



Waitai Coastal-Burwood-Linwood Community Board OPEN MINUTES

Date: Monday 10 March 2025
Time: 4.30 pm
Venue: Boardroom, Corner Beresford and Union Streets,
New Brighton

Present

Chairperson	Paul McMahon
Deputy Chairperson	Jackie Simons
Members	Kelly Barber
	Celeste Donovan
	Alex Hewison
	Yani Johanson
	Greg Mitchell
	Jo Zervos

Principal Advisor
Chris Turner-Bullock
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Karakia Tīmatanga

Whakataka te hau ki te uru Whakataka te hau ki te tonga Kia mākinakina ki uta Kia mātaratara ki tai E hī ake ana te atakura He tio, he huka, he hauhūnga Tīhei mauri ora	Cease the winds from the west Cease the winds from the south Let the breeze blow over the land Let the breeze blow over the ocean Let the red-tipped dawn come with a sharpened air. A touch of frost, a promise of a glorious day.
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The agenda was dealt with in the following order.

1. Apologies Ngā Whakapāha

Part C

Community Board Resolved CCBCC/2025/00010

That the apology from Tim Baker for absence be accepted.

Jackie Simons/Greg Mitchell

Carried

2. Declarations of Interest Ngā Whakapuaki Aronga

Part B

There were no declarations of interest recorded.

3. Confirmation of Previous Minutes Te Whakaāe o te hui o mua

Part C

Community Board Resolved CCBCC/2025/00011

That the minutes of the Waitai Coastal-Burwood-Linwood Community Board meeting held on Monday, 10 February 2025 be confirmed.

Jackie Simons/Kelly Barber

Carried

4. Public Forum Te Huinga Whānui

Part B

4.1 New Brighton Regeneration Programme

Rachael Sheils, Placemaking and Engagement Advisor on behalf of ChristchurchNZ provided the Board with an update in relation to the New Brighton Regeneration Programme.

After questions from members, the Chairperson thanked Rachael for her update.

4.2 Travis Road Concerns

Denise Wood and Tom Rooney, local residents did not attend the meeting.

4.3 Marriotts Road/Rookwood Avenue No Stopping Restrictions

David Hillier, local resident addressed the Board in relation to the recently approved intersection improvements at Marriotts Road and Rookwood Avenue with a request that there is a section reinstated to allow for two cars to park outside of the property and the installation of speed humps on Marriotts Road.

After questions from members, the Chairperson thanked David for his presentation.

Part B

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Refers the issues raised in the presentation and handout in relation to reinstating parking on Rookwood Avenue and installing speed humps on Marriotts Road to staff for investigation and response back to the Board.

Attachments

A David Hillier - Handout Marriotts Road/Rookwood Avenue ➡ 

4.4 Spokes Canterbury Update

Stephen Wood on behalf of Spokes Canterbury provided the Board with an update on activities carried out by Spokes in the Waitai area.

Attachments

A Spokes Canterbury Presentation ➡ 

5. Deputations by Appointment Ngā Huinga Whakaritenga

Part B

5.1 Stopping of selected roads in the Ōtākaro Avon River Corridor

Bebe Frayle on behalf of the Dallington Residents' Association and Kathryn Ferris, local resident addressed the Board in relation to item 8, tabled correspondence and 14, Stopping of selected roads in the Ōtākaro Avon River Corridor.

After questions from members, the Chairperson thanked Bebe Frayle and Kathryn Ferris for their deputation.

Item 14 records the Board's decision on this matter.

5.2 Rawhiti Domain – Christchurch Archery Club new lease application

Christine Fisher, local resident addressed the Board in support of the officer recommendation in item 11, Rawhiti Domain – Christchurch Archery Club new lease application.

After questions from members, the Chairperson thanked Christine Fisher for her deputation.

5.3 Rawhiti Domain – Christchurch Archery Club new lease application

Emily Cavell local resident addressed the Board in support of the officer recommendation in item 11, Rawhiti Domain – Christchurch Archery Club new lease application.

After questions from members, the Chairperson thanked Emily Cavell for her deputation.

6. Presentation of Petitions Ngā Pākikitanga

Part B

There was no presentation of petitions.

7. Notice of Motion - North Beach Parking Restrictions

Community Board Resolved CCBCC/2025/00012 Original Recommendation accepted without change

Part C

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Requests that staff urgently investigate parking restrictions in the following locations to improve accessibility, safety, and availability of short-term parking for community and council facilities and businesses:
 - The North Beach car park.
 - Parking and accessibility improvements for the North Beach Surf Club, the North Beach Coffee Cart, the North Beach Memorial Hall, and nearby commercially zoned premises, including Bowhill Road (between Marine Parade and the North Beach Beer Garden).
 - Broadpark Road.
 - Leaver Terrace (from Tonks Street to Marine Parade) and Tonks Street (from Leaver Terrace to Bowhill Road) and other streets adjacent to key freedom camping sites, in anticipation of increased demand from new development and future commercial activity.
2. Requests that the investigation consider:
 - Parking restrictions, including time-limited and permit parking, and mobility parks to ensure equitable access to community facilities while maintaining availability during peak periods.
 - Significant demand on parking due to multiple community facilities, including a Council-owned facility, a surf club, and a café operating under a Council lease, as well as the beach and surrounding amenities.
 - A comprehensive parking and safety assessment of the North Beach car park, with recommendations for improvements to support safer and more accessible parking, including provisions for safety, movement, amenity, and mobility parking as outlined in the suburban parking policy.
 - Request for a comprehensive parking management plan to address ongoing parking challenges, balance competing demands, and ensure sustainable long-term solutions.
3. If funding is unavailable within existing budgets, requests that the Board consider allocating funds from other sources i.e. Discretionary Response Fund/Better Off Safety Fund and/or any remaining funds in the NB CRAF project to ensure timely implementation.

Celeste Donovan/Jo Zervos

Carried

8. Correspondence

Officer Recommendations Ngā Tūtohu

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receives the correspondence from the Southshore Residents' Association in relation to swim safety signage at the end of Rocking Horse Road and notes that the following advice was sent to the Southshore Residents' Association on 18 February 2025:

We have been working with Surf Lifesaving New Zealand (SLNZ) on signage for Christchurch and Banks Peninsula beaches. We are installing surf safety signs at Southshore Spit within the fortnight that are approved by SLNZ and meet the ASNZ 2416 -12010 Safety Standards. One sign will be at the end of Rocking Horse Road and a second will be at the closest pedestrian entrance to the beach.

Please note that the sign content may change later this year pending an official SLNZ audit.

Community Board Resolved CCBCC/2025/00013

Part B

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receives the correspondence from the Southshore Residents' Association in relation to swim safety signage at the end of Rocking Horse Road and notes that the following advice was sent to the Southshore Residents' Association on 18 February 2025:

We have been working with Surf Lifesaving New Zealand (SLNZ) on signage for Christchurch and Banks Peninsula beaches. We are installing surf safety signs at Southshore Spit within the fortnight that are approved by SLNZ and meet the ASNZ 2416 -12010 Safety Standards. One sign will be at the end of Rocking Horse Road and a second will be at the closest pedestrian entrance to the beach.

Please note that the sign content may change later this year pending an official SLNZ audit.

Jo Zervos/Jackie Simons

Carried

Community Board Resolved CCBCC/2025/00014


That the Waitai Coastal-Burwood-Linwood Community Board:

2. Receives the tabled correspondence from the Dallington Residents' Association in relation to the proposed stopping of selected roads in the Ōtākaro Avon River Corridor.

Kelly Barber/Greg Mitchell

Carried

Attachments

- A Correspondence - Dallington Residents' Association - Road Closure - Sutton Place ➡ 

10. New Brighton Community Gardens - proposed new lease

Officer Recommendations Ngā Tūtohu

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receives the information in the New Brighton Community Gardens - proposed new lease Report.
2. Grant a ground lease to New Brighton Community Garden Trust pursuant to section 73 of the Reserves Act 1977, for a lease period of 10 years including renewals for an area of approximately 4204square metres of Rawhiti Domain being Pt Res 1616, Lot 2, and part Sec 2 SO 491011as shown on the plan described in Attachment A of the Agenda report.
3. Notes
 - a. That the decision in this report is assessed as low significance based on the Christchurch City Council's Significance and Engagement Policy.
 - b. That appropriate consultation has been undertaken and the results of that support this proposal.
4. Requests that the Manager Property Consultancy do all things necessary and make any decisions at his sole discretion that are consistent with the intent of this report to implement the resolutions above including completing negotiations for, and administer, the terms and conditions of the new lease.

Community Board Resolved CCBCC/2025/00015

Part C

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receives the information in the New Brighton Community Gardens - proposed new lease Report.
2. Grant a ground lease to New Brighton Community Garden Trust pursuant to section 73 of the Reserves Act 1977, for a lease period of 15 years including renewals for an area of approximately 4204square metres of Rawhiti Domain being Pt Res 1616, Lot 2, and part Sec 2 SO 491011as shown on the plan described in Attachment A of the Agenda report.
3. Notes
 - a. That the decision in this report is assessed as low significance based on the Christchurch City Council's Significance and Engagement Policy.
 - b. That appropriate consultation has been undertaken and the results of that support this proposal.
4. Requests that the Manager Property Consultancy do all things necessary and make any decisions at his sole discretion that are consistent with the intent of this report to implement the resolutions above including completing negotiations for, and administer, the terms and conditions of the new lease.

Jackie Simons/Jo Zervos

Carried

11. Rawhiti Domain - Christchurch Archery Club new lease application

Council Officers in attendance spoke to the accompanying report.

The Board took into consideration the deputations received in 5.2 and 5.3 above.

Community Board Resolved CCBCC/2025/00016 Original Officer Recommendation accepted without change

Part C

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receives the information in the Rawhiti Domain - Christchurch Archery Club new lease application report.
2. Grant a new ground lease for the existing Christchurch Archery Clubrooms, on Rawhiti Domain (100 Shaw Avenue) pursuant to section 54 of the Reserves Act 1977, for a lease period of thirty-three years including renewals for an area of approximately 253 square metres as shown in 4.8 of the Agenda report. An annual rental will be set in accordance with the Council's Sports Lease Charges Policy.
3. Endorse continued park use of the adjacent archery range, in conjunction with the term above. The Club is to book the archery range via the Council's Parks Bookings system at the beginning of each season.
4. Notes that the decisions in this report are assessed as low significance based on the Christchurch City Council's Significance and Engagement Policy.
5. Authorise the Property Consultancy Manager to complete negotiation and administer the terms of the new lease.

Alex Hewison/Celeste Donovan

Carried

The meeting adjourned at 5.23pm and reconvened at 5.29pm.

14. Stopping of selected roads in the Ōtākaro Avon River Corridor

Council Officers in attendance spoke to the accompanying report.

The Board took into consideration the deputation received in 5.1 above.

Officer Recommendations Ngā Tūtohu

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receives the information in the Stopping of selected roads in the Ōtākaro Avon River Corridor report.
2. Notes that the decisions in this report are of low significance in relation to the Christchurch City Council's Significance and Engagement Policy 2019. The level of significance was determined by the low number of residents affected, the low level of impact on those residents and the low ongoing cost to Council.
3. Instructs staff to commence the formal road stopping process under the Local Government Act 1974 for:

- a. Brooker Avenue (between New Brighton Road and Istana Place);
 - b. Stour Drive (between Vivian Street and Brooker Avenue);
 - c. Tasman Place;
 - d. Kingsford Street (north of Broomfield Terrace);
 - e. Landy Street (east of the parcel described as 122 McBratneys Rd) and Locksley Avenue Between Landy St and #137; and
 - f. Chardale Street (north of the new driveway access to 123 Hulverstone Drive) and Hulverstone Drive from Chardale St to #123.
4. Authorises that if successfully stopped:
- a. Brooker Avenue is to be operated and managed as an access drive with limited access, remaining open during daytime hours with night-time access restricted by a gate.
 - b. The other roads listed in 3. above will be incorporated into the adjoining OARC land.
5. In the event that there are no objections received through the road stopping process, authorise staff to complete the road stopping.
6. In the event there are objections, authorise staff to manage those in accordance with the Local Government Act procedures.
7. Delegate authority to the Property Consultancy Manager to do all things necessary *and make any decisions at his sole discretion that are consistent with the intent of this report to implement the above resolution.*
8. Instruct staff to carry out two one-month trials, restricting access alternately north and south of Sutton Place. Once completed, the results of these trials and the residents' preferences will be reported back to the Board with a recommendation. For clarity, this will be:
- a. Firstly 20 Cheam Street to Sutton Place; and then
 - b. 71 Birchfield Avenue/Cheam Street to Sutton Place

Community Board Resolved CCBCC/2025/00017

Part C

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receives the information in the Stopping of selected roads in the Ōtākaro Avon River Corridor report.
2. Notes that the decisions in this report are of low significance in relation to the Christchurch City Council's Significance and Engagement Policy 2019. The level of significance was determined by the low number of residents affected, the low level of impact on those residents and the low ongoing cost to Council.
3. Instructs staff to commence the formal road stopping process under the Local Government Act 1974 for:
 - a. Brooker Avenue (between New Brighton Road and Istana Place);
 - b. Stour Drive (between Vivian Street and Brooker Avenue);
 - c. Tasman Place;
 - d. Kingsford Street (north of Broomfield Terrace);

- e. Landy Street (east of the parcel described as 122 McBratneys Rd) and Locksley Avenue Between Landy St and #137; and
- f. Chardale Street (north of the new driveway access to 123 Hulverstone Drive) and Hulverstone Drive from Chardale St to #123.
4. Authorises that if successfully stopped:
 - a. Brooker Avenue is to be operated and managed as an access drive with limited access, remaining open during daytime hours with night-time access restricted by a gate.
 - b. The other roads listed in 3. above will be incorporated into the adjoining OARC land.
5. In the event that there are no objections received through the road stopping process, authorise staff to complete the road stopping.
6. In the event there are objections, authorise staff to manage those in accordance with the Local Government Act procedures.
7. Delegate authority to the Property Consultancy Manager to do all things necessary *and make any decisions at his sole discretion that are consistent with the intent of this report to implement the above resolution.*
8. Instruct staff to carry out two one-month trials, restricting access alternately north and south of Sutton Place. Once completed, the results of these trials and the residents' preferences will be reported back to the Board with a recommendation. For clarity, this will be:
 - a. Firstly 20 Cheam Street to Sutton Place; and then
 - b. 71 Birchfield Avenue/Cheam Street to Sutton Place
9. That staff organise a street meeting with residents to discuss the outcome of the trial.

Kelly Barber/Jackie Simons

Carried

9. Briefings

Community Board Resolved CCBCC/2025/00018 Original Officer Recommendation accepted without change

Part B

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Notes the information supplied during the Briefings.

Celeste Donovan/Greg Mitchell

Carried

Attachments

- A WWTP Presentation ➡ 

12. Cuthberts Green - Canterbury Softball New Build Application

Community Board Resolved CCBCC/2025/00019 Original Officer Recommendation accepted without change

Part C

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receives the information in the Cuthberts Green - Canterbury Softball New Build Application Report.
2. Notes that the decision in this report is assessed as low significance based on the Christchurch City Council's Significance and Engagement Policy.
3. Approves the construction of a new training facility at Cuthberts Green as shown on the plan as shown in Agenda **Attachment A** subject to:
 - a. Meeting of all compliance requirements particularly in regard to the Building Act 2004 and the Resource Management Act 1991 and existing easements.

Jo Zervos/Jackie Simons

Carried

Community Board Decided CCBCC/2025/00020 Original Officer Recommendation accepted without change

Part A

That the Waitai Coastal-Burwood-Linwood Community Board:

4. Recommends that the Council approve demolition of the existing building shown in Agenda **Attachment B**.

Jo Zervos/Jackie Simons

Carried

13. Cuthberts Green (Linfield Park) - New Sports Field Lighting

Community Board Resolved CCBCC/2025/00021 Original Officer Recommendation accepted without change

Part C

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receive the information in the Cuthberts Green (Linfield Park)) - New Sports Field Lighting Report.
2. Notes that the decision in this report is assessed as low significance based on the Christchurch City Council's Significance and Engagement Policy.
3. Approve the installation of four (4) floodlights on Cuthberts Green (RoT: 667327) as shown in Agenda **Attachment A**.

Kelly Barber/Yani Johanson

Carried

15. Waitai Coastal-Burwood-Linwood Discretionary Response Fund Application 2024/25 - Queenspark Community Trust

**Community Board Resolved CCBCC/2025/00022 Original Officer Recommendation
accepted without change**

Part C

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receives the information in the Waitai Coastal-Burwood-Linwood Discretionary Response Fund Application 2024/25 - Queenspark Community Trust Report.
2. Notes that the decisions in this report are assessed as low significance based on the Christchurch City Council's Significance and Engagement Policy.
3. Approves a grant of \$4,000 from its 2024-25 Discretionary Response Fund to Queenspark Community Trust towards the Trust Manager Wages.

Jackie Simons/Alex Hewison

Carried

16. Waitai Coastal-Burwood-Linwood 2024-25 Discretionary Response Fund Application - Avebury House Community Trust

**Community Board Resolved CCBCC/2025/00023 Original Officer Recommendation
accepted without change**

Part C

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receives the information in the Waitai Coastal-Burwood-Linwood 2024-25 Discretionary Response Fund Application - Avebury House Community Trust Report.
2. Notes that the decisions in this report are assessed as low significance based on the Christchurch City Council's Significance and Engagement Policy.
3. Approves a grant of \$1,200 from its 2024-25 Discretionary Response Fund to Avebury House Community Trust towards Volunteer Expenses & HUGS programme Materials.

Jackie Simons/Celeste Donovan

Carried

17. Waitai Coastal-Burwood-Linwood - Better-Off Fund Applications for Consideration - Bromley School, Elder Net (for TIDE) and Boffa Miskell CPTED

Community Board Resolved CCBCC/2025/00024 Original Officer Recommendation accepted without change

Part C

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receives the information in the Waitai Coastal-Burwood-Linwood - Better-Off Fund Applications for Consideration - Bromley School, Elder Net (for TIDE) and Boffa Miskell CPTED Report.
2. Notes that the decisions in this report are assessed as low significance based on the Christchurch City Council's Significance and Engagement Policy.
3. Approves a grant of \$5,295 from its Better-Off Fund to Bromley School towards the Outdoor Volleyball Space.
4. Note that the Community Governance Manager will approve a grant of \$28,000 as per the delegation granted by Council on 21 February 2024 from the Better Off Funding Citywide Safety to The Eldernet Group for the Establishment of the TIDE group.
5. Note that the Community Governance Manager will approve a grant of \$10,000 as per the delegation granted by Council on 21 February 2024 from the Better Off Funding Citywide Safety to Boffa Miskell towards a Rawhiti Domain CPTED report the results of which will be reported to the Community Board.

Celeste Donovan/Alex Hewison

Carried

18. Waitai Coastal-Burwood-Linwood Community Board Area Report - March 2025

Community Board Resolved CCBCC/2025/00025 Original Officer Recommendation accepted without change

Part B

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receives the information in the Waitai Coastal-Burwood-Linwood Community Board Area Report - March 2025.

Paul McMahon/Yani Johanson

Carried

Jo Zervos left at 6.33pm during consideration of item 19.

19. Elected Members' Information Exchange Te Whakawhiti Whakaaro o Te Kāhui Amorangi

Part B

Members exchanged information on matters of mutual interest:

- Plan Change 20 – pre-engagement feedback time extension
- Bromley Transport Action Plan
- Organics Processing Plant – day with noticeable odour
- Bromley Fair – attendance
- Organics Processing Facility – six month delay

Karakia Whakamutunga

Kia tau te rangimārie O te Rangi e tū iho nei O Papatūānuku e takoto nei O te Taiao e awhi nei Ki runga i a Tātou Tihei Mauriora	May the peace of the sky above Of the earth below And the all-embracing universe Rest upon us all Behold, it is life!
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Meeting concluded at 6.37pm.

CONFIRMED THIS 7TH DAY OF APRIL 2025

**PAUL MCMAHON
CHAIRPERSON**