm

Presenters: Peter Ryan - Head of Corporate Planning & Performance, Bede Carran - General Manager Finance, Risk & Performance / Chief Financial Officer and Russell Holden - Head of Finance

5. Draft Development Contributions Policy - Draft Charges 9

12.00pm-12.45pm

Presenter: Ellen Cavanagh, Senior Policy Analyst and Aimee Martin, Research Analyst

Lunch: 12.45pm-1.30pm

6. Plan Change 14 briefing 11

1.30pm-3.00pm

Presenters: Mark Stevenson - Acting Head of Planning and Consents, Brent Pizzey - Senior Legal Counsel and Ike Kleynbos - Principal Advisor Planning

1. Apologies Ngā Whakapāha

Apologies will be recorded at the meeting.

2. Draft Letters of Expectations - Christchurch City Holdings Ltd, ChristchurchNZ Holdings Ltd and Venues Ōtautahi

Reference Te Tohutoro: 24/1647138

Presenter(s) Te Kaipāhō : Bede Carran, General Manager Finance, Risk and Performance / Chief Financial Officer

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3. Annual Plan 25/26 Briefing Update

Reference Te Tohutoro: 24/1858774

Presenter(s) Te Kaipāhō : Peter Ryan - Head of Corporate Planning & Performance
Bede Carran - General Manager Finance, Risk & Performance /
Chief Financial Officer
Russell Holden - Head of Finance

This workshop item will not be open to the public under the following sections of the LGOIMA:

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4. Draft Development Contributions Policy - Draft Charges

Reference Te Tohutoro: 24/2022160

Presenter(s) Te Kaipāhō : Ellen Cavanagh, Senior Policy Analyst
Aimee Martin, Research Analyst

1. Detail Te Whakamahuki

Purpose and Origin	<ul style="list-style-type: none"> The Council's Development Contributions Policy (policy) is required to be reviewed every three years. As the policy was last reviewed in 2021, it is due for review this year This information session is to discuss the draft development contributions charges for the 2025 policy. This is intended to be a follow up session to the 29 October information session. The draft policy will be brought to the 18 December Finance and Performance Committee meeting for endorsement to undertake community consultation.
Timing	This information session is expected to last for 45 minutes.
Confidentiality	The session is not confidential, although elected members may receive supplementary information, relevant to specific development(s), that is commercially sensitive and confidential.
Outcome Sought	<ul style="list-style-type: none"> This is an opportunity for the Council to learn more about the way in which development contributions charges are calculated and understand the changes to the draft development contributions charges in the 2025 Development Contributions Policy. This is also an opportunity for councillors to ask questions and seek clarification on the policy and associated issues.
ELT Consideration	ELT has previously been briefed on the review of the Development Contributions Policy. The Development Contributions Steering Group maintains oversight of the policy review and development contributions functions. The Steering Group is Chaired by the General Manager Strategy, Planning & Regulatory Services.
Next Steps	<ul style="list-style-type: none"> Staff will bring a report to the 18 December 2024 Finance and Performance meeting seeking agreement to use the draft 2025 Development Contributions Policy for community consultation. Consultation is planned to run from mid-January to mid-February 2025, with a Hearing Panel likely to convene in March 2025.
Key points / Background	<ul style="list-style-type: none"> The Local Government Act 2002 requires all local authorities to have a policy on development contributions and to review that policy at least every three years. The Council's policy was last reviewed in 2021 and is now due for review. The Council has received several briefings on this policy review (18 July and 28 November 2023, 30 April, 13 August and 29 October 2024).

	<ul style="list-style-type: none">The Council were first briefed on the draft development contributions charges on 29 October 2024.
Useful Links	Development-Contributions-Policy-2021.pdf

Attachments Ngā Tāpirihanga

There are no attachments to this coversheet.

Signatories Ngā Kaiwaitohu

Author	Ellen Cavanagh - Senior Policy Analyst
Approved By	David Griffiths - Head of Strategic Policy & Resilience John Higgins - General Manager Strategy, Planning & Regulatory Services

5. Plan Change 14 briefing

Reference Te Tohutoro: 24/1892546
Mark Stevenson, Acting Head of Planning and Consents; Brent
Presenter(s) Te Kaipāhō : Pizzey, Senior Legal Counsel; Ike Kleynbos, Principal Advisor
Planning

1. Detail Te Whakamahuki

Purpose and Origin	<ul style="list-style-type: none">On 30 July 2024, the Independent Hearings Panel released its recommendations on Plan Change 14, the Housing and Business Choice Plan Change.This information session is for staff to provide information for the Council on the IHP recommendations to support the Council’s decision-making in December 2024 on those recommendations relating to policy 3 areas.
Timing	This information session is expected to last for 90 minutes.
Confidentiality	The session and any shared information are not confidential.
Outcome Sought	<p>This session will expand on matters raised during the first sessions on the IHP recommendations on Plan Change 14 in August.</p> <p>Staff will provide more in-depth information and respond to any questions Councillors may have following their review of the IHP’s recommendations.</p>
ELT Consideration	ELT has been advised of the IHP’s recommendations and timing of staff engagement with the Council in preparation for the Council’s decision on the IHP recommendations.
Next Steps	<p>The Government has set a deadline of 20 December 2024 for the Council to notify its decisions on the IHP recommendations relating to implementation of policy 3 of the National Policy Statement on Urban Development (NPS-UD).</p> <p>Staff will prepare a report for the Council meeting on 2 December 2024, when decisions need to be made on the IHP recommendations to meet the Government’s deadline for notifying the public. This follows decisions of 18 September on part of the City Centre zone and the delisting of 6 heritage items.</p>
Key points / Background	<ul style="list-style-type: none">The Council is required to make decisions on those aspects of proposed Plan Change 14 (Housing and Business Choice) that implement the National Policy Statement on Urban Development (NPS-UD) by 20 December 2024.Council has until December 2025 to make decisions on the remainder of proposed Plan Change 14.The IHP issued its recommendations on Plan Change 14 in a report provided to the Council on 30 July 2024.
Useful Links	<ul style="list-style-type: none">The full recommendations from the Independent Hearings Panel (IHP) are available on the IHP’s website: Home » Independent Hearings Panel (ihp.govt.nz).

Attachments Ngā Tāpirihanga

There are no attachments to this coversheet.

Signatories Ngā Kaiwaitohu

Authors	Mark Stevenson - Acting Head of Planning & Consents Ike Kleynbos - Principal Advisor Planning Brent Pizzey - Senior Legal Counsel
Approved By	John Higgins - General Manager Strategy, Planning & Regulatory Services