

Waitai
Coastal-Burwood-Linwood Community Board
AGENDA

Notice of Meeting Te Pānui o te Hui:

An ordinary meeting of the Waitai Coastal-Burwood-Linwood Community Board will be held on:

Date: Monday 8 September 2025
Time: 3.30 pm
Venue: Boardroom, Corner Beresford and Union Streets,
New Brighton

Membership Ngā Mema

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

2 September 2025

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Note: The reports contained within this agenda are for consideration and should not be construed as Council policy unless and until adopted. If you require further information relating to any reports, please contact the person named on the report.

To watch the meeting live, or previous meeting recordings, go to:

<https://www.youtube.com/@waitaicoastal-burwood-linw3626/streams>

To view copies of Agendas and Minutes, go to:

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



What is important to us?

Our Strategic Framework is a big picture view of what the Council is aiming to achieve for our community

Our focus this Council term 2022–2025

Strategic Priorities



Be an inclusive and equitable city which puts **people at the centre** of developing our city and district, prioritising wellbeing, accessibility and connection.



Champion **Ōtautahi-Christchurch** and collaborate to build our role as a leading New Zealand city.



Build **trust and confidence** in the Council through meaningful partnerships and communication, listening to and working with residents.

Adopted by the Council on 5 April 2023



Reduce **emissions** as a Council and as a city, and invest in **adaptation and resilience**, leading a city-wide response to climate change while protecting our indigenous biodiversity, water bodies and tree canopy.



Manage **ratepayers' money wisely**, delivering quality core services to the whole community and addressing the issues that are important to our residents.



Actively balance the needs of **today's residents** with the **needs of future generations**, with the aim of leaving no one behind.

Our goals for this Long Term Plan 2024–2034

Draft Community Outcomes



Collaborative and confident

Our residents have the opportunity to actively participate in community and city life, have a strong sense of belonging and identity, and feel safe.



Green and liveable

Our neighbourhoods and communities are accessible and well connected, supporting our goals to reduce emissions, build climate resilience and protect and regenerate the environment, especially our biodiversity, water bodies and tree canopy.

To be adopted by the Council as part of the Long Term Plan 2024–2034



A cultural powerhouse

Our diverse communities are supported to understand and protect their heritage, pursue their arts, cultural and sporting interests, and contribute to making our city a creative, cultural and events 'powerhouse'.



Thriving and prosperous

Our city is a great place for people, business and investment where we can all grow our potential, where enterprises are innovative and smart, and where together we raise productivity and reduce emissions.

Our intergenerational vision

A place of opportunity for all.

Open to new ideas, new people,
new investment and new ways
of doing things – a place where
anything is possible.



Ngāi Tahu has rangatiratanga over its takiwā – the Council is committed to partnering with Ngāi Tahu to achieve meaningful outcomes that benefit the whole community

Part A	Matters Requiring a Council Decision
Part B	Reports for Information
Part C	Decisions Under Delegation

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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 Tihei 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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1. Apologies Ngā Whakapāha

Apologies will be recorded at the meeting.

2. Declarations of Interest Ngā Whakapuaki Aronga

Members are reminded of the need to be vigilant and 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.

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

That the minutes of the Waitai Coastal-Burwood-Linwood Community Board meeting held on [Monday, 11 August 2025](#) be confirmed (refer page 7).

That the minutes of the Waitai Coastal-Burwood-Linwood Community Board meeting held on [Monday, 11 August 2025](#) be confirmed (refer page 29).

4. Public Forum Te Huinga Whānui

A period of up to 30 minutes will be available for people to speak for up to five minutes on any issue that is not the subject of a separate hearings process.

4.1 St Albans Sports Club

Daryl Hancox, Vice-President on behalf of the St Albans Sports Club will provide the Board with an update on their Club Expansion Project.

4.2 Top cycling priorities – Waitai Area

Anne Scott and another member will speak on behalf of Spokes Canterbury about the top cycling priorities in the Waitai area that were identified from a public consultation session.

4.3 Rutherford Street Safety Concerns

Clare Clayden will speak on behalf of residents of 17/19 Rutherford Street regarding safety concerns exiting their driveway.

4.4 Youth Development Fund Report Back

Paige Woodrow, Youth Development Fund recipient, will provide a report back to the Board on her attendance at the International Tournament on the Gold Coast for the Kia Tia Netball team.

5. Deputations by Appointment Ngā Huinga Whakaritenga

Deputations may be heard on a matter or matters covered by a report on this agenda and approved by the Chairperson.

5.1 Commercial Recreation Opportunity – QEII Park – Five Under Par – Progress Update

Chis Bond on behalf of Five Under Par, will address the Board in relation to item 9, Commercial Recreation Opportunity – QEII Park – Five Under Par – Progress Update.

5.2 North Beach – Proposed Carpark Improvements

Trudy Burrows, local resident will address the Board in relation to item 10, North Beach – Proposed Carpark Improvements.

5.3 North Beach – Proposed Carpark Improvements

Kim Money, local resident will address the Board in relation to item 10, North Beach – Proposed Carpark Improvements.

5.4 North Beach – Proposed Carpark Improvements

Kim Money, on behalf of the North Beach Residents' Association, will address the Board in relation to item 10, North Beach – Proposed Carpark Improvements.

6. Presentation of Petitions Ngā Pākikitanga

There were no petitions received at the time the agenda was prepared.

To present to the Community Board, refer to the [Participating in decision-making](#) webpage or contact the meeting advisor listed on the front of this agenda.

Waitai
Coastal-Burwood-Linwood Community Board
OPEN MINUTES

Date: Monday 11 August 2025
Time: 2.32pm SCF Decision Meeting
Venue: Boardroom, Corner Beresford and Union Streets,
New Brighton

Present

Chairperson	Jackie Simons
Members	Tim Baker
	Kelly Barber
	Celeste Donovan
	Alex Hewison
	Yani Johanson
	Greg Mitchell
	Jo Zervos

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Unconfirmed

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Karakia Tīmatanga

The agenda was dealt with in the following order.

1. Apologies Ngā Whakapāha

Community Board Resolved CCBCC/2025/00069

That the apologies from Paul McMahon for absence and Tim Baker for lateness, be accepted.

Greg Mitchell/Kelly Barber

Carried

2. Declarations of Interest Ngā Whakapuaki Aronga

Greg Mitchell declared an interest in Item 3, applications SCF25/26_070_CBL, Burwood East Residents' Association and SCF25/26_083_CBL, Burwood Pegasus Community Watch and took no part in any discussion or voting on these items. Greg also noted that his daughter is a member of application SCF25/26_056_CBL Christchurch School of Gymnastics Incorporated.

Kelly Barber declared an interest in Item 3, application SCF25/26_083_CBL, Burwood Pegasus Community Watch and took no part in any discussion or voting on this item. Kelly also noted that he used to be a Trustee of application SCF25/26-59_CBL Avon Heathcote Estuary Ihutai Trust.

Yani Johanson declared an interest in Item 3, applications SCF25/26_007_CBL, Parklands United Sports Club and SCF25/26_033_CBL, Woolston Community Library and took no part in any discussion or voting on these items.

Jo Zervos declared an interest in Item 3, application SCF25/26_061_CBL, New Brighton Olympic Athletic Club Incorporated and took no part in any discussion or voting on this item.

Alex Hewison declared an interest in Item 3, application SCF25/26_054_CBL, The Bridge South Brighton Trust and took no part in any discussion or voting on this item.

Tim Baker arrived at 3.06pm during consideration of item 3.

3. Strengthening Communities Fund 2025-26

Council officers in attendance spoke to the accompany report and answered questions of clarification from members.

Community Board Resolved CCBCC/2025/00070 Officer Recommendation accepted with amendments to the following applications:

SCF25/26_024_CBL, Coastal Spirits Football Club from \$2,000 to decline the application.

SCF25/26_032_CBL, Smith Street Community Farm Trust from \$12,000 to \$15,000.

SCF25/26_066_CBL, Dallington Residents' Association from \$1,500 to \$1,615.

SCF25/26_070_CBL, Burwood East Residents' Association from \$1,500 to \$1,835.

SCF25/26_072_CBL, South Island Tau Tag Football Incorporated from \$4,000 to \$3,500.

SCF25/26_074_CBL, Burwood Association Football Club Incorporated from \$1,000 to \$1,350.

SCF25/26_075_CBL, PIPS Pregnancy Infancy Parenting Support Trust from \$7,500 to \$10,000.

SCF25/26_079_CBL, Predator Free NB/Coastal Kaitiaki (umbrellered by New Brighton Project Inc) from \$1,500 to \$2,500.

SCF25/26_089_CBL, The Brighton Gallery Trust from \$4,000 to \$5,000.

SCF25/26_091_CBL, Stitch-O-Mat Charitable Trust from \$4,000 to \$5,000.

SCF25/26_095_CBL, Legacy Community Church from \$10,000 to \$9,500.

Part C

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receives the information in the Strengthening Communities Fund 2025-26 Report.
2. Notes that the decisions in this report are assessed at low significance based on the Christchurch City Council's Significance and Engagement Policy.
3. Approves the 2025-26 Strengthening Communities Fund grants outlined in the following schedule:

No	Organisation Name	Project	Recommendation
SCF25/26_010_C BL	Social Service Council of the Diocese of Christchurch - Christchurch City Mission	Linwood Community Development Kaimahi and Men's Project Kaimahi	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$38,000 from its 2025/26 Strengthening Communities Fund to Social Service Council of the Diocese of Christchurch - Christchurch City Mission towards the salaries for the two Community Development Kaimahi roles based at Te Whare Taonga o Ngā Iwi Katoa.
SCF25/26_016_C BL	Wainoni-Avonside Community Services Trust	Rent and wages for the Wainoni-Avonside Community Services Trust	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$11,000 from its 2025/26 Strengthening Communities Fund to Wainoni-Avonside Community Services Trust towards Coordinator Wages.
SCF25/26_020_C BL	Anglican Parish of East Christchurch	Wages for community development workers.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$8,000 from its 2025/26 Strengthening Communities Fund to Anglican Parish of East Christchurch towards Te Waka Aroha Staff Wages.
SCF25/26_022_C BL	Bromley Community Centre	Funding to deliver Bromley Community Centre events and programmes.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$40,000 from its 2025/26 Strengthening Communities Fund to the Bromley Community Centre towards Staff Wages, Events and Programmes.

SCF25/26_028_C BL	Eastern Eagles Rugby League Club	Operational costs.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$10,000 from its 2025/26 Strengthening Communities Fund to Eastern Eagles Rugby League Club towards venue hire, first aid training and junior player affiliation and team entry fees.
SCF25/26_034_C BL	New Brighton Community Gardens Trust	Funding for wages for its three staff members.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$20,000 from its 2025/26 Strengthening Communities Fund to New Brighton Community Gardens Trust towards Wages.
SCF25/26_053_C BL	Helen Anderson Trust	Funding to increase their paid staffing hours.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$4,000 from its 2025/26 Strengthening Communities Fund to Helen Anderson Trust towards Coordinators Wages.
SCF25/26_084_C BL	He Waka Tapu	Funding to deliver four free Whānau Days across 2025–2026	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$9,000 from its 2025/26 Strengthening Communities Fund to He Waka Tapu towards Salaries and Wages, Pounamu carving, Barbers/Braiders, Bouncy Castle Hire and Marketing.
SCF25/26_003_C BL	Compassion Trust	Funding for operational costs for its Financial Mentoring and Community Care programmes.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$12,000 from its 2025/26 Strengthening Communities Fund to Compassion Trust towards Operational costs for Financial Mentoring and Community Care programmes.

SCF25/26_004_C BL	New Brighton Bowling Club	Power costs.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$2,000 from its 2025/26 Strengthening Communities Fund to New Brighton Bowling Club towards power costs.
SCF25/26_007_C BL	Parklands United Sports Club Inc	Funding for wages for its full time Operations Manager.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$13,000 from its 2025/26 Strengthening Communities Fund to Parklands United Sports Club Inc towards Operations Manager Wages.
SCF25/26_008_C BL	Queenspark Community Trust	Wages to continue the delivery of its community-based programmes.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$17,000 from its 2025/26 Strengthening Communities Fund to Queenspark Community Trust towards Wages.
SCF25/26_014_C BL	La Vida Youth Trust	Community Youth Drop-in Centre and 24-7 Youth Worker in Parkview Pārua School	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$5,000 from its 2025/26 Strengthening Communities Fund to La Vida Youth Trust towards Operational costs; wages and programme equipment.
SCF25/26_017_C BL	The Salvation Army New Zealand Trust	Equipment and materials.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$2,000 from its 2025/26 Strengthening Communities Fund to The Salvation Army New Zealand Trust towards equipment and materials to help sustain their services in the Linwood area.

SCF25/26_018_C BL	Te Manawa Ora Trust	Equipment and materials.	That the Waitai Coastal- Burwood-Linwood Community Board approves a grant of \$2,000 from its 2025/26 Strengthening Communities Fund to Te Manawa Ora Trust towards equipment and materials for their maara kai based at Pā Whakaoranga Community Hub.
SCF25/26_019_C BL	Woolston Boxing Club Incorporated	Equipment and wages.	That the Waitai Coastal- Burwood-Linwood Community Board approves a grant of \$5,000 from its 2025/26 Strengthening Communities Fund to Woolston Boxing Club Incorporated towards the purchase of essential gym equipment and a contribution towards the salary for the club secretary.
SCF25/26_023_C BL	Waimairi Beach Residents Association Incorporated	Operational costs.	That the Waitai Coastal- Burwood-Linwood Community Board approves a grant of \$500 from its 2025/26 Strengthening Communities Fund to Waimairi Beach Residents Association Incorporated towards Operational costs.
SCF25/26_025_C BL	Drug-ARM Christchurch	Operational costs and wages.	That the Waitai Coastal- Burwood-Linwood Community Board approves a grant of \$7,000 from its 2025/26 Strengthening Communities Fund to Drug- ARM Christchurch towards Rent & Creative Mentor Wages.

SCF25/26_027_C BL	Spencerville Residents Association	Annual River Clean-up, Duck Race and Gala Day.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$800 from its 2025/26 Strengthening Communities Fund to Spencerville Residents Association towards the costs of the annual Spencerville River Clean-Up and Gala event.
SCF25/26_029_C BL	Linwood Avenue Community Corner Trust	Operational costs and wages.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$12,000 from its 2025/26 Strengthening Communities Fund to Linwood Avenue Community Corner Trust towards the salary for the Community Coordinator role, operational and administration costs.
SCF25/26_030_C BL	St Albans Park Sports Club Inc	Operational costs and wages.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$2,000 from its 2025/26 Strengthening Communities Fund to St Albans Park Sports Club Inc towards greenskeeper wages.
SCF25/26_031_C BL	The Pukeko Centre Incorporated	Wages.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$17,500 from its 2025/26 Strengthening Communities Fund to The Pukeko Centre Incorporated towards Salaries, Wages and Parklands @ Play.
SCF25/26_032_C BL	Smith Street Community Farm Trust	Operational costs and wages.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$15,000 from its 2025/26 Strengthening Communities Fund to Smith Street Community Farm Trust towards operation costs and garden manager wages.

SCF25/26_033_C BL	Woolston Community Library	Operational costs.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$1,000 from its 2025/26 Strengthening Communities Fund to Woolston Community Library towards the day to day administration costs of running the library.
SCF25/26_044_C BL	SuperGrans SuperSkills Otautahi Charitable Trust	Wages.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$3,000 from its 2025/26 Strengthening Communities Fund to SuperGrans SuperSkills Otautahi Charitable Trust towards the salary for the Manager role.
SCF25/26_052_C BL	Pleasant Point Yacht Club inc	Insurance and maintenance costs.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$1,000 from its 2025/26 Strengthening Communities Fund to Pleasant Point Yacht Club inc towards Rescue boat maintenance and operating costs and insurance.
SCF25/26_054_C BL	The Bridge South Brighton Trust	Operational costs and wages.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$9,000 from its 2025/26 Strengthening Communities Fund to The Bridge South Brighton Trust towards Operational costs, wages and equipment.
SCF25/26_055_C BL	North Beach Tennis Club Inc	Operational costs.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$1,800 from its 2025/26 Strengthening Communities Fund to North Beach Tennis Club Inc towards junior tennis programme costs.

SCF25/26_056_C BL	Christchurch School of Gymnastics	Wages for manager.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$3,000 from its 2025/26 Strengthening Communities Fund to Christchurch School of Gymnastics towards wages for its full time Gym for All Manager.
SCF25/26_057_C BL	Youthtown Inc	Wages for Programme Team Member based at Woolston Community Centre.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$12,000 from its 2025/26 Strengthening Communities Fund to Youthtown Inc towards the costs of the salary for the Programme Team Members based at Woolston Community Centre.
SCF25/26_058_C BL	Edgware Croquet Club Incorporated	Funds requested for lawn maintenance.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$2,000 from its 2025/26 Strengthening Communities Fund to Edgware Croquet Club Incorporated towards the operating costs for lawn maintenance.
SCF25/26_059_C BL	Avon Heathcote Estuary Ihutai Trust	The Estuary Trust are seeking funding towards wages for their restoration coordinator.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$2,000 from its 2025/26 Strengthening Communities Fund to Avon Heathcote Estuary Ihutai Trust towards wages for the Wetland Reserve Restoration Coordinator
SCF25/26_061_C BL	New Brighton Olympic Athletics Club	New Brighton Olympic Athletics Club are seeking funding for a part time summer athletics coach.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$2,000 from its 2025/26 Strengthening Communities Fund to New Brighton Olympic Athletics Club towards Coach wages.

SCF25/26_062_C BL	Parklands Toy Library Incorporated	Parklands Toy Library Incorporated is seeking funding to support the wages of a part-time librarian.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$1,500 from its 2025/26 Strengthening Communities Fund to Parklands Toy Library Incorporated towards Toy library operational costs and librarian wages.
SCF25/26_063_C BL	Tamai Sports Incorporated	Tamai Sports is seeking funding towards their operational costs.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$6,000 from its 2025/26 Strengthening Communities Fund to Tamai Sports Incorporated towards operational costs.
SCF25/26_064_C BL	Shirley Toy Library	Shirley Toy Library is seeking funding for librarian wages.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$1,500 from its 2025/26 Strengthening Communities Fund to Shirley Toy Library towards Librarian Wages.
SCF25/26_066_C BL	Dallington Residents Association	Insurance Costs and Community Newsletter.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$1,615 from its 2025/26 Strengthening Communities Fund to Dallington Residents Association towards Insurance Costs and Community Newsletter.
SCF25/26_067_C BL	Linwood Rugby League Inc	Club administrator wages.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$6,000 from its 2025/26 Strengthening Communities Fund to Linwood Rugby League Inc towards Club administrator wages.

SCF25/26_070_C BL	Burwood East Residents Association (BERA)	Meeting Room Hire, Insurance and a Community Skip Day.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$1,835 from its 2025/26 Strengthening Communities Fund to Burwood East Residents Association (BERA) towards Meeting Room Hire, Insurance and a Community Skip Day.
SCF25/26_071_C BL	The Marshland Hall Trust	Event related costs, Insurance and Signage.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$1,500 from its 2025/26 Strengthening Communities Fund to The Marshland Hall Trust towards Event related costs, Insurance and Signage.
SCF25/26_072_C BL	South Island Tau Tag Football Incorporated	Wages, volunteer recognition and referee training.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$3,500 from its 2025/26 Strengthening Communities Fund to South Island Tau Tag Football Incorporated towards wages, volunteer recognition and referee training.
SCF25/26_073_C BL	Tūhono Taonga, Tūhono Tāngata	Operational costs.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$8,000 from its 2025/26 Strengthening Communities Fund to Tūhono Taonga, Tūhono Tāngata towards Operational costs.
SCF25/26_074_C BL	Burwood Association Football Club Incorporated	This funding request is to cover a portion of the general administration costs to our club.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$1,350 from its 2025/26 Strengthening Communities Fund to Burwood Association Football Club Incorporated towards administrative and operating costs.

SCF25/26_075_C BL	PIPS - Pregnancy Infancy Parenting Support	Salaries and Wages, Volunteer recognition and Operational Costs.	<p>That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$10,000 from its 2025/26 Strengthening Communities Fund to PIPS - Pregnancy Infancy Parenting Support towards Salaries and Wages, Volunteer recognition and Operational Cost</p> <p>That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$2,000 from its 2025/26 Strengthening Communities Fund to New Brighton Silver Band towards Operational costs.</p> <p>That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$500 from its 2025/26 Strengthening Communities Fund to Kiwistyle Kickboxing New Brighton towards equipment.</p> <p>That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$2,500 from its 2025/26 Strengthening Communities Fund to New Brighton Project Inc towards Wages.</p> <p>That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$2,000 from its 2025/26 Strengthening Communities Fund to South New Brighton Tennis Club towards equipment costs.</p>
SCF25/26_076_C BL	New Brighton Silver Band	Operational costs.	
SCF25/26_077_C BL	Kiwistyle Kickboxing New Brighton	Equipment costs.	
SCF25/26_079_C BL	Predator Free NB/ Coastal Kaitiaki (umbrellered by New Brighton Project Inc)	Community wide pest control	
SCF25/26_080_C BL	South New Brighton Tennis Club	Equipment costs.	

SCF25/26_081_C BL	Woolston Park Bowling Club	Greenkeeper wages.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$1,000 from its 2025/26 Strengthening Communities Fund to Woolston Park Bowling Club towards greenkeeper wages.
SCF25/26_082_C BL	Seniornet New Brighton	Operational costs.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$2,000 from its 2025/26 Strengthening Communities Fund to Seniornet New Brighton towards Operational costs.
SCF25/26_083_C BL	Burwood Pegasus Community Watch	Operational Costs, Volunteer Recognition and Uniforms.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$4,000 from its 2025/26 Strengthening Communities Fund to Burwood Pegasus Community Watch towards Operational Costs, Volunteer Recognition and Uniforms.
SCF25/26_085_C BL	South City Youth Trust	Salaries and Wages, Equipment.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$2,000 from its 2025/26 Strengthening Communities Fund to South City Youth Trust towards Salaries and Wages, Equipment
SCF25/26_086_C BL	Parklands Christchurch United Softball Club	Funding for equipment and venue hire.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$1,000 from its 2025/26 Strengthening Communities Fund to Parklands Christchurch United Softball Club towards Equipment and Venue Hire.

SCF25/26_087_C BL	Lions Sports Community and Education Trust	Junior rugby league season.	That the Waitai Coastal- Burwood-Linwood Community Board approves a grant of \$2,000 from its 2025/26 Strengthening Communities Fund to Lions Sports Community and Education Trust towards operating costs for junior rugby league season.
SCF25/26_088_C BL	Adventure Specialties Trust	Mums on the Move programme for participants living in the East of Ōtautahi.	That the Waitai Coastal- Burwood-Linwood Community Board approves a grant of \$1,000 from its 2025/26 Strengthening Communities Fund to Adventure Specialties Trust towards the costs of delivering a Mums on the Move programme for participants living in the East of Ōtautahi.
SCF25/26_089_C BL	The Brighton Gallery Trust	The Brighton Gallery Trust is seeking funding for operational costs.	That the Waitai Coastal- Burwood-Linwood Community Board approves a grant of \$5,000 from its 2025/26 Strengthening Communities Fund to The Brighton Gallery Trust towards Operational costs.
SCF25/26_091_C BL	StitchOMat Charitable Trust	Stitch O Mat Charitable Trust is seeking funding for Operating Costs; wages and rent.	That the Waitai Coastal- Burwood-Linwood Community Board approves a grant of \$5,000 from its 2025/26 Strengthening Communities Fund to StitchOMat Charitable Trust towards Operational costs; wages and rent.
SCF25/26_092_C BL	Te Puna Oranga Incorporated	Funding towards the monthly kaumatua lunch they organise and run at Ngā Hau e Whā National Marae.	That the Waitai Coastal- Burwood-Linwood Community Board approves a grant of \$6,000 from its 2025/26 Strengthening Communities Fund to Te Puna Oranga Incorporated towards the costs of venue hire for the monthly kaumatua lunch.

SCF25/26_093_C BL	Te Waka Unua School	Connecting Community Through Culture project.	That the Waitai Coastal- Burwood-Linwood Community Board approves a grant of \$2,000 from its 2025/26 Strengthening Communities Fund to Te Waka Unua School towards costs supporting their Connecting Community Through Culture project.
SCF25/26_094_C BL	Growing New Brighton (umbrellered by New Brighton Project Inc	Rent and Equipment.	That the Waitai Coastal- Burwood-Linwood Community Board approves a grant of \$1,500 from its 2025/26 Strengthening Communities Fund to New Brighton Project Inc towards Rent and Equipment.
SCF25/26_095_C BL	Legacy Community Church	Operational costs for Youth Drop-in Centre.	That the Waitai Coastal- Burwood-Linwood Community Board approves a grant of \$9,500 from its 2025/26 Strengthening Communities Fund to Legacy Community Church towards Youth Worker Wages and operational costs for Youth Drop-in Centre.
SCF25/26_096_C BL	New Brighton Netball Club	Equipment costs.	That the Waitai Coastal- Burwood-Linwood Community Board approves a grant of \$2,000 from its 2025/26 Strengthening Communities Fund to New Brighton Netball Club towards equipment costs.
SCF25/26_097_C BL	Premiere Equipe Judo	Operating costs and volunteer recognition.	That the Waitai Coastal- Burwood-Linwood Community Board approves a grant of \$5,000 from its 2025/26 Strengthening Communities Fund to Premiere Equipe Judo towards operating costs and volunteer recognition.

SCF25/26_098_C BL	It Takes a Village Hub NZ	Funding for its Project Coordinator wages.	<p>That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$6,000 from its 2025/26 Strengthening Communities Fund to It Takes a Village Hub NZ towards Wages.</p> <p>That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$8,000 from its 2025/26 Strengthening Communities Fund to The Loft/Ki Te Tihi towards the salary for the Kaitūhono Hapori Community Connectors roles.</p> <p>That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$3,000 from its 2025/26 Strengthening Communities Fund to The Epic Sports Project NZ Charitable Trust towards salaries and wages.</p> <p>That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$2,000 from its 2025/26 Strengthening Communities Fund to Burwood Park Tennis Club towards Junior Hot Shots coaching costs.</p> <p>That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$1,800 from its 2025/26 Strengthening Communities Fund to Richmond Keas Softball Club towards venue hire for pre-season training.</p>
SCF25/26_099_C BL	The Loft/Ki Te Tihi	Kaitūhono Hapori Community Connectors roles.	
SCF25/26_100_C BL	The Epic Sports Project NZ Charitable Trust	Salaries and wages.	
SCF25/26_101_C BL	Burwood Park Tennis Club	Junior Hot Shots coaching costs.	
SCF25/26_102_C BL	Richmond Keas Softball Club	Venue hire for preseason training.	

SCF25/26_103_C BL	Christ City Church Woolston	Equipment.	<p>That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$2,000 from its 2025/26 Strengthening Communities Fund to Christ City Church Woolston towards Equipment.</p> <p>That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$2,000 from its 2025/26 Strengthening Communities Fund to Te Wero Gymnastics Club towards coach wages.</p> <p>That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$1,000 from its 2025/26 Strengthening Communities Fund to QEII Swim Club Incorporated towards coach wages.</p> <p>That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$1,000 from its 2025/26 Strengthening Communities Fund to Waimairi Beach Golf Club towards the junior golf coaching programme wages and subsidy</p> <p>That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$2,000 from its 2025/26 Strengthening Communities Fund to Shirley Tennis Club Incorporated towards coach wages.</p>
SCF25/26_104_C BL	Te Wero Gymnastics Club	Coach wages.	
SCF25/26_107_C BL	QEII Swim Club Incorporated	Coach wages.	
SCF25/26_108_C BL	Waimairi Beach Golf Club	Junior golf coaching programme wages and subsidy.	
SCF25/26_109_C BL	Shirley Tennis Club Incorporated	Coach wages.	

SCF25/26_038_C BL	Kimihia Early Learning Trust	Resources for a newly built centre.	That the Waitai Coastal-Burwood-Linwood Community Board approves a grant of \$1,000 from its 2025/26 Strengthening Communities Fund to Kimihia Early Learning Trust towards the costs of purchasing new resources for their outdoor play space.
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4. Declines the 2025-26 Strengthening Communities Fund applications outlined in the following schedule:

No	Organisation Name	Project	Recommendation
SCF25/26_006_C BL	New Brighton and Districts Museum Inc	Admin assistance project.	That the Waitai Coastal-Burwood-Linwood Community Board declines the application to its 2025/26 Strengthening Communities Fund from New Brighton and Districts Museum Inc towards the Administration assistance project.
SCF25/26_024_C BL	Coastal Spirit Football Club	Operational costs.	That the Waitai Coastal-Burwood-Linwood Community Board declines the application to its 2025/26 Strengthening Communities Fund to Coastal Spirit Football Club towards operating costs.
SCF25/26_065_C BL	The Linfield Cultural Recreational & Sports Club Inc	Tane Mahuta Wellbeing & Rugby 7's Development Initiative	That the Waitai Coastal-Burwood-Linwood Community Board declines the application to its 2025/26 Strengthening Communities Fund from The Linfield Cultural Recreational & Sports Club Inc for assistance with their new initiative.

SCF25/26_105_C BL	Rebuild Repair Respect	Linwood community safety project.	That the Waitai Coastal- Burwood-Linwood Community Board declines the application to its 2025/26 Strengthening Communities Fund from Rebuild Repair Respect towards the Linwood community safety project.
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5. Approves the transfer of the remaining balance of its 2025-26 Strengthening Communities Fund to the 2025-26 Waitai Coastal-Burwood-Linwood Discretionary Response Fund.

Kelly Barber/Alex Hewison

Carried

4. Board Projects Fund 2025-26

Community Board Resolved CCBCC/2025/00071 Officer Recommendation accepted without change

Part C

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receives the information in the Board Projects Fund 2025-26 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. Allocates \$500 from its 2025/26 Discretionary Response Fund towards Anzac Day Expenses.
4. Allocates \$8,000 from its 2025/26 Discretionary Response Fund towards Waitai Garden Pride Awards, Edible Garden Awards, End of Year Networking Function for Key Community Groups.
5. Allocates \$5,000 from its 2025/26 Discretionary Response Fund towards Koru Fund and approve the email delegation for applications up to \$500 to Alex Hewison, Tim Baker and Jackie Simons.
6. Allocates \$4,500 from its 2025/26 Discretionary Response Fund towards Summer with your Neighbours.
7. Allocates \$8,500 from its 2025/26 Discretionary Response Fund towards Youth Development Fund and approve the email delegation for applications up to \$500 to Jo Zervos, Greg Mitchell and Paul McMahon.

Greg Mitchell/Alex Hewison

Carried

5. Waitai Coastal-Burwood-Linwood 2024-25 Discretionary Response Fund Application - Kawai Rangatahi

Community Board Resolved CCBCC/2025/00072 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 - Kawai Rangatahi 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 \$3,500 from its 2025/26 Discretionary Response Fund to Kawai Rangatahi Trust towards Event Related Costs.

Jackie Simons/Celeste Donovan

Carried

6. Waitai Coastal-Burwood-Linwood 2025-26 Discretionary Response Fund Application - Youth and Cultural Development

Community Board Resolved CCBCC/2025/00073 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 2025-26 Discretionary Response Fund Application - Youth and Cultural Development 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 \$7,500 from its 2025/26 Discretionary Response Fund to Youth Cultural Development towards Costs of staging the House of Hoopz and Outdoor Movie Events.

Jackie Simons/Celeste Donovan

Carried

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 4.16pm.

CONFIRMED THIS 8th DAY OF SEPTEMBER 2025

**JACKIE SIMONS
DEPUTY CHAIRPERSON**



Christchurch
City Council



Waitai
Coastal-Burwood-Linwood Community Board
OPEN MINUTES

Date: Monday 11 August 2025
Time: 4.36 pm
Venue: Boardroom, Corner Beresford and Union Streets,
New Brighton


Present

Chairperson Jackie Simons
Members Tim Baker
Kelly Barber
Celeste Donovan
Alex Hewison
Yani Johanson
Greg Mitchell
Jo Zervos

Principal Advisor
Chris Turner-Bullock
Manager Community Governance
Tel: 941 8233
christopher.turner@ccc.govt.nz

Meeting Advisor
Cindy Sheppard
Community Board Advisor
Tel: 941 6547
cindy.sheppard@ccc.govt.nz
Website: www.ccc.govt.nz

Unconfirmed

<p>To watch meetings, live, or previous recordings, go to: https://www.youtube.com/@waitaicoastal-burwood-linw3626/streams</p> <p>To view copies of Agendas and Minutes, go to: https://www.ccc.govt.nz/the-council/meetings-agendas-and-minutes/</p>	
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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/2025/00069

That the apology from Paul McMahon for absence be accepted.

Kelly Barber/Greg Mitchell

Carried

2. Declarations of Interest Ngā Whakapuaki Aronga

Part B

Jackie Simons declared an interest in Item 12, Urban Forest Planting Plan for the Ōpawaho Heathcote River and took no part in any discussion or voting.

Alex Hewison declared an interest in item 9, Bus layover routes 5 and 135 – New Brighton and took no part in any discussions or voting.

Yani Johanson declared an interest in Item 12, Urban Forest Planting Plan for the Ōpawaho Heathcote River and took no part in any discussion or voting.

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

Part C

Community Board Resolved CCBCC/2025/00070

That the minutes of the Waitai Coastal-Burwood-Linwood Community Board meeting held on Monday, 7 July 2025 be confirmed.

Tim Baker/Greg Mitchell

Carried

4. Public Forum Te Huinga Whānui

Part B

4.1 Waitakiri School - Burwood Road School Crossing

Greta Lewis, Ruby McLeod and Leighton Scott, students from Waitakiri School addressed the Board in relation to safety concerns outside Waitakiri School when crossing Burwood Road.

After questions from members, the Chairperson thanked Greta, Ruby and Leighton for their presentation.

Part B

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Refers the issues raised in the presentation to staff for investigation and report back to the Board.

Attachments

- A Waitakiri School Presentation

4.2 Winter Fireworks

Danette Wereta, local resident, addressed the Board in relation to impacts the Winter Fireworks Events in New Brighton have on the environment, wildlife and companion animals.

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

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Refers the issues raised in the public forum presentation to staff for response.

4.3 Public Health Support for Homeless in the Red Zone

Rebecca Robin withdrew her speaking request and will now present to Council.

5. Deputations by Appointment Ngā Huinga Whakaritenga

Part B

5.1 Chelsea Street Renewal – Linwood Woolston CRAF

Zentarou Fukuhara, local resident addressed the Board in relation to item 7, Chelsea Street Renewal – Linwood Woolson CRAF.

After questions from members, the Chairperson thanked Zenta for his update.

5.2 Chelsea Street Renewal – Linwood Woolston CRAF

John Sauer, local resident did not attend the meeting.

5.3 Chelsea Street Renewal – Linwood Woolston CRAF

Dianne Downward, local resident addressed the Board in relation to item 7, Chelsea Street Renewal – Linwood Woolson CRAF.

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

Attachments

- A Dianne Downward Statement - Chelsea Street Renewal

5.6 Chelsea Street Renewal - Linwood Woolston CRAF

Ma'a Faletanoai-Evalu local resident, addressed the Board in relation to item 7, Chelsea Street Renewal – Linwood Woolston CRAF.

After questions from members, the Chairperson thanked Ma'a for his update.

5.4 Urban Forest Planting Plan for the Ōpāwaho Heathcote River

Chrissie Williams and Malcolm Long on behalf of the Ōpāwaho Heathcote River Network, addressed the Board in relation to item 12, Urban Forest Planting Plan for the Ōpāwaho Heathcote River.

After questions from members, the Chairperson thanked Chrissie and Malcolm for their update.

Attachments

- A OHRN - Urban Forest planting plan Opawaho Heathcote River

5.5 Proposed Time Restrictions: Broadpark Road

Ann Ferrall, local resident, addressed the Board in relation to item 11, Proposed Time Restrictions: Broadpark Road.

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

Attachments

- A Ann Ferral Statement - Broadpark Road

6. Presentation of Petitions Ngā Pākikitanga

Part B

There was no presentation of petitions.

7. Chelsea Street Renewal - Linwood Woolston CRAF

Council officers in attendance spoke to the accompanying report.

The Board took into consideration the deputations received (5.1, 5.3 and 5.6 above) and decided to request a workshop as per the resolution below.

Council Officers advised the Board that the decision to request a workshop may delay consideration of the item until the new electoral term.

Officer Recommendations Ngā Tūtohu

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receive the information in the Chelsea Street Renewal - Linwood Woolston CRAF 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. Revokes any previous resolutions pertaining to parking, stopping restrictions, traffic controls made pursuant to any Bylaw to the extent that they are in conflict with the parking, stopping and traffic controls restrictions described in recommendations 4 - 7 below.

4. Approves all kerb alignments, paths, buildouts, road surface treatments, traffic calming features and road markings on Chelsea Street, commencing at its intersection with Linwood Avenue and extending in a northerly direction for approximately 443 metres as detailed on plan TP366101, dated 14.07.2025, and attached to this report as Attachment A.
5. Approves all kerb alignments, paths, road surface treatments, traffic calming features and road markings on Russell Street, commencing at its intersection with Chelsea Street and extending in a north westerly direction for approximately 20 metres as detailed on plan TP366101, dated 14.07.2025, and attached to this report as Attachment A.
6. Approves all kerb alignments, paths, road surface treatments, traffic calming features and road markings on Pamela Street, commencing at its intersection with Chelsea Street and extending in a north westerly direction for approximately 14 metres as detailed on plan TP366101, dated 14.07.2025, and attached to this report as Attachment A.
7. Approves, pursuant to Clause 7 of the Christchurch City Council Traffic and Parking Bylaw 2017, and Part 21 of the Local Government Act 1974, that the stopping of vehicles be prohibited at all times as detailed on plan TP366101, dated 14.07.2025, and attached to this report as Attachment A:
 - a. On the north western side of Chelsea Street, commencing at its intersection with Linwood Avenue and extending in a north easterly direction for a distance of 13 metres.
 - b. On the north western side of Chelsea Street, commencing at a point approximately 80 metres north east of its intersection with Linwood Avenue and extending in a north easterly direction until its intersection with Cuba Street.
 - c. On the north western side of Chelsea Street, commencing at a point approximately 175 metres north east of its intersection with Linwood Avenue and extending in a north easterly direction for a distance of 11 metres.
 - d. On the north western side of Chelsea Street, commencing at a point approximately 290 metres northeast of its intersection with Linwood Avenue and extending in a north easterly direction until its intersection with Russell Street.
 - e. On the north western side of Chelsea Street, commencing at its intersection with Russell Street and extending in a north easterly direction for a distance of 26 metres.
 - f. On the north western side of Chelsea Street, commencing at a point approximately 74 metres north east of its intersection with Russell Street and extending in a north easterly direction for a distance of 20 metres.
 - g. On the north western side of Chelsea Street, commencing at its intersection with Pamela Street and extending in a north easterly direction for a distance of 14 metres.
 - h. On the south eastern side of Chelsea Street, commencing at a point approximately 2 metres south west of its intersection with Pamela Street and extending in a south westerly direction for a distance of 20 metres.
 - i. On the south eastern side of Chelsea Street, commencing at a point approximately 90 metres south west of its intersection with Pamela Street and extending in a south westerly direction for a distance of 47 metres.
 - j. On the south eastern side of Chelsea Street, commencing at a point approximately 130 metres south west of its intersection with Russell Street and extending in a south westerly direction for a distance of 11 metres.

- k. On the south eastern side of Chelsea Street, commencing at a point approximately 11 metres south west of its intersection with Cuba Street and extending in a south westerly direction for a distance of 12 metres.
 - l. On the north western side of Russell Street, commencing at its intersection with Chelsea Street and extending in a north westerly direction for a distance of 13 metres.
 - m. On the north eastern side of Russell Street, commencing at a point approximately 20 metres north west at its intersection with Chelsea Street and extending in a south easterly direction for a distance of 20 metres.
 - n. On the north western side of Pamela Street, commencing at a point approximately 14 metres north west of it intersection with Chelsea Street and extending in a south easterly direction for a distance of 14 metres.
 - o. On the north eastern side of Pamela Street, commencing at a point approximately 14 metres north west of its intersection with Chelsea Street and extending in a south easterly direction for a distance of 14 metres.
8. Approves that these resolutions 4-7 take effect when signage and/or road markings that evidence the restrictions described in the staff report are in place (or removed in the case of revocations).

Community Board Resolved CCBCC/2025/00071

That the Waitai Coastal-Burwood-Linwood Community Board let the Chelsea Street Renewal – Linwood-Woolston CRAF Report lay on the table until a workshop is held with the Community Board and Transport Staff to discuss changes to the plan based on submitters feedback and deputations received on 11 August 2025, specifically in regards to the narrowing of the intersections, speed humps, cycling infrastructure and the widening of paths.

Yani Johanson/Greg Mitchell

Carried

8. Grant of Electricity Easement over Linwood Park

Community Board Resolved CCBCC/2025/00072 Original Officer Recommendation accepted without change

Part C

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receives the information in the Grant of Electricity Easement over Linwood Park 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, pursuant to Section 48(1) of the Reserves Act 1977, the granting of an electricity easement in favour of Orion New Zealand Limited over part of Linwood Park, legally described as Part Rural Section 437, held in Record of Title CB188/155 as shown "A" and highlighted yellow on the plan attached to this report.
4. Notes that the above approval is subject to Minister of Conservation consent, delegated to the Council's Chief Executive under the Instrument of Delegation for Territorial Authorities dated 12 June 2013, and supports that delegation being exercised.

5. Delegates authority to the Manager Property Consultancy to finalise negotiations and sign all necessary easement documentation.

Kelly Barber/Tim Baker

Carried

9. Bus layover for bus routes 5 and 135 - New Brighton

Council and Environment Canterbury Officers in attendance spoke to the accompanying report.

The Board requested further advice as per the resolution below.

Officer Recommendations Ngā Tūtohu

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receives the information in the Bus layover for bus routes 5 and 135 - New Brighton 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.

Option 1 – Preferred option: Formalisation of current bus layover (Attachment A)

3. Pursuant to Clause 7 of the Christchurch City Council Traffic and Parking Bylaw 2017
 - a. Approves that a bus stop be installed on the median of Oram Avenue commencing at a point 13 metres north of its intersection with Hood Street and extending in a northerly direction for a distance of 74 metres.
4. Approves that any previous resolutions pertaining to parking and stopping restrictions made pursuant to any bylaw to the extent that they conflict with the parking and stopping restrictions described in clauses 3 above are revoked.
5. Approves that these resolutions, described in clauses 3 above, take effect when parking signage and/or road markings that evidence the restrictions described in the staff report are in place (or removed in the case of revocations).

Community Board Resolved CCBCC/2025/00073

That the Waitai Coastal-Burwood-Linwood Community Board let the Bus layover for bus routes 5 and 135 – New Brighton report lay on the table and request staff provide advice on a long term bus layover solution for New Brighton, including Marine Parade, Hawke Street and other viable sites, and to explore options for Council to purchase or repurpose land for a permanent layover or bus interchange.

Celeste Donovan/Kelly Barber

Carried

10. Bus stop upgrades on Estuary Road near Bridge Street

Community Board Resolved CCBCC/2025/00074 Original Officer Recommendation accepted without change

Part C

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receives the information in the Bus stop upgrades on Estuary Road near Bridge Street 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. Revokes any previous resolutions pertaining to parking or stopping restrictions and traffic controls made pursuant to any bylaw to the extent that they conflict with the parking or stopping restrictions and traffic controls described in resolutions 4 to 6 below.

Bus stop 26557 – Relocated from outside 51 Bridge Street on Estuary Road to outside 85 and 91 Estuary Road (Agenda Attachment A)

4. Pursuant to Clause 7 of the Christchurch City Council Traffic and Parking Bylaw 2017:
 - a. Approves that the stopping of all vehicles be prohibited at any time, on the east side of Estuary Road commencing at a point 57 metres north of its intersection with Bridge Street and extending in a southerly direction for a distance of 8 metres.
 - b. Approves that a bus stop be installed on the east side of Estuary Road commencing at a point 49 metres north of its intersection with Bridge Street and extending in a southerly direction for a distance of 14 metres.
 - c. Approves that the stopping of all vehicles be prohibited at any time, on the east side of Estuary Road commencing at a point 35 metres north of its intersection with Bridge Street and extending in a southerly direction for a distance of 4 metres.
 - d. Approves that a bus stop on the east side of Estuary Road commencing at a point 25 metres south of its intersection with Bridge Street and extending in a southerly direction for a distance of 16 metres be revoked.
 - e. Approves that the stopping of all vehicles be prohibited at any time, on the east side of Estuary Road commencing at a point 25 metres south of its intersection with Bridge Street and extending in a southerly direction for a distance of 6 metres.
5. Pursuant to Section 339(1) of the Local Government Act 1974:
 - a. Approves that a bus passenger shelter on the east side of Estuary Road commencing at a point 26 metres south of its intersection with Bridge Street and extending in a southerly direction for a distance of approximately 3.6 metres be revoked.
6. Approves that directional and warning tactile pavers and bus stop sign are installed at the above bus stop, as shown in Agenda **Attachment A**.
7. Approves that these resolutions, described in clauses 4 to 6 above, take effect when traffic controls or parking signage and/or road markings that evidence the restrictions described in the staff report are in place (or removed in the case of revocations).

Tim Baker/Celeste Donovan

Carried

Jo Zervos requested that her vote against the above decision be recorded.

The meeting adjourned at 6.08pm and reconvened at 6.14pm.

11. Proposed Time Restrictions: Broadpark Road

Council Officers in attendance spoke to the accompanying report.

The Board took into consideration the deputation received at 5.5 above.

Officer Recommendations Ngā Tūtohu

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receives the information in the Proposed Time Restrictions: Broadpark Road 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. Agrees to implement the current trial of overnight parking restrictions (10pm-7am) as permanent parking restrictions on the 20 angled parks opposite 1-5 Broadpark Road
4. Revokes any previous resolutions pertaining to traffic controls made pursuant to any bylaw to the extent that they are in conflict with the parking or stopping restrictions described in 4 below.
5. Approves that, in accordance with clause 7 of the Christchurch City Council Traffic and Parking Bylaw 2017, the stopping of all vehicles be prohibited from 10pm-7am Monday through Sunday, applied to the angled parking on the east side of Broadpark Road in line with 1-5. The parking restrictions at Broadpark Road as shown on the plan in **Attachment A**.

Community Board Resolved CCBCC/2025/00075

Part C

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receives the information in the Proposed Time Restrictions: Broadpark Road 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. Agrees to implement the current trial of overnight parking restrictions (10pm-7am) as permanent parking restrictions on the 20 angled parks opposite 1-5 Broadpark Road
4. Revokes any previous resolutions pertaining to traffic controls made pursuant to any bylaw to the extent that they are in conflict with the parking or stopping restrictions described in 4 below.
5. Approves that, in accordance with clause 7 of the Christchurch City Council Traffic and Parking Bylaw 2017, the stopping of all vehicles be prohibited from 10pm-7am Monday through Sunday, applied to the angled parking on the east side of Broadpark Road in line with 1-5. The parking restrictions at Broadpark Road as shown on the plan in Agenda **Attachment A**.
6. Request staff to consult with the affected community and stakeholders on proposed options to extend the parking restrictions of the angled carparks along Broadpark Road down to Larnach Street and to report back to the Board prior to the end of the year if possible.

Celeste Donovan/Jo Zervos

Carried

The meeting adjourned at 6.25pm and reconvened at 6.34pm.

Kelly Barber assumed the Chair for consideration of item 12.

12. Urban Forest Planting Plan for the Ōpawaho Heathcote River

Community Board Resolved CCBCC/2025/00076 Original Officer Recommendation accepted without change

Part C

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receives the information in the Urban Forest Planting Plan for the Ōpawaho Heathcote River 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 updated Urban Forest Planting Plan and Guidelines June 2025 from Area 18 (Clarendon Terrace/ Richardson Terrace) to Area 23 (The Cut) along the Ōpāwaho Heathcote River in **Attachment B** of the Agenda report.

Tim Baker/Alex Hewison

Carried

Jackie Simons resumed the Chair.

13. Urban Forest Tree Planting Plan for Woolston Park

Community Board Resolved CCBCC/2025/00077 Original Officer Recommendation accepted without change

Part C

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receives the information in the Urban Forest Tree Planting Plan for Woolston Park 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 planting of trees within Woolston Park in alignment with the planting plan attached to the report in the agenda.

Tim Baker/Yani Johanson

Carried

14. North Beach Surf Life Saving Club- approval for new build and lease

Community Board Resolved CCBCC/2025/00078 Original Officer Recommendation accepted without change

Part C

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receives the information in the North Beach Surf Life Saving Club- approval for new build and lease Report.
2. Approve the demolition of the existing clubrooms and storage shed as shown in **Attachment A** of the agenda report.
3. Approve the re-build of the club rooms and storage shed in accordance with the plans shown in **Attachment A** of the agenda report.
4. Grant a ground lease to North Beach Surf Lifesaving Club pursuant to the Local Government Act 2002, for a lease period of 35 years including renewals for an area of approximately 1,106sqm of North Beach Park being part of RS37190, as shown on the plan described in **Attachment B** of the Agenda report.
5. Notes that approval is subject to the North Beach Surf Life Saving Club meeting all regulatory requirements including the Building Act 1991 and the Resource Management Act 1991.
6. 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.
7. 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 approving final design, completing negotiations and administering the terms and conditions of the new lease.

Jo Zervos/Alex Hewison

Carried

15. Waitai Coastal-Burwood-Linwood Community Board Area Report - August 2025

Community Board Resolved CCBCC/2025/00079 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 - August 2025.

Tim Baker/Alex Hewison

Carried

16. Elected Members’ Information Exchange Te Whakawhiti Whakaaro o Te Kāhui Amorangi

Part B

Members exchanged information on matters of mutual interest:

- Village Green Project Update.

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!
---	--

Meeting concluded at 6.45pm.

CONFIRMED THIS 8TH DAY OF SEPTEMBER 2025

JACKIE SIMONS
DEPUTY CHAIRPERSON

7. Correspondence

Reference Te Tohutoro: 25/1638981
Responsible Officer(s) Te Pou Matua: Cindy Sheppard, Community Board Advisor
Accountable ELT Member Pouwhakarae: Andrew Rutledge, General Manager Citizens and Community

1. Purpose of Report Te Pūtake Pūrongo

Correspondence has been received from:


Name	Subject
Jack Reece and Max Hagger	Avon Stormwater Management

2. Officer Recommendations Ngā Tūtohu

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receives the correspondence from Jack Reece and Max Hagger, including their petition in relation to Avon River Stormwater Management and refer to staff for investigation and response.

Attachments Ngā Tāpirihanga

No.	Title	Reference	Page
A 	Jack Reece and Max Hagger - Avon Stormwater Management	25/1639181	42

Re: Proposal to Address Storm Water management in the Avon River in Eastern Christchurch

Dear Waitai Coastal-Burwood-Linwood Community Board,

We are students from Shirley Boys High School, writing to formally request that the Christchurch City Council review and strengthen its **Stormwater Management Plan for the Avon River** to better address the issue of rubbish and pollutants entering the river.

The issue: We are writing to formally request that the Christchurch City Council review and strengthen its **Stormwater Management Plan for the Avon River** to better address the issue of rubbish and pollutants entering the river.

The current Stormwater Management Plan aims to improve water quality and protect the health of the river. However, given the ongoing pollution, we believe the plan needs stronger preventative measures, more frequent monitoring, and targeted community engagement in high-risk areas.

We have been out, door knocking in the community, and have sent out forms on Facebook groups to get more information on what some of the residents think of this issue. They largely agreed that more action was needed in fixing the drains, and the current situation is still a big problem.

Proposed action:

- Increase litter traps and stormwater filtration systems along key entry points.
- Fund more regular riverbank clean-ups in partnership with local groups and schools.

Supporting information:

This includes responses from our google form, and our paper petition that was signed by locals when going out, door knocking.

We would appreciate for this proposal to be considered and potentially raise it to other staff.

Yours sincerely,
Jack Reece, Max Hagger

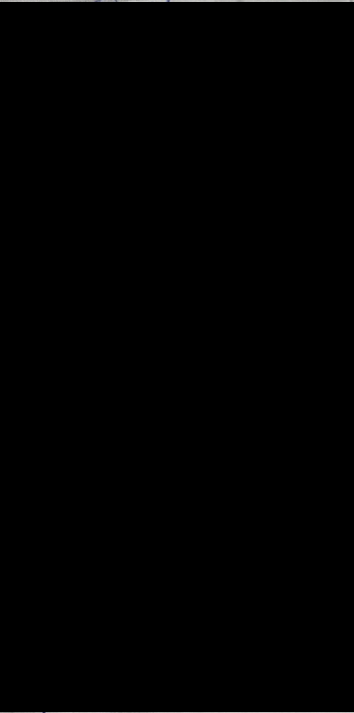
SIGN THE PETITION

Rubbish entering the Avon River through stormwater drains is polluting the water and damaging the environment. We are asking the Christchurch City Council to strengthen its Stormwater Management Plan by improving drain filtration, increasing public education, and enforcing litter prevention near stormwater inlets. Cleaner stormwater means a healthier river and better for the community.

Reason for Petition:

Petition Forwarded to: Christchurch City Council

WE, THE UNDERSIGNED, ARE CONCERNED CITIZENS WHO WISH TO STAND IN SUPPORT OF THIS PETITION.

NAME	SIGNATURE
Stacey Tritt	
OPEN ROBOTS.	
Karin Williams	
Irina Pechykontseva	
Colin Park	
Dyandra Hazel	
Blair Anderson	
RICHARD HAMPTON	
Kate Nicholls.	
Thomas Knights	
Melina Tenekefu	
Angie Faldut	
Amanda Gudgeon	
Pip Nolan	

Petition Forwarded to: Christchurch City Council

WE, THE UNDERSIGNED, ARE CONCERNED CITIZENS WHO WISH TO STAND IN SUPPORT OF THIS PETITION.

NAME	SIGNATURE
Stacey Tritt	
OPEN ROBERTS.	
Karin Williams	
Irina Peckhontseva	
Colin Park	
Dyandra Hazel	
Blair Anderson	
RICHARD HAMPTON	
Kate Nicholls.	
Thomas Knights	
Melina Tukalo	
Angie Faldut	
Amanda Gudgeon	
Pip Nolan	

Timestamp	Name	Email (Optional)	What Suburb or Area do you live in?	Do you support this petition for improving Christchurch City Council's stormwater management plan to reduce rubbish entering the Avon River?	Why did you support or oppose this proposal? (Optional)
11/08/2025 19:55:06	Hayley Guglietta		Richmond	Yes	I am the Network manager for the Avon otakaro network and we have a project cleaning the river with our boat and we sort what we get out to help tell the council where the rubbish is coming from so we can put in portable booms in the trouble areas. But we also want to use this data to encourage people to pick up rubbish from outside their properties.
11/08/2025 21:59:12	Michael Bennett		Kaiapoi	Yes	Because I grew up here and want to see a change to the beautiful river that runs through our city Ōtautahi
11/08/2025 23:35:37	Hinetu Tahapehi		Aranui	Yes	I support This proposal
12/08/2025 06:17:37	Dale		Aranui	Yes	Because as kaitiaki of our riverways,vwe need to ensure we are looking after this taonga for future generations
12/08/2025 09:40:30	Meredith Anderson		St Albans	Yes	I grew up in Dallington near the river and biked along it many times over the last 40 years to New Brighton and South Brighton. This river is a treasure and of huge importance to the people of Christchurch and beyond. I believe that it is vitally important that the health of this wonderful river needs to be well maintained for the environment, both in and around it.
12/08/2025 21:11:20	Justice		St Albans	Yes	
12/08/2025 21:30:58	Julia		Woolsten	Yes	I use the Avon for recreation and the water is very dirty. Storm water filtration is one of many ways to improve the water quality.

12/08/2025 22:36:55	Helen Macdonald		Dallington	Yes	100% support.. we want a cleaner river
12/08/2025 22:43:59	Anël du Preez		St Albans	Yes	
12/08/2025 23:24:21	Dianne Archie		Linwood North	Yes	
13/08/2025 07:40:59	Sara Wooster		Bryndr w	Yes	Our water and wildlife is essential
13/08/2025 08:29:24	Joshua Broadhurst		Heathcote	Yes	<p>I support this proposal because the health of the Ōtākaro/Avon is inseparable from the health of Ōtautahi's people, wildlife, and future. Urbanisation has sped up stormwater flows, carrying zinc, copper, E. coli, and litter straight into the river. This harms sensitive species, degrades habitat, and reduces the water quality we all depend on.</p> <p>Protecting the river is not just about cleaner water today, it's about ensuring that future generations inherit a living system that can still sustain them. All inhabitants, human and more-than-human, have a right to thrive here. Acting now strengthens our role as kaitiaki, restoring balance so that the river and the community can flourish together.</p>
13/08/2025 10:56:14	Catherine van der Meulen		Merivale	Yes	Our rivers are our life line in climate adaptations, we need them to freely flow
13/08/2025 11:47:10	Dave		St Albans	Yes	To keep rubbish out of our waterways
13/08/2025 13:37:57	Julie Peek		Dallington	Yes	To protect our waterways & keep our clean green city

13/08/2025 19:16:53	Eleanor Brown		Avonside	No	The statement to support the petition is too broad, which unfortunately leads the author(s) to make sweeping statements. Can I suggest that the author(s) discuss this matter with their subject teacher in order to be more specific about concerns, and to include supporting evidence to back this up.
13/08/2025 21:14:30	Emma		New Brighton	Yes	The river is a mess. Wouldn't it be nice to be able to swim in it and enjoy more recreational activities without the risk of sickness?
13/08/2025 22:06:50	Julie Rasmussen		Cashmere	Yes	Support

8. Briefings

Reference Te Tohutoro: 24/2271183
Responsible Officer(s) Te Pou Matua: Cindy Sheppard, Community Board Advisor
Accountable ELT Member Pouwhakarae: Andrew Rutledge, General Manager Citizens and Community

1. Purpose of Report Te Pūtake Pūrongo

The Board will be briefed on the following:

Subject	Presenter(s)	Unit/Organisation
Wastewater Treatment Plant	Adam Twose	Three Waters

*Note: This briefing will not include an update on the progress on the Activated Sludge Project or the Raranga Te Rawhiti Weaving the East Project.

2. Staff Recommendations / Ngā Tūtohu

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Notes the information supplied during the Briefings.

Attachments Ngā Tāpirihanga

There are no attachments for this report.

9. Commercial Recreation Opportunity - QEII Park - Five Under Par - Lease Update

Reference Te Tohutoro: 24/1771094

Responsible Officer(s) Te Pou Matua: Kathy Jarden, Team Leader Leasing Consultancy

Accountable ELT Member Pouwhakarae: Anne Columbus, General Manager Corporate Services/Chief People Officer

1. Purpose and Origin of the Report Te Pūtake Pūrongo

- 1.1 The purpose of this report is to update the Community Board following the 12 September 2022 decision to grant an Agreement to Lease and Deed of Lease to Five Under Par Limited and to approve the design for the establishment of a multi-sport training and entertainment complex located at QEII Park in the former location of the Ascot Golf driving range.

- 1.2 The report is staff generated to satisfy the resolution made by the Community Board:

Community Board Resolved CBCB/2022/00055 Original Officer Recommendation accepted without change

Part C

That the Waitai Coastal-Burwood Community Board:

1. *Subject to Mana Whenua consultation and support of the proposal through Mahaanui Kurataiao Ltd, agrees to grant an Agreement to Grant a Lease to Five Under Par Limited, and Deed of Lease for the establishment of a multi-sport training and entertainment complex located at QEII Park for a period of up to 35 years including renewals, subject to the terms and conditions outlined in this report.*
2. *Notes that if Mahaanui Kurataiao Ltd. have concerns regarding the commercial proposal, officers will report back to the Community Board for further decision making.*
3. *Subject to resolution 1 above, requests the Manager Property Consultancy take all necessary steps to negotiate, agree and enter into all necessary lease documentation on behalf of the Council, as he shall consider necessary or desirable, to give effect to the resolution and consistent with the key commercial terms contained in this report subject to his satisfaction that:*
 - a. *Funding has been secured by Five Under Par Limited and is satisfactory to the Council within an acceptable timeframe.*
 - b. *Revised plans have been presented, and approved by the Head of Parks, showing that the proposed facilities are not outside of the permitted area in the QEII Master Plan area.*
4. *Approves the project to move into concept design stage and final design plans be brought back to the Waitai Coastal-Burwood Community Board for final sign-off as landlord.*

- 1.3 This report addresses the matters of the resolution being:

- 1.3.1 Development boundary consistent with the QEII Master Plan
- 1.3.2 Funding
- 1.3.3 Concept Plans

2. Officer Recommendations Ngā Tūtohu

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receive the information in the Commercial Recreation Opportunity - QEII Park - Five Under Par - Lease Update Report.
2. Notes that:
 - a. The decision in this report is assessed as low significance based on the Christchurch City Council's Significance and Engagement Policy.
 - b. The Head of Parks confirms that the proposed development of a shop/café, event space, golf simulator and driving range with associated carparking and landscaping is within the area allocated in the QEII Master Plan.
 - c. Any future year expansion plans to develop ancillary activities e.g. the mini putt golf course and sack slide would require the use of land outside the area allocated in the QEII Master Plan and therefore the subject of a separate process and decision.
 - d. Five Under Par Limited has provided sufficient financial information including funding arrangements for the development to satisfy the Manager Property Consultancy that there are no concerns in proceeding.
3. Approves, as landlord, the final design plans for a shop/café, event space, golf simulator and driving range with associated carparking and landscaping for the Five Under Par Limited development at QEII Park depicted in agenda Attachment A.
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 and administering the terms and conditions of the new lease.

3. Executive Summary Te Whakarāpopoto Matua

- 3.1 The QEII Master Plan Hearings Panel and the Council reserved the southwest corner of the park for a two-year period for the investigation of commercial opportunities. That resulted in an Expression of Interest process followed by a Request for Proposal being carried out.
- 3.2 Five Under Par Limited was the successful respondent.

The proposal had merit but insufficient detail to support an unconditional recommendation that the Council enter into a lease with the respondent, and it was recommended that Council enter into an Agreement to Grant a Lease so that the respondent had a degree of certainty enabling the commitment of further time and resources to investigate funding opportunities and commercial viability to proceed with the development.
- 3.3 An extension was provided to the Respondent to arrange financing and finalise design and build plans.
- 3.4 The Manager Property Consultancy has reviewed the financial forecasts and budgets and is satisfied that the proposal is commercially viable.
- 3.5 The proposed development of a shop/café, event space, golf simulator and driving range with associated carparking and landscaping has been confirmed to sit within the land set aside in the QEII Master Plan.
- 3.6 The original response to the RFP included ancillary activities e.g. the mini putt golf course and sack slide. Due to design and safety issues these cannot be accommodated within the lease

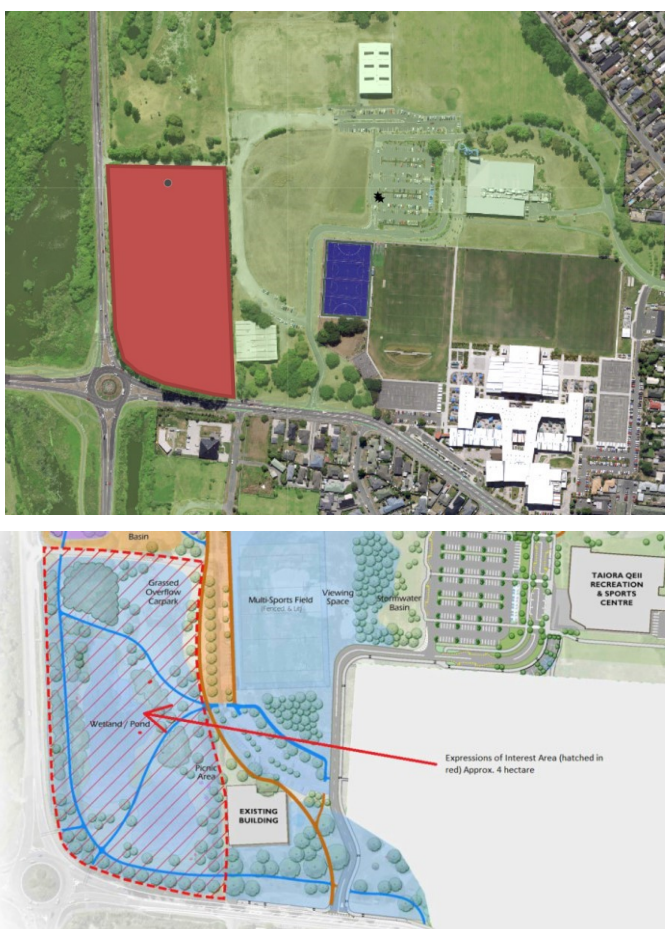
area defined in the QEII Master Plan. They remain an aspiration for Five Under Par Limited and at some stage in the next couple of years may become the subject of a separate process and decision.

- 3.7 The terms of the Agreement to Grant a Lease and the Deed of Lease have been in negotiation and are now ready to be formalised.

4. Background/Context Te Horopaki

4.1 QEII Master Plan Area

- 4.1.1 The Request for Proposal showed part of the development being outside of the QEII Master Plan area available. The Respondent was asked to present new plans showing the development within the area specified in the RFP as shown below:



- 4.1.2 The concept plans have been redesigned, and the Head of Parks confirms that the development as shown in **Attachment A** is not outside the permitted area.

4.2 Final Plan Approval

- 4.2.1 These updated plans provide for a shop/café event space, golf simulator and driving range with associated carparking and landscaping, refer to **Attachment A**.
- 4.2.2 The development will be built in stages with the first stage being the Driving Range and ancillary facilities including an equipment storage shed as shown on the plan.
- 4.2.3 The Respondent has provided detailed plans (**Attachment A**) showing how the golf simulator and coaching and club fitting area will be laid out internally alongside a café/refreshment area. The design enables both group and individual coaching to take

place simultaneously, with appropriate space for equipment such as tripods and golf bags without compromising health and safety requirements. The Respondent is partnering with a local golf professional to deliver coaching programmes, including hosting international students who will train at the range and play courses throughout Canterbury. In the future, the space will also accommodate a golf simulator (Stage 2), offering players the opportunity to experience international courses in a virtual environment, along with interactive and family-friendly games designed to make the facility accessible, engaging, and fun for a wide audience.

- 4.2.4 Five Under Par Limited still have strategic vision to develop a further stage including a mini-putt golf course and sack slide, refer **Attachment B**. This will depend on the successful delivery and operation of the current development proposal. This further development would require land on the other side of Robin Tait Drive as originally proposed in the RFP response and would therefore require a separate consideration and decision at a future date. This is mutually exclusive to the current proposal and decision.
- 4.2.5 In presenting the final building plans, the Respondent has indicated that the design needed to be pushed out to accommodate car parking and the space utilised for the driving range to ensure room for the outfield/landing area.
- 4.2.6 Most golf driving ranges are 180-275 metres long from the teeing area to the far end of the outfield. Shorter urban ranges may be closer due to space limitations with full length ranges approximately 229-274 metres so players can use drivers without exceeding the boundary. In enclosed or netted ranges, the physical length can be shorter because nets can safely stop long shots. For safety and design, the width is also important to allow for shot dispersion (approximately 91-137 metres wide).
- 4.2.7 The outfield or landing area for the golf balls will be covered in astro turf as it offers a practical advantage for ball retrieval because the uniform, short, and consistent surface makes golf balls highly visible against the contrasting colour. On natural grass, balls can become partially embedded in divots, hidden in longer patches, or obscured by uneven growth, clippings, or debris, making collection slower and more labour-intensive. Astro turf also avoids muddy or worn patches that can bury or discolour balls, enabling faster, more efficient use of automated or manual collection equipment. This efficiency reduces staff time, machinery fuel use, and wear on collection equipment.
- 4.2.8 The Respondent has advised that the proposed mini putt golf area cannot be developed within the current lease site due to the space required for the driving range and associated safety measures. With modern range technology, including two levels of hitting bays, safety netting, GPS ball tracking, and boundary netting, the available site area is not large enough to safely accommodate both the driving range and a mini golf facility. Special range balls will be used which are flight restricted to limit carry distance while maintaining the feel of a standard ball, however safety requirements still prevent mini golf being incorporated into the leased site footprint.
- 4.2.9 The Respondent has developed a lighting plan to demonstrate the proposed layout of floodlighting for the driving range and associated facilities. The plan has been designed to ensure appropriate illumination for evening use while minimising potential effects on neighbouring properties and the wider park environment. Any lighting impacts, including brightness, spill, and operating hours, will be fully addressed through the resource consent process, which will require compliance with district plan standards and assessment of potential effects on amenity and ecology. This approach ensures the

facility is functional and safe for users, while managing any adverse effects through regulatory oversight. Refer to **Attachment C**.

Options Considered Ngā Kōwhiringa Whaiwhakaaro

4.3 The following reasonably practicable options were considered and are assessed in this report:

- 4.3.1 **Option 1 - Approve the Design Concept as Submitted** – the Community Board approves the full design concept, including the golf driving range, café, retail shop, training facilities, noting that the Respondent has secured funding and met all other conditions to the satisfaction of the Manager Property Consultancy.
- 4.3.2 **Option 2 – Approve the Design Concept with Conditions** – the Community Board approves the design concept subject to specific conditions being met prior to construction. Such conditions could include further landscaping or traffic management measures, staged implementation milestones, or additional environmental mitigations.

4.4 The following options were considered but ruled out:

- 4.4.1 Decline Approval of the Design Concept
- This was ruled out as the Respondent has now met all conditions set by the Council, including securing funding and presenting plans that comply with the QEII Master Plan requirements. Declining approval would cause unnecessary delays, risk the viability of the project, and damage relationships with the Respondent and other stakeholders. It would also represent a missed opportunity to deliver a recreational facility that has community support and aligns with Council's strategic objectives.

Options Descriptions Ngā Kōwhiringa

4.5 **Preferred Option 1:** Approve the Design Concept as Submitted

4.5.1 **Option 1 Description:** The Community Board approves the full design concept.

4.5.2 Option Advantages

- Supports and progresses the intentions of the QEII Master Plan and the process to date.
- Provides clarity and support for the Respondent to proceed.
- Allows the Respondent to apply for building and resource consents which will address issues such as drainage, traffic management and landscaping.
- Allows construction to commence without delay, as funding and lease arrangements are in place.
- Demonstrates the Council's support for innovative and financially viable recreational developments.

4.5.3 Option Disadvantages

- Does not provide for additional conditions set by the Community Board that might address unforeseen operational or community impacts prior to construction.

4.6 **Option 2 Description:** The Community Board approves the design concept with Conditions.

4.6.1 Option Advantages

- Maintains forward momentum on the project while providing additional safeguards.
- Allows the Community Board to address any outstanding operational or amenity concerns.

4.6.2 Option Disadvantages

- May delay the start of construction while conditions are addressed.
- Could increase project costs of complexity for the Respondent.

Analysis Criteria Ngā Paearu Wetekina

- 4.7 The analysis considered the need to provide clarity for the Respondent, maintain momentum on the development, and ensure community and environmental considerations are appropriate addressed.
- 4.8 **Option 1** offers the most direct pathway to implementation, now that funding has been secured and lease documentation is ready. It eliminates uncertainty and allows the project to proceed without additional procedural steps.
- 4.9 **Option 2** provides an additional layer of oversight by incorporating specific pre-construction conditions, which may better address residual risks or community feedback. However, it introduces potential delays and additional requirements for the Respondent as well as a duplication of the regulatory and consenting processes.
- 4.10 Both options represent practicable pathways to achieving the intended recreational and economic benefits of the project, with the preferred option being **Option 1** due to its efficiency and the readiness of the project to proceed.

5. Financial Implications Ngā Hīraunga Rauemi

Capex/Opex Ngā Utu Whakahaere

	Recommended Option Option 1	Option 2
Cost to Implement	No cost to Council	No cost to Council
Maintenance/Ongoing Costs	Tenant expenses	Tenant expenses
Funding Source	Tenant sourced	Tenant sourced
Funding Availability	Nil	Nil
Impact on Rates	Nil	Nil

6. Considerations Ngā Whai Whakaaro

Risks and Mitigations Ngā Mōrearea me ngā Whakamātautau

- 6.1 The risk in approving the design plan and subsequent construction is that the respondent may face delays with obtaining the necessary building and resource consents. This is mitigated in the lease agreement to ensure that timeframes are adhered to and any request for an extension to those timeframes would need to be approved by the Manager Property Consultancy.

Legal Considerations Ngā Hiraunga ā-Ture

6.2 Statutory and/or delegated authority to undertake proposals in the report:

6.2.1 The Community Board has the following delegations:

- To grant leases or licences for a maximum term of 35 years less one day to any person or body over parks, and to authorise staff to sign all required documentation.
- Authority to give (or decline) consent as landlord to any matter or request made by tenants/licensees under leases or licences of parks to other parties, and to authorise staff to sign all required documentation.
- The Community Board in resolution CBCB/2022/00055, restated in paragraph 1.2 of this report, requested the Manager Property Consultancy conclude the matters to finalise the lease.

6.3 Other Legal Implications:

There is no legal context, issue, or implication relevant to this decision. The concluded matter will be documented in a Deed of Lease which has been prepared by the Council's legal team.

Strategy and Policy Considerations Te Whai Kaupapa here

6.4 The required decision:

6.4.1 Aligns with the [Christchurch City Council's Strategic Framework](#).

6.4.2 Is assessed as low significance based on the Christchurch City Council's Significance and Engagement Policy. The level of significance was determined by assessing that the possible outcomes of the recommended decisions have minimum impact on surrounding properties, the environment and the local community.

6.4.3 Is consistent with Council's Plans and Policies.

6.5 This report supports the [Council's Long Term Plan \(2024 - 2034\)](#):

6.6 Citizens and communities

6.6.1 Activity: Recreation, Sports, Community Arts and Events

- Level of Service: 7.0.3.1 Support citizen and partner organisations to develop, promote and deliver recreation and sport in Christchurch - 4,000 hours of staff support provided per annum.

Community Impacts and Views Ngā Mariu ā-Hāpori

6.7 Previous consultation was carried out with the Draft QEII Park Master Plan in 2018 which identified an area at QEII Park to be investigated for commercial purposes. Given this the public nature of the RFP process and the fact there is no unmet statutory requirement, further public consultation on the proposed lease is not required.

6.8 The decision affects the following wards/Community Board areas:

6.8.1 Waitai Coastal-Burwood-Linwood Community Board.

6.9 The Community Board view is supportive of this development (refer to previous 2022 decision).

Impact on Mana Whenua Ngā Whai Take Mana Whenua

- 6.10 The decision (to approve the design plans) does not involve a significant decision in relation to ancestral land, a body of water or other elements of intrinsic value, therefore this decision does not specifically impact Mana Whenua, their culture, and traditions.
- 6.11 The decision does not involve a matter of interest to Mana Whenua and will not impact on our agreed partnership priorities with Ngā Papatipu Rūnanga.
- 6.12 There were no concerns raised by Manaanui (MKT) at the time of consultation to develop the site. They confirmed that there was no need for MKT to provide advice or seek further engagement from Rūnanga and no concerns with pursuing the granting of a lease for the development.




Climate Change Impact Considerations Ngā Whai Whakaaro mā te Āhuarangi

- 6.15 The proposals in this report are unlikely to contribute significantly to adaptation to the impacts of climate change or emissions reductions.
- 6.16 The construction of the built facilities presented will not add material amounts of greenhouse gases and sympathetic landscaping and plantings will enhance the surrounding environment.

7. Next Steps Ngā Mahinga ā-muri

- 7.1 Notification to respondent that concept plans are approved and confirmation of finances meets Council's satisfaction.
- 7.2 Finalise Deed of Lease.
- 7.3 Respondent to apply for building and resource consents and commence construction.

Attachments Ngā Tāpirihanga

No.	Title	Reference	Page
A 	Five Under Par - Developed Design	25/1665919	59
B 	Five Under Par - Mini Golf Outside RFP Development Area	25/1665925	64
C 	Five Under Par - Lighting Plan	25/1665937	65

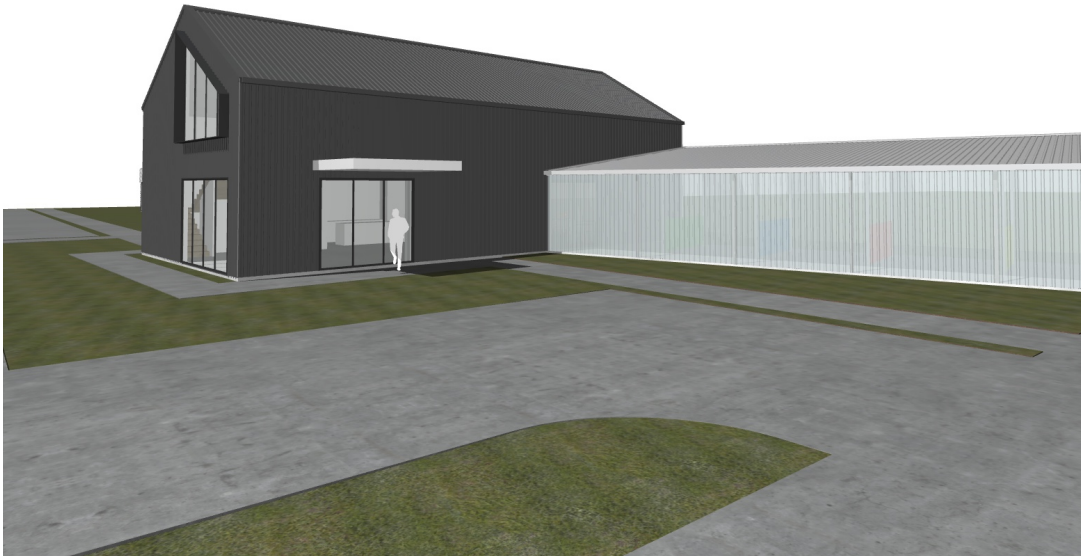
In addition to the attached documents, the following background information is available:

Document Name - Location / File Link
Not applicable

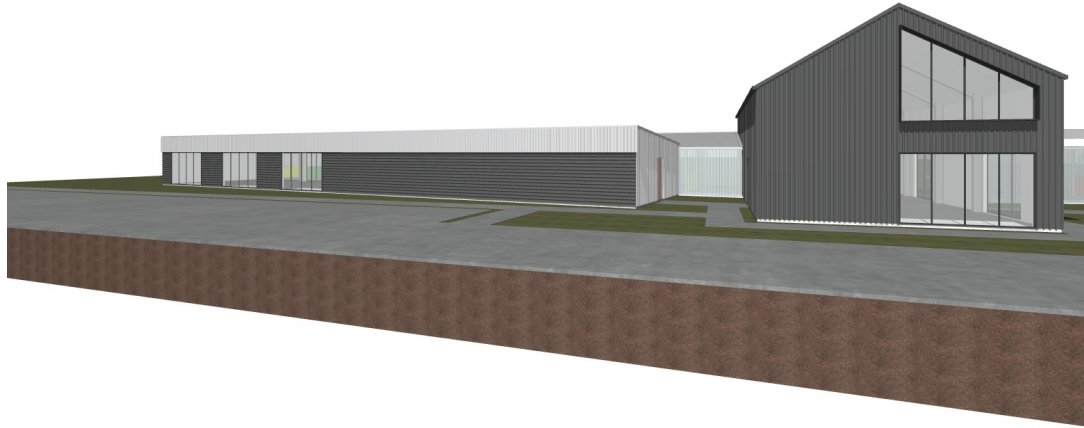
Signatories Ngā Kaiwaitohu

Author	Kathy Jarden - Team Leader Leasing Consultancy
Approved By	Angus Smith - Manager Property Consultancy Bruce Rendall - Head of Facilities & Property

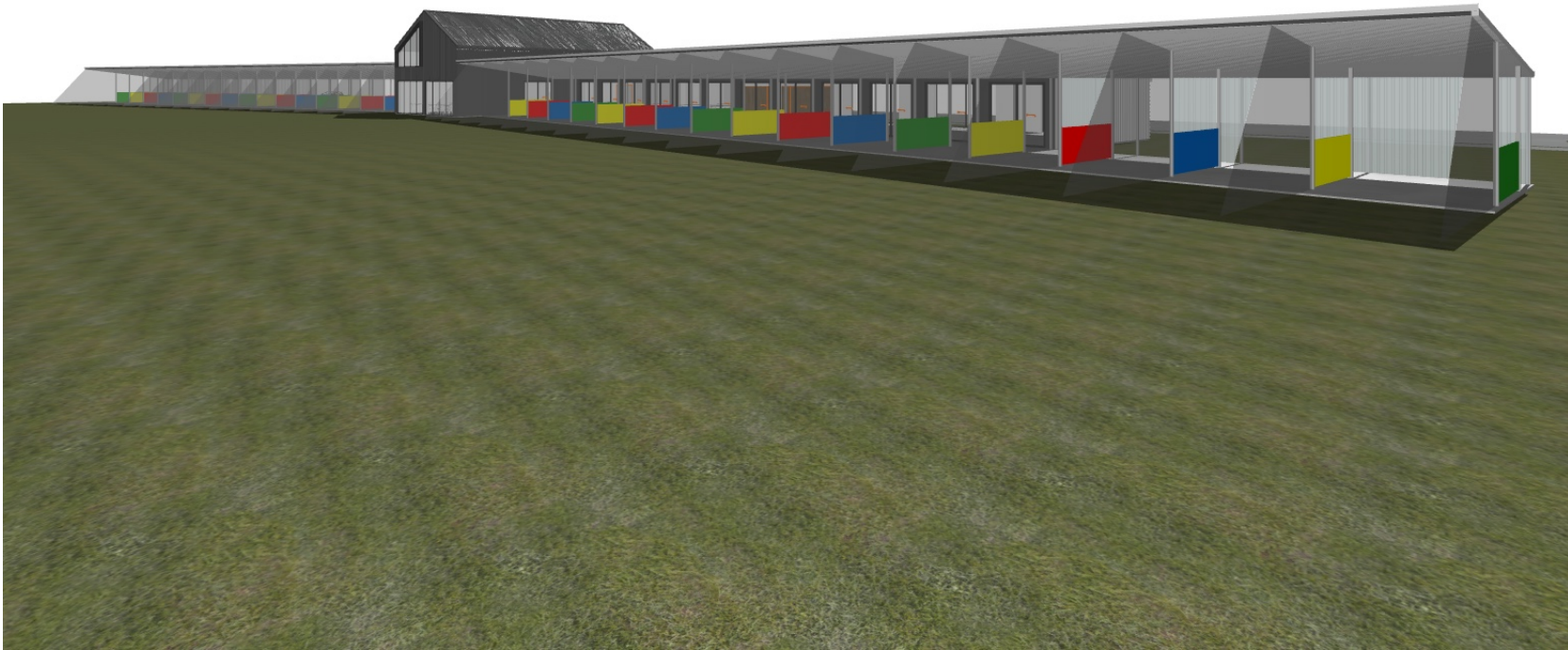
Architectural Drawings	
250815 Five Under Par	
Schedules	
01	Door & Window Schedule
A1 Plans	
A101	Site Plan
A102	Drainage and Civil Plan
A103	Foundation & Slab
A104	Floor Plan - West
A105	Floor Plan - East
A106	Roof Plan
A2 Elevations	
A201	Elevations
A3 Sections	
A301	Sections
A302	Sections



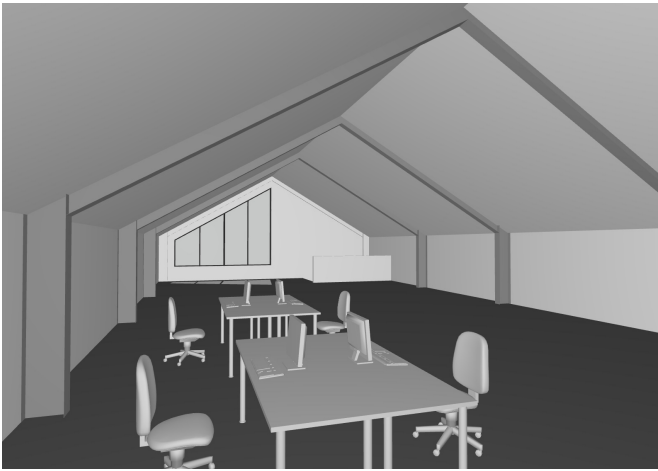
Main Entrance



Bar / Kitchen Building



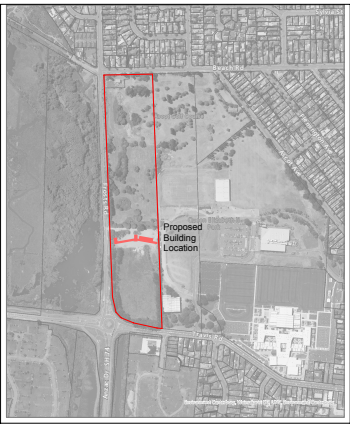
Driving Range



Interior Upper Floor



Interior Ground Floor



N

ANDREWS
CONSTRUCTION
KIWISPAN

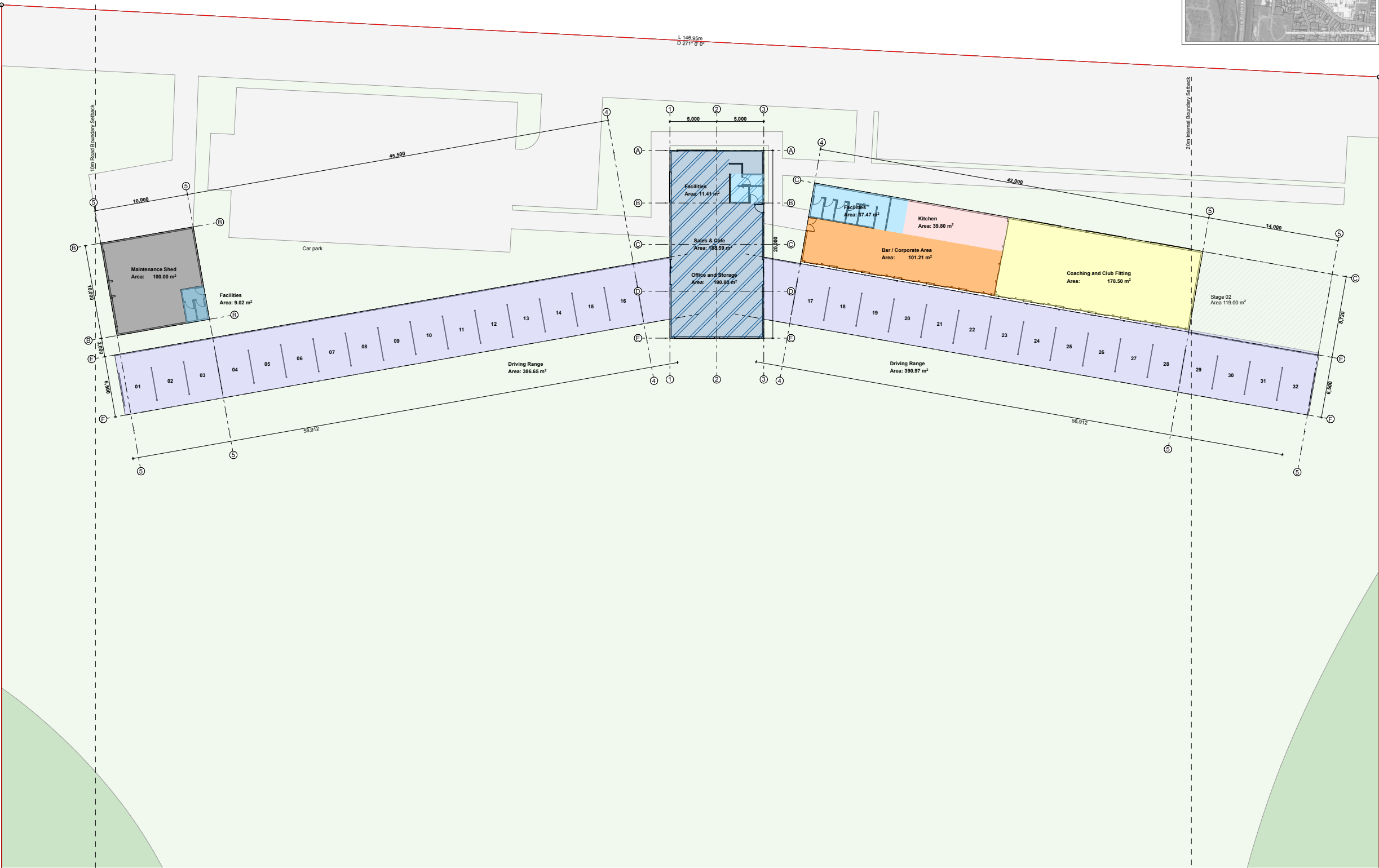
Site Plan Notes

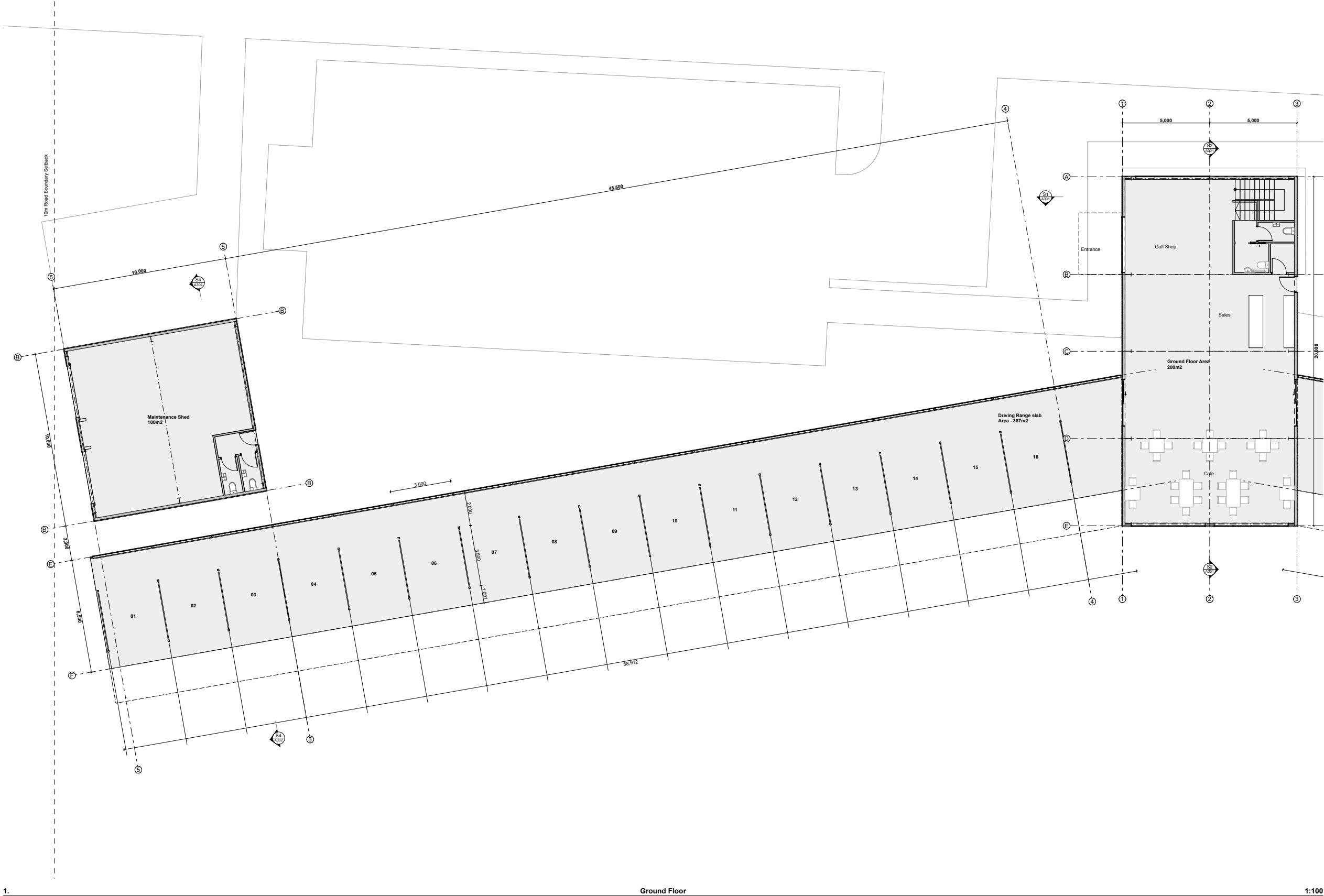
Site Information	
Address	12a, Frost Road
Lot Number	Travis
DP Number	Christchurch
Site Area	DP 431044
Planning District	10 6591 Ha
	Open Space Metropolitan
Wind Zone	Facilities Zone
Earthquake Zone	High
Exposure Zone	C
Snow Zone	N
Climate Zone	S

Site Notes
All dimensions and levels are preliminary and subject to change
A site survey is required to confirm boundaries and levels

Site Planning

Floor Level	Usage	Area
01	Bar / Corporate Area	101
	Coaching and Club Fitting	179
	Driving Range	778
	Facilities	57
	Kitchen	40
	Maintenance Shed	100
	Sales & Cafe	180
02	Office and Storage	191
		1,635 m ²

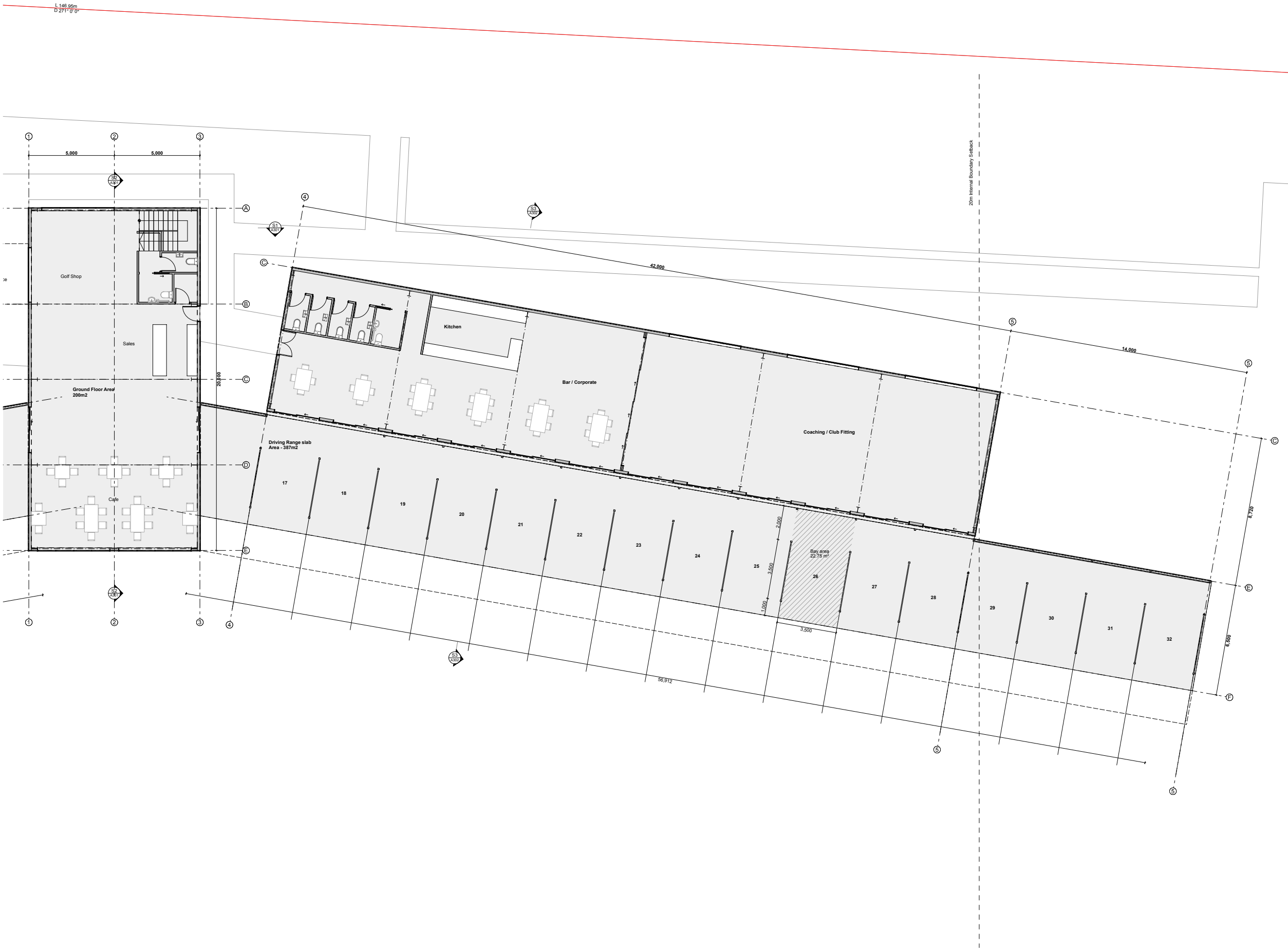


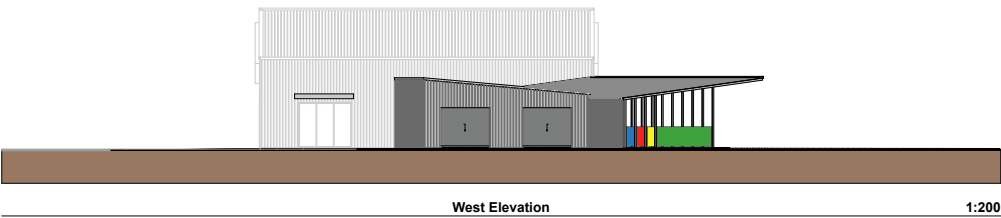
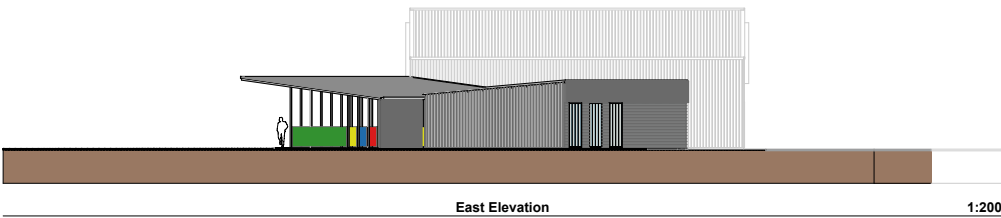
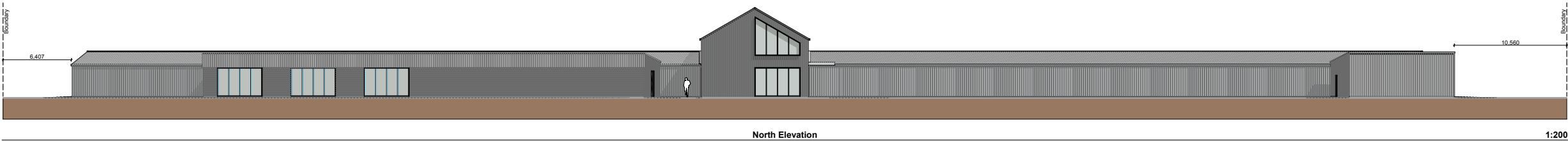


1. Ground Floor 1:100

Five Under Par
Next Level Developments
32a Frost Road, Travis
Christchurch
Developed Design 2.01
Floor Plan - West
Copyright © 2025 Andrews Construction Limited
Developed Revision
Council Revision

Date Issued
15/08/2025
Sheet Size
A1
Sheet
A104





Five Under Par
Next Level Developments
32a Frost Road, Travis
Christchurch
Developed Design 2.01
Elevations
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Date Issued
15/08/2025
Sheet Size
A1
Sheet
A201

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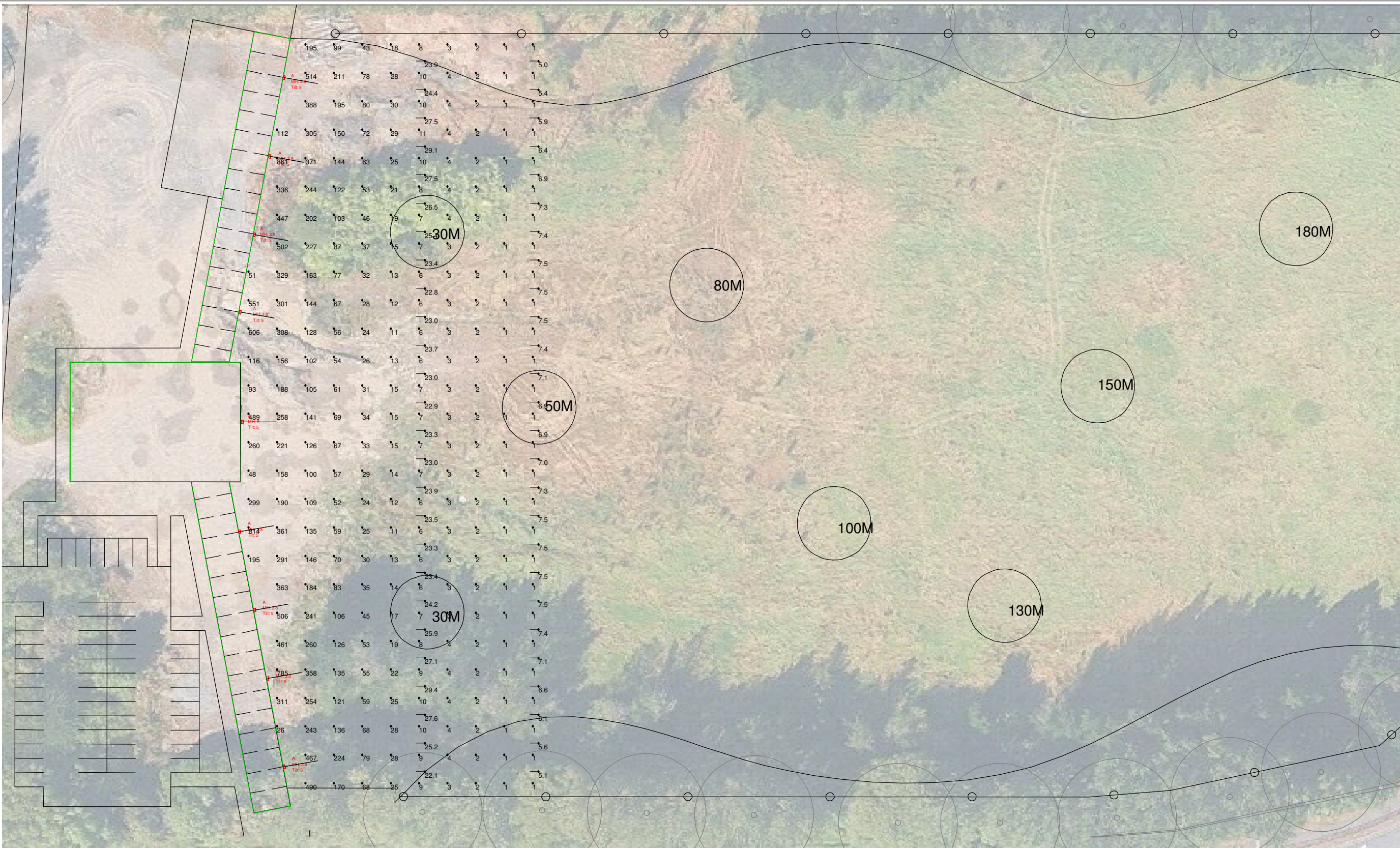


FIVE UNDER PAR LTD

PROPOSED DRIVING RANGE
QEII PARK

DESIGN	MM / SK	FROSTS ROAD / TRAVIS ROAD
DRAWN	MM	
CHECKED	MM / SK	
APPROVED	MM / SK	

SCALE	1:1000@A3	REV
COUNCIL	Christchurch City Council	4B
DWG NO	Preliminary Site Plan.dwg	



PURE
LIGHTING

79 Miro Street
Taupo 3330
New Zealand
Phone: 07 394 6112

Project Name: Driving Range QEII Park

Drawing No: 5213

Revision: 00

Date: 6/06/2025

Page 1 of 2

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Luminaire Schedule & Calculation Summary

Luminaire Schedule					
Symbol	Qty	Label	Description	LLF	Luminaire Watts
☐	9	A	PLSFL600-F22004+H80 semi cutoff 600w flood	0.900	598.819

Calculation Summary						
Project: Driving range						
Label	Units	Avg	Max	Min	Min/Avg	Min/Max
30m mark vertical at 1m	Lux	24.81	29.4	22.1	0.89	0.75
50m mark vertical at 1m	Lux	6.82	7.5	5.0	0.73	0.67
fairway horizontal	Lux	81.17	861	1	0.01	0.00

No full plans or specification viewed.

Pre-curfew obtrusive calculations (to be verified by Christchurch Council);

Maximum allowable boundary illuminance 4 lux.

Maximum allowable luminous intensity 12,500 cd.

Maximum allowable TI on roads 20%.

PURE
LIGHTING

SPORTS FLOOD RANGE
Platinum LED Floodlights



600W Floodlight

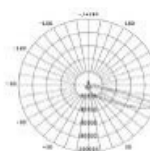
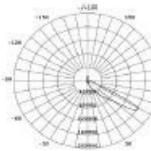
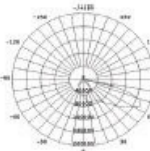
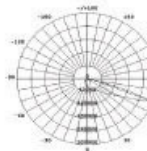
PLSFL600
600W, 78,000lm,
650x563x182mm

1200W Floodlight

PLSFL1200
1200W, 156,000lm,
905x641x275mm

1800W Floodlight

PLSFL1800
1800W, 234,000lm,
1242x709x220mm



TECHNICAL SPECIFICATIONS

LIFESPAN	88,000 hours - L80
INPUT VOLTAGE	AC220-240V
BEAM ANGLE	Options available
OPERATING TEMP	-30°~+45°C
CERTIFICATIONS	RoHS, SAA, CE
IP RATING	IP66
IK RATING	IK08
FREQUENCY	50Hz
CRI	Ra 70 (80,90 optional)
POWER FACTOR	0.92
LED TYPE	LED3737
COLOUR OPTIONS	Black
DIMMABLE	No
COLOUR TEMP	5700K (3000K, 4000K optional)

PRODUCT FEATURES

- 5 Year replacement warranty
- Aluminium construction powder coated black
- Visors available to minimize spill
- Remote power supply
- DMX/ DALI control



600W with Visor



5700K



IP66

IP Rating



5 Year

Warranty



88,000

Hours

Lifespan

www.purelighting.co.nz

PURE
LIGHTING

79 Miro Street
Taupo 3330
New Zealand
Phone: 07 394 6112

Project Name: Driving Range QEII Park

Drawing No: 5213

Revision: 00

Date:6/06/2025

Page 2 of 2

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10. North Beach - Proposed Carpark Improvements

Reference Te Tohutoro: 25/1582308

Responsible Officer(s) Te Pou Matua: Christina Weston, Traffic Engineer

Accountable ELT Member Pouwhakarae: Brent Smith, General Manager City Infrastructure

1. Purpose and Origin of the Report Te Pūtake Pūrongo

- 1.1 The purpose of this report is for the Waitai Coastal-Burwood-Linwood Community Board to
 - 1.1.1 Consider the results of consultation for proposed parking restrictions at North Beach car park; and
 - 1.1.2 Make a decision regarding the implementation of parking restrictions at North Beach car park.
- 1.2 The report has been prepared in response to queries from the community about improving the safety and usability of this carpark.

2. Officer Recommendations Ngā Tūtohu

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receives the information in the North Beach - Proposed Carpark Improvements 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. Revokes any previous resolutions pertaining to traffic controls made pursuant to any bylaw to the extent that they are in conflict with the parking or stopping restrictions described in 4 to 7 below.
4. Approves that, in accordance with clause 7 of the Christchurch City Council Traffic and Parking Bylaw 2017, that the parking of all vehicles be restricted to a maximum period of 180 minutes within the North Beach car park, as detailed in agenda Attachment A (TG150177a, dated 27/08/2025). This restriction is to apply between the hours of 7am and 7pm, Monday to Sunday.
5. Approves that in accordance with Clause 7 of the Christchurch City Council Traffic and Parking Bylaw 2017, and in accordance with section 12.4 of the Land Transport Rule: Traffic Control Devices 2004, that parking be reserved for vehicles with an approved disabled person's parking permit, prominently displayed in the vehicle, within the North Beach carpark, in the areas identified in agenda Attachment A (TG150177a, dated 27/08/2025). This restriction is to apply at all times, except between 7am and 7pm, Monday to Sunday.
6. Approves that in accordance with Clause 7 of the Christchurch City Council Traffic and Parking Bylaw 2017, and in accordance with section 12.4 of the Land Transport Rule: Traffic Control Devices 2004, that the parking of vehicles be restricted to a maximum period of 180 minutes and be reserved for vehicles with an approved disabled person's parking permit, prominently displayed in the vehicle, within the North Beach carpark, in the areas identified in agenda Attachment A (TG150177a, dated 27/08/2025). This restriction is to apply between the hours of 7am and 7pm, Monday to Sunday.

7. Approves that, in accordance with clause 7 of the Christchurch City Council Traffic and Parking Bylaw 2017, that the parking of all vehicles be restricted to a maximum period of 10 minutes, on the east side of Marine Parade, adjacent to the North Beach carpark, as detailed in agenda Attachment A (TG150177a, dated 27/08/2025). This restriction is to apply between the hours of 7am and 7pm, Monday to Sunday.
8. Approves that these resolutions take effect when parking signage and/or road markings that evidence the restrictions described in this staff report are in place (or removed in the case of revocations).

3. Executive Summary Te Whakarāpopoto Matua

- 3.1 On 10 March 2025, a Notice of Motion was submitted to the Waitai Coastal-Burwood-Linwood Community Board, raising a number of requests about parking restrictions in the North Beach area. Staff advice was provided to the Community Board via a memo on 23 May 2025, which provided detail about the North Beach car park and suggested options for the Community Board to consider, ranging from minor improvements to a full redesign.
- 3.2 On 9 July 2025 transport staff presented an option for the management of parking issues at North Beach car park to the Community Board. The Community Board asked staff to design and consult on restrictions that could be implemented at low cost and before the summer period of 2025-2026.
- 3.3 The public were consulted on a proposal for a three-hour parking restriction at the car park (P180) at all times) and to formally mark the parking spaces on the road next to the car park and apply a 10-minute time limit at all times.
- 3.4 Following consultation and analysis of the submissions, staff recommend the three-hour parking restrictions apply between 7am-7pm to balance the competing use of the car park by the community, the surf lifesaving club and leases of the car park and its facilities. Staff also recommend the parking spaces on Marine Parade are marked out and a 10-minute time limit applied.
- 3.5 The amended plan for the proposed design is attached to this report as **Attachment A**. The aim for the recommended option is to increase the turnover of this carpark and improve safety and access of this space whilst facilitating provision for the community to use this space.

4. Background/Context Te Horopaki

Background

- 4.1 The North Beach car park services a surf lifesaving club and a community hall and provides access to the beach and a small park to the east, with Marine Parade to the west. The car park is a shared facility for users of the buildings and general beachgoers. As a busy car park, there can be times when the demand for parking is high.
- 4.2 On 10 March 2025, a Notice of Motion was submitted to the Waitai Coastal-Burwood-Linwood Community Board by Councillor Donovan, raising a number of requests about parking restrictions in the North Beach area.
- 4.3 Staff advice was provided to the Community Board via a memo on 23 May 2025. In regard to the request to investigate options for North Beach car park specifically, the memo provided detail on the facilities and users of the car park, including the surf life-saving club, the coffee

cart, the Community Centre, freedom campers, as well as Council transport projects that are underway or planned for the North Beach area. Options for the car park were also included in the memo.

- 4.4 On 9 June 2025 staff presented multiple options of redesign of the car park to the Community Board during an information session/workshop to address the concerns of the local community. Due to the cost to implement two of the options (approximately \$700,000), it was recommended to design and consult with an option that could be covered by internal budgets and implemented before the busy summer period.

Consultation and submissions summary

- 4.5 Consultation for the North Beach project included a proposal to limit parking to P180 at all times. This would limit the parking of all vehicles at all times, including overnight. It also proposed to formally mark the parking spaces on the road next to the car park and apply a 10-minute time limit.
- 4.6 Submissions indicate that parking availability at North Beach car park is an issue when activities are occurring in association with the surf lifesaving club, community hall, coffee cart and beach access. Demand is highest during the day (particularly at weekends and over summer) and in the evening (particularly over summer, and when events and club activities are on). Although overnight parking does occur, there are instances where freedom campers remain parked when other activities begin and the car park can become congested in the mornings, rather than there being a parking demand overnight. Further information on the consultation and a detailed summary of submissions is included in the Community Views section below.
- 4.7 Given the lack of overnight parking demand issues, staff recommend the P180 parking restrictions apply between 7am and 7pm year-round, instead of “at all times”. This ensures the parking restrictions address the identified problems, do not create unintended consequences and do not create inconsistencies. Unintended consequences from applying parking restrictions at all times may include:
- Displacement of freedom campers closer to residential properties.
 - Conflict or confusion about the interaction between freedom camping restrictions¹ and parking restrictions.
 - Other vehicles not being able to park overnight (e.g. to avoid driving under the influence from attending an event).
 - Expectations that parking enforcement will be active overnight.

¹ The Freedom Camping Act explicitly limits freedom camping regulation (bylaws must not absolutely prohibit freedom camping – section 12). Freedom camping is limited in North Beach carpark under the Council's Freedom Camping Bylaw 2021. It is prohibited at weekends over the warmer months (7pm Fridays to 7pm Sundays, between 1 October and 1 May each year), when demand for the car park is highest. At other times, freedom camping is allowed, with certain conditions (vehicles must be self-contained, camping activities must not spread into nearby parking spaces, and duration of stay is limited). These same conditions apply to the surrounding area, including the roadside and in the parking bays along Marine Parade. Legal challenges to bylaws have been based on councils regulating too broadly using bylaw-making powers, or considering irrelevant matters (Article: [Queenstown told its freedom camping rules are invalid | RNZ News](#) (24 September 2024)).

- 4.8 The following related information session/workshops and memo have taken place for the members of the meeting:

Date	Subject
23/05/2025	Staff response to Notice of Motion regarding North Beach Parking Restrictions
9/07/2025	North Beach Carpark

Options Considered Ngā Kōwhiringa Whaiwhakaaro

- 4.9 The following reasonably practicable options were considered and are assessed in this report:

- 4.9.1 **Option A (preferred).** Implement P180 parking restrictions between the hours of 7am and 7pm to North Beach car park, including 4 parks being reserved for vehicles with an approved disabled person's parking permit, and P10 parking restrictions to parallel parking adjacent to the carpark on Marine Parade
- 4.9.2 **Option B.** Implement P180 parking restrictions at all times to North Beach car park as consulted on.
- 4.9.3 **Option C.** Do not implement any parking restrictions (status quo)

- 4.10 The following options were considered but ruled out:

- 4.10.1 Parking restrictions of alternate lengths of time. There are numerous ways to set timed parking restrictions. For North Beach car park P180 was deemed the most appropriate length of time as the activities at the beach often require more than an hour or two, whether that is for a surf lesson, or recreational purposes, etc. Longer periods of time would discourage turnover. The on-street parking adjacent to the car park can also be used for long periods of time. Having a P10 allows for high turnover and an area that can be used for drop-offs/pick-ups.

Options Descriptions Ngā Kōwhiringa

- 4.11 **Preferred Option: Option A** - Implement P180 parking restrictions between the hours of 7am and 7pm to North Beach car park, including 4 parks being reserved for vehicles with an approved disabled person's parking permit, and P10 parking restrictions to parallel parking adjacent to the carpark on Marine Parade

- 4.11.1 **Option Description:** Implement parking restrictions of P180 between the hours of 7am and 7pm within North Beach car park, including 4 parks being reserved for vehicles with an approved disabled person's parking permit and P10 on Marine Parade on 16 adjacent parks on road parallel to the North Beach car park, which will be defined by parking ticks.

- 4.11.2 Option Advantages

- a) Addresses the request to provide restricted parking.
- b) Encourages parking turnover at North Beach car park.
- c) Allows for flexibility with parking in the morning and evenings.
- d) Does not take away any of the current parking provisions.
- e) Parking ticks on Marine Parade will help to make entry and exit point more visible.
- f) Still allows provisions for freedom campers over the week and weekends over the winter months, consistent with the Freedom Camping Bylaw.

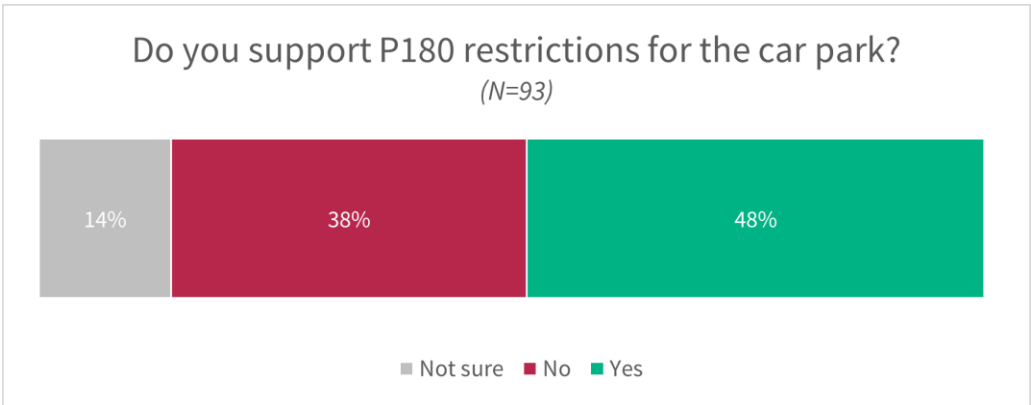
- g) There was strong support from the community for the P180 restrictions.
 - h) Gives Council the ability to use enforcement and infringements in appropriate circumstances.
 - i) Does not pose changes to resourcing, financial and operational challenges that may impact service levels.
- 4.11.3 Option Disadvantages
- a) Some of our community submissions do not support this option.
 - b) There is a risk that this could cause displacement of freedom campers closer to residential properties.
 - c) Cost of implementation.
 - d) Restricts users in how long they can use this space between 7am and 7pm.
- 4.12 **Option B** – Implement P180 parking restrictions at all times to North Beach car park as consulted on.
- 4.12.1 **Option Description:** Implement a parking restriction of P180 at all times to North Beach car park.
- 4.12.2 Option Advantages
- a) Encourages parking turn over.
 - b) Close parking to facilities where there are no parking restrictions.
 - c) There was strong support from the community for the P180 restrictions.
 - d) Gives Council the ability to use enforcement and infringements in appropriate circumstances.
- 4.12.3 Option Disadvantages
- a) There is a risk that this could cause displacement of Freedom Campers closer to residential properties.
 - b) May raise conflict or confusion about the interaction between freedom camping restrictions and parking restrictions for North Beach car park.
 - c) Other vehicles not being able to park overnight (e.g. to avoid driving under the influence from attending an event).
 - d) Implementation costs.
- 4.13 **Option C** – Do not implement any of the proposed parking restrictions
- 4.13.1 **Option Description:** This option would implement no changes to the current working of the car park and Marine parade.
- 4.13.2 Option Advantages
- a) No implementation costs.
 - b) Full flexibility in how this space can be used.
- 4.13.3 Option Disadvantages
- a) Does not address any of the community concerns.
 - b) Does not encourage turn over.
 - c) Does not give staff the ability to use enforcement and infringement measures.

Community Impacts and Views Ngā Mariu ā-Hāpori

- 4.14 Early engagement with community facilities around the North Beach car park started in July 2025. Staff met representatives from the North Beach Surf Lifesaving Club, North Wai Boardriders Club, North Beach Coffee Shed, North New Brighton Indoor Bowls Club, New Brighton Friendship Club, Pegasus Rangers, and New Brighton Seido Karate. They also emailed Health New Zealand - Te Whatu Ora about its Mobility Action Programme.
- 4.15 These discussions focused on how the groups use the car park and the current problems they face. This information, in addition to considerations about the enforceability of restrictions, informed the proposal that went out for public consultation.
- 4.16 Consultation started on 5 August and ran until 17 August 2025.
- 4.17 Project details including links to the [Kōrero mai | Let's talk](#) webpage were advertised via:
 - An email sent to 93 key stakeholders, including an invitation to meet sent to the North Beach Residents' Association.
 - Two signs in the car park.
- 4.18 The [Kōrero mai | Let's talk](#) webpage had 556 views throughout the consultation period.

Summary of Submissions Ngā Tāpaetanga

- 4.19 The proposed restrictions consulted on were P180 to all parks in the North Beach Car Park and P10 to approximately 16 parallel parks on Marine Parade at all times.
- 4.20 Submissions were made by five recognised organisations/businesses and 88 individuals. All submissions are available on our [Kōrero mai | Let's talk](#) webpage.
- 4.21 North Beach Residents' Association and Nomadic Barbers did not support the proposed time restrictions, North Beach Community Preschool and Spokes Canterbury did support the proposed time restrictions, and the North Beach Coffee Shed supported the proposed P10 restrictions on the road and was not sure about the proposed P180 restrictions within the car park
- 4.22 On the proposed P180 restrictions in the car park, 48% of submitters supported, 38% did not support, and 14% were not sure.



4.23

Key things submitters liked about the P180 restrictions were:

- They would prevent freedom camping in the car park (21)
- They would make it easier for people to visit North Beach (10)
- They allow sufficient time to visit the area (9)

- They would prevent the car park being used as residential parking for the new housing development (7)
- They strike a good balance/are fair (6)

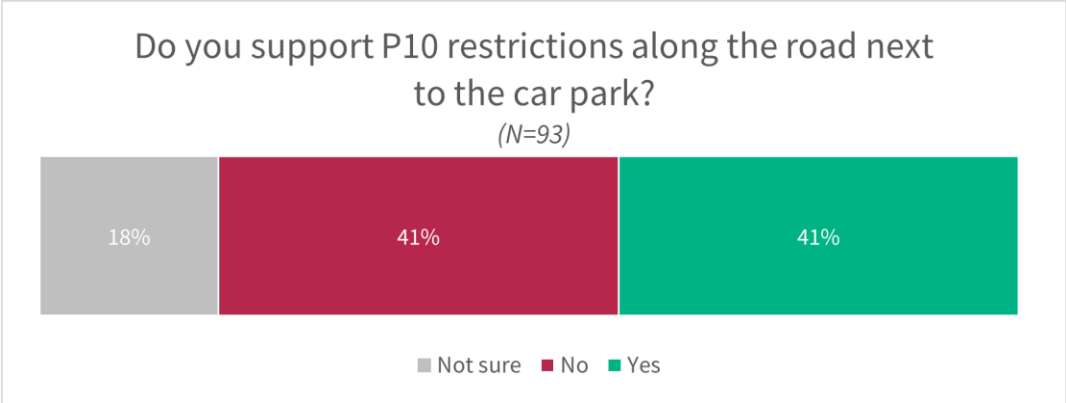
4.24 Key things submitters didn't like about the P180 restrictions were:

- Three hours would not allow enough time to visit the area, especially if attending an event or on surf lifeguard patrol (28)
- They would restrict community members' use of the area (14)
- They are unnecessary (5)

4.25 Submitters made the following requests for North Beach car park:

- Ban freedom camping (17)
- Allow overnight parking but require vehicles to move on in the morning (6)
- Only restrict overnight parking (5)

4.26 On the proposed P10 restrictions on the road alongside the car park, 41% of submitters supported, 41% did not support, and 18% were not sure.



4.27 Key things submitters liked about the P10 restrictions were:

- They would make it easier to do drop-offs/pick-ups, including getting a coffee (16)
- It is safer to not have long-term parking on the road (5)

4.28 Key things submitters didn't like about the P10 restrictions were:

- Ten minutes is not long enough to be useful (15)
- It is dangerous to have cars parked on the road alongside the car park (9)
- They would encourage more traffic movement, making the area more dangerous (5)

4.29 Submitters made the following requests for the road alongside the car park:

- Put in no parking restrictions (11)
- Mark the pathway between the car park and the road more clearly (8)
- Put in a pedestrian crossing on Marine Parade (8)
- Have fewer P10 parking spaces (6)

4.30 Across both proposed time restrictions, twelve submitters shared questions or concerns about how the restrictions would be enforced.

4.31 The decision affects the following wards/Community Board areas:

4.31.1 Waitai Coastal-Burwood-Linwood Community Board

Analysis

- 4.32 Staff have considered different parking restriction timing. Investigation showed that in Christchurch there are no parking restrictions longer than the P180 restriction. To be consistent with other parking restrictions, enforcement and patrolling P180 was determined to be the longest recommended parking restriction.
- 4.33 Consultation also showed concerns from residents regarding one day events that occur annually and how parking restriction would influence these events. Event permits can be applied for all day which can apply to the car park through Temporary Traffic Management (TTM) meaning the restrictions during that event would be void (if approved with the permit and TTM).
- 4.34 Consultation with key stakeholders and the wider community have informed staff more of the current situation at North Beach car park. The issue with the carpark is primarily during the daytime and not over the evening period, and the restrictions for Freedom Camping through the summer months over the weekend has proven to be successful. This proposal has been amended to be in line with those restrictions. It also ensures there is no conflict with the provisions for North Beach car park under the Freedom Camping Bylaw.
- 4.35 There were 28 submitters who believed that three hours was not long enough for a parking restriction. Having the parking restrictions only apply only during the hours of 7am-7pm allows for unrestricted parking in the early morning and evenings. These hours are consistent with the District Plan noise provisions.
- 4.36 There were also comments from submitters regarding a housing development being built adjacent to the property. Staff acknowledge that this could have potential adverse effects in the future. It has not been a consideration for this report as the focus is for minor safety and accessibility improvements to the North Beach car park.
- 4.37 If approved, the recommendation will be implemented (signs with restrictions will be installed along with parking ticks on Marine Parade).

5. Financial Implications Ngā Hīraunga Rauemi

Capex/Opex Ngā Utu Whakahaere

	Recommended Option	Option 2	Option 3 -
Cost to Implement	2000	2000	\$0
Maintenance/Ongoing Costs	Will be added to and covered by the area maintenance contract	Will be added to and covered by the area maintenance contract	\$0
Funding Source	Traffic Operations Team Traffic Signs and Markings budget	Traffic Operations Team Traffic Signs and Markings budget	N/A

6. Considerations Ngā Whai Whakaaro

Risks and Mitigations Ngā Mōrearea me ngā Whakamātautau

- 6.1 There is a risk the parking restriction could become incompatible with the restrictions already in place from the Freedom Camping Bylaw 2021². This has been mitigated by proposing timed restrictions of P180 between 7am and 7pm.

Legal Considerations Ngā Hīraunga ā-Ture

- 6.2 Statutory and/or delegated authority to undertake proposals in the report:
- 6.2.1 Part 1, Clause 7 of the Christchurch City Council Traffic and Parking Bylaw 2017 provides Council with the authority to install parking or stopping restrictions by resolution.
 - 6.2.2 The community boards have delegated authority for the Council to exercise the delegations as set out in the Register of Delegations. The list of delegations for the Community Boards includes the resolution of stopping and traffic control devices.
- 6.3 Other Legal Implications:
- 6.4 The Freedom Camping Bylaw 2016 permits Freedom Camping in the City Coastal Restricted Zone; North Beach car parks is captured within this zone.
- 6.5 The carpark is a prohibited area for Freedom Camping during weekends over the summer period during 1 October – 1 May, 7pm Friday -7pm Sunday as per the Freedom Camping Bylaw 2021.
- 6.6 This specific report has not been reviewed and approved by the Legal Services Unit however the report has been written using a general approach previously approved by the Legal Services Unit, and the recommendations are consistent with the policy and legislative framework outlined in this report.

Strategy and Policy Considerations Te Whai Kaupapa here

- 6.7 The required decision:
- 6.7.1 Align with the [Christchurch City Council's Strategic Framework](#).
 - 6.7.2 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 minor nature of the proposed changes.
 - 6.7.3 Is consistent with Council's Plans and Policies, in particular the Traffic and Parking Bylaw 2017. The proposed timed restrictions of P180 between 7am and 7pm mean that there is consistency with the Freedom Camping Bylaw provisions related to North Beach car park.
- 6.8 This report supports the [Council's Long Term Plan \(2024 - 2034\)](#):
- 6.9 Transport
- 6.9.1 Activity: Transport
 - a) Level of Service: 16.0.13 Respond to customer service requests within appropriate timeframes. (The percentage of customer service requests relating to roads and footpaths to which the territorial authority responds within the timeframe specified in the Maintenance contracts) (DIA 5) - >=80% customer

service requests are completed, or inspected and programmed within timeframes.

Impact on Mana Whenua Ngā Whai Take Mana Whenua

- 6.10 The decisions do not involve a significant decision in relation to ancestral land, a body of water or other elements of intrinsic value, therefore this decision does not specifically impact Mana Whenua, their culture, and traditions.
- 6.11 The decision does not involve a matter of interest to Mana Whenua and will not impact on our agreed partnership priorities with Ngā Papatipu Rūnanga.



Climate Change Impact Considerations Ngā Whai Whakaaro mā te Āhuarangi

- 6.15 The proposals in this report are unlikely to contribute significantly to adaptation to the impacts of climate change or emissions reductions. The decisions described are adding paint as signs to already existing infrastructure

7. Next Steps Ngā Mahinga ā-muri

- 7.1 If the Community Board agrees to the proposed option, signs and white lines will be implemented by the contractor.

Attachments Ngā Tāpirihanga

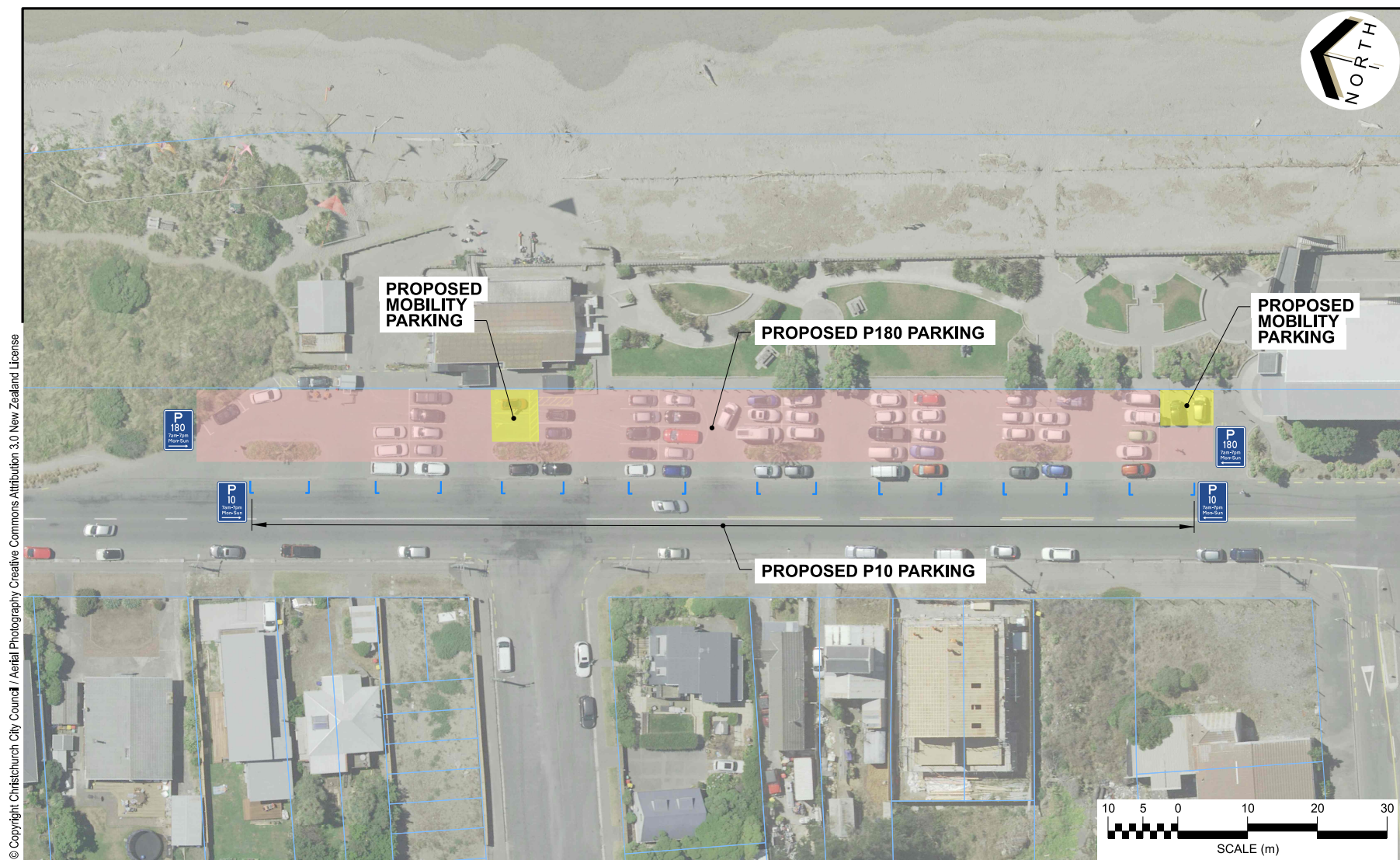
No.	Title	Reference	Page
A 	North Beach Car Park Proposal	25/1731982	77
B 	North Beach Car Park petition	25/745472	78

In addition to the attached documents, the following background information is available:

Document Name – Location / File Link
Not applicable

Signatories Ngā Kaiwaitohu

Authors	Tina Weston - Traffic Engineer Amy Rice - Engagement Advisor Toni Dakers - Traffic Engineer
Approved By	Kathy Graham - Acting Team Leader Traffic Operations Stephen Wright - Manager Operations (Transport)



Christchurch
City Council

North Beach Carpark - Marine Parade
Proposed Parking Restrictions
For Community Board Approval

Original Plan Size: A4
Drawn: MR Issue 1 27/08/2025
Designed: TW Drawing: TG150177a
Approved: ... Project:

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BRIEFING TO THE CHIEF EXECUTIVE

North Beach Car Park petition - request for freedom camping temporary closure

Date: 7 May 2025
From: John Higgins, General Manager Strategy, Planning & Regulatory Services
Cc: Brent Smith, General Manager City Infrastructure
Reference: 25/745472

1. Purpose Te Take

- 1.1 The purpose of this memo is to provide advice to you on freedom camping issues raised by members of the public through a petition to Council; and recommend whether or not you exercise your power under the Freedom Camping Bylaw 2021 to temporarily close an area to freedom camping at North Beach Car Park.

2. Confidentiality

- 2.1 The information in this memo is not confidential and can be made public.

3. Recommendations Te Tūtohu

Staff recommend that you:

1. Note that legislation gives councils limited powers to put bylaws in place to regulate freedom camping activities, and a bylaw must be the most appropriate and proportionate way of addressing the perceived problem.
2. Decline to exercise your power as Chief Executive at this time, under clause 10 of the Freedom Camping Bylaw 2021, to close an area to freedom camping at North Beach Car Park in response to the petition presented to Council on 2 April 2025, for the following reasons:
 - a. the off-peak season is likely to reduce freedom camping activities and numbers
 - b. the Freedom Camping Bylaw 2021 already permanently prohibits freedom camping at North Beach Car Park on weekends, from 7pm Fridays until 7pm Sundays between 1 October and 1 May each year
 - c. changes to the requirements for self-contained vehicles will come into effect in June 2026.
 - d. The Waitai Coastal-Burwood-Linwood Community Board will be considering a staff report for a proposal to redesign the car park.

4. Nature of the complaints raised in the petition

- 4.1 On 2 April 2025 the Council received a petition signed by over 800 people asking the Council to “ban all freedom camping in the North Beach foreshore car park”. Issues outlined by the petition presenters included:
- *Facilities such as beach toilets, outdoor showers and drinking fountains have become a health and safety issue due to them frequently being used for dishwashing, laundry, and personal hygiene, eg shaving legs and cleaning teeth in the drinking fountain, washing plates, leaving food scraps in the shower area;*

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- *The public beach toilets are frequently left in a disgusting state;*
 - *Campers often set up tables, tarpaulins and cookers, monopolising space in adjoining carparking bays and footpaths;*
 - *Overflowing rubbish bins and placing their rubbish in neighbours' personal rubbish bins;*
 - *Large campervans often take up two car parks and therefore cause access issues in and out of carparking bays; and*
 - *The parking congestion limits local access and therefore, is discouraging community groups and regular users from using this space as intended.*
- 4.2 The petition asked that freedom camping is temporarily banned and that a permanent ban is put in place by amending the Council's Freedom Camping Bylaw.

5. Legal context

- 5.1 Freedom camping is limited by a combination of the Freedom Camping Act 2011 (the Act) and the Council's Freedom Camping Bylaw 2021. The Act allows anyone to freedom camp on any council land if certain conditions are met, unless a bylaw or other law prohibits or restricts it.
- 5.2 The Act gives councils limited powers to put bylaws in place. A common misconception is that councils allow freedom camping or that councils can designate freedom camping sites.
- 5.3 While previously council bylaws could include rules around self-containment of vehicles, self-containment is now required by the Act. The changes largely focussed on requiring better onboard toilets. This was intended to increase the quality of freedom camping vehicles, reduce negative impacts and create national consistency.
- 5.4 A two-year transition process was put in place to enable vehicles to comply with the new national requirements, but this recently has been extended. Rental vehicles had to comply with the new certification by 7 December 2024. Privately-owned vehicles must comply by 7 June 2026 (this was recently extended by the Ministry of Business, Innovation and Employment from June 2025).
- 5.5 A further change to national legislation was that people experiencing homelessness are specifically excluded from the definition of 'freedom camp' in legislation. People experiencing homelessness and sleeping in vehicles can be mistaken for people who are recreationally freedom camping, but cannot be treated the same under the law.
- 5.6 The Freedom Camping Act explicitly limits freedom camping regulation (bylaws must not absolutely prohibit freedom camping¹) and legal challenges to bylaws have been based on councils regulating too broadly using bylaw-making powers, or considering irrelevant matters².
- 5.7 The bylaw-making powers in section 11 of the Freedom Camping Act 2011 set out the following:

A local authority may make a bylaw under subsection (1) only if it is satisfied that—

(a) the bylaw is necessary for 1 or more of the following purposes:

(i) to protect the area:

(ii) to protect the health and safety of people who may visit the area:

¹ Section 12 of the Freedom Camping Act 2011

² Article: [Queenstown told its freedom camping rules are invalid | RNZ News](#) (24 September 2024)

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(iii) to protect access to the area; and

(b) the bylaw is the most appropriate and proportionate way of addressing the perceived problem in relation to that area; and

(c) the bylaw is not inconsistent with the New Zealand Bill of Rights Act 1990.

- 5.8 Exercising a delegated power within a bylaw must align with the intent of the bylaw-making powers, as well as the specific delegation, as set out in the “Temporary closure power” section, below.
- 5.9 Some aspects of where or how a vehicle is parked may be covered by the Council’s Traffic and Parking Bylaw 2017 or Road User Rules. All vehicles need to adhere to these restrictions.

Current bylaw coverage for the coastal area

- 5.10 The 2021 review of the Bylaw included specific changes to address concerns about freedom camping in the coastal area³, including:
- adding a prohibited area at North Beach Car Park during weekends to support public access over summer
 - creating a new City Coastal Restricted Zone limiting how long freedom campers can stay in the coastal area (zone extended to include Broadpark Road area following submissions)
 - prohibiting freedom camping on Southshore Spit; and
 - adding a clause preventing campers from setting-up in a way that blocks thoroughfares.
- 5.11 The permanent weekend ban at North Beach Car Park prohibits freedom camping at weekends, from 7pm Fridays until 7pm Sundays between 1 October and 1 May each year. A more extensive permanent ban was considered, but there was no strong evidence that access issues were a problem on weekdays or over the winter months (May-October).
- 5.12 In the surrounding areas, anyone in a self-contained vehicle can freedom camp for up to four nights within any 30-day period, provided they move somewhere new after the first two nights.
- 5.13 The bylaw already regulates some of the problem behaviours mentioned in the petition. Clause 7(3) of the bylaw states: *Where there are marked parking spaces in a restricted area, no person may: (b) take up more than one parking space with their camping vehicle, equipment or activities*
- 5.14 Clause 7(4) of the bylaw states: *No person may set-up their camping vehicle or camping equipment in such a way that it impedes the normal movement of vehicles or pedestrians, or otherwise blocks a thoroughfare.*
- 5.15 Messaging (in the form of explanatory notes) in the bylaw states: *Camping activities and equipment should not encroach into the surrounding area in a way that limits public access or parking availability, or raises safety concerns. Public areas where freedom camping is allowed are not intended to accommodate traditional camping set-ups (eg awnings, washing lines, cooking equipment, and tables and chairs) – these are better suited to camping grounds.*
- 5.16 Camping is prohibited in parks and reserves by the Council’s Parks and Reserves Bylaw 2016, which in some cases includes carparks (depending on the legal status of the land), noting that North Beach Car Park is not covered by this bylaw.

Freedom camping temporary closure power

³ [Agenda of Council - Thursday, 11 November 2021](#) (agenda item 12)

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- 5.17 The Bylaw includes a power for the Chief Executive to temporarily close an area to freedom camping to provide a mechanism to respond to emerging issues. The power requires that the closure or restriction is considered necessary to:
- prevent **damage** to the local authority area or facilities in the area; or
 - allow **maintenance** to the local authority area or facilities; or
 - protect the **safety** of persons or property; or
 - provide for better public **access**, including in circumstances where events are planned for that area.
- 5.18 A temporary closure involves the exercise of a regulatory power and must be exercised judiciously. The use of the temporary power must align with the Freedom Camping Act⁴, including:
- it must consider whether the regulation will address the identified problem or problems
 - it must align with the powers in the Act, which can restrict or prohibit freedom camping where it is necessary to protect an area, protect the health and safety of those who visit an area, and / or to protect access to an area
 - it must be the most appropriate and proportionate way of addressing the perceived problem in relation to that area
 - it would make it an offence to freedom camp in the area covered by a temporary closure.
- 5.19 There are some risks to exercising your regulatory power to temporarily close North Beach Car Park to freedom camping. These include:
- legal challenge (this is the case with any bylaw or delegated power exercised under a bylaw – noting that the exercise of this regulatory power must comply with both the grounds to regulate under the Freedom Camping Act 2011, and the grounds for a temporary closure in the bylaw)
 - displacement of freedom camping activities (creating new issues elsewhere)
 - precedent setting (further requests from residents to ban freedom camping in other residential areas)
 - the bylaw may not address the identified problems.

6. Perceptions of freedom camping activities and impacts

- 6.1 What constitutes freedom camping in a legal sense can differ from public perceptions of what freedom camping is. For example, a vehicle that can be used for freedom camping is not necessarily freedom camping.⁵ Any vehicle that can be used for freedom camping has the same rights and obligations as any other vehicle during the day and must adhere to parking restrictions at all times.
- 6.2 The facilities and services that the community is concerned about are used by the public generally, and the impacts are not necessarily caused by freedom campers. The issues raised in the petition, for example, the carpark being too busy, rubbish bins overflowing and the cleanliness of the toilets, may be the result of normal public use during times of busyness.

⁴ Section 11 of the Freedom Camping Act 2011

⁵ For example, it may be someone's primary vehicle (sometimes used for camping), or it could be used to visit an area (rather than for an overnight stay)

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- 6.3 Behavioural issues can be challenging to address via regulation. Freedom camping in terms of monitoring and enforcement tends to focus on nighttime and early morning patrols and vehicle checks (in relation to freedom camping as the act of sleeping overnight in a vehicle). The behaviours that concern people tend to happen during the day, and may not be directly from people freedom camping in that area overnight. For example, freedom campers may travel to North Beach, park up for the day, access the services and attractions on offer, and then leave (which would not be considered freedom camping).
- 6.4 People who choose to freedom camp in the wider New Brighton coastal area may include international visitors, visitors from other parts of New Zealand and Christchurch locals from the wider area. For example, New Brighton has a long history of attracting surfers. People experiencing homelessness may also form part of the mix.
- 6.5 People experiencing homelessness and living in vehicles can be of concern to communities, and can be confused for freedom campers. Due to the legislative exclusion of people experiencing homelessness, they cannot be grouped together. There are some known people in this category that come and go from the coastal area. Any freedom camping changes will have no impact on their presence.
- 6.6 The bylaw already prohibits freedom camping at weekends between 1 October and 1 May each year (when the car park is at its busiest). The bylaw also already regulates some of the problem behaviours of concern to the community – this can be reinforced by messaging and an increase in the visibility of enforcement without any changes to the bylaw.

Likely impacts from regulatory changes to self-contained vehicles

- 6.7 The vehicles freedom campers use can vary from large motorhomes to converted vans. Legal requirements around the certification of self-contained vehicles are changing. This transition will be completed by 7 June 2026, when all vehicles must be certified to the new standard. This is likely to reduce the proportion of smaller camping vehicles.
- 6.8 It can be the activities of campers in smaller vehicles that cause concerns to the community, as activities spill out into public places, e.g. needing to have the boot open to access cooking facilities; using public toilets for kitchen or laundry washing tasks; the majority of the vehicle being taken up by a sleeping platform; and setting up tables and chairs outside the camper. These activities can happen if people are temporarily stopping in a location for a daytrip or freedom camping overnight.
- 6.9 Rental vehicles had to comply with the new requirements by December 2024, which may have caused a sell-off of smaller camping vehicles. It is possible we are seeing an increase in these vehicles because of this. Many of these vehicles may not meet the new requirements leading to a reduction in smaller vehicles being used for freedom camping by mid-2026.
- 6.10 The use of larger freedom camping vehicles may also reduce in North Beach Car Park for freedom camping, as the parking spaces are not long enough for a large vehicle to park safely.⁶

Facility use and services

- 6.11 The North Beach Car Park services a surf lifesaving club and a community hall, and provides access to the beach and a small park to the east, with Marine Parade to the west. A coffee cart is located to the north. The surf lifesaving club regularly holds training and events. The community hall has a mix of leaseholders and casual bookings, as well as events. The car park is a shared facility for users of the buildings and general beach goers.

⁶ The parking spaces at North Beach Car Park are approximately 5-6 metres in length. The standard length of a six-berth campervan is between 7-8 metres.

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- 6.12 Freedom campers use North Beach Car Park and the parking bays along Marine Parade by the dunes. Use of these locations may be preferable to freedom camping occurring directly outside of people's houses.
- 6.13 There are public toilets near the surf lifesaving club and another block across the road at Thomson Park. The toilets get cleaned daily during the off season, and twice daily during the summer (18 December – 31 March). There is an outdoor shower, which is attached to the back of the public toilets.
- 6.14 Rubbish bins at North Beach Car Park are emptied twice per day over the December to March period. At other times they are emptied twice per day over weekends (if needed) and once per day on weekdays.
- 6.15 The smart bins along the foreshore nearby were replaced in late 2024 due to frequent "hopper jams" caused by people attempting to dispose of takeaway boxes or larger items. These blockages led to waste accumulating around the bins, often outside of staff working hours. To resolve this, the smart bins have been replaced with models that feature both increased initial capacity and wider chutes, allowing for the disposal of larger items without compromising the bins' functionality. This recent change should alleviate previous concerns about rubbish.

Car parking availability and issues

- 6.16 Areas with beach access, public toilets, lighting and other facilities tend to be popular locations for freedom campers. Remaining in a parking space after sleeping overnight can be problematic for public access to car parking, as spaces are seen to be monopolised by freedom campers. People in freedom camping vehicles may arrive and leave within a day, but their daytime use of the carpark may be seen as freedom camping because of the vehicle.
- 6.17 Vehicles that can be used for freedom camping are subject to the same parking rights and obligations as other vehicles during the day. Access issues in the car park sometimes relate to vehicles not parking appropriately. This can also be addressed using existing parking enforcement tools.
- 6.18 Access issues seem to be related to daytime parking and an expectation that parks should be convenient and available, despite the increased popularity and growth of the area. The busyness is likely to reduce over the winter with activities such as surf lifesaving training and beach patrols finishing up for the summer. Over the off-season freedom camper numbers, beach goers and tourism all tend to reduce.
- 6.19 The car park does not have any time-limited parking restrictions. There are some mobility parking spaces in the car park and ample on-street parking is provided along Marine Parade and on side streets.
- 6.20 In the past two years, there have been three parking complaints for North Beach Car Park with one ticket issued for parking on the footpath. There has also been a small number of other complaints related to parking or driving behaviour in the surrounding area.
- 6.21 Additionally, the North Beach Surf Lifesaving Club has plans to rebuild the club facilities, which may change access and activities in the car park. Consultation is planned for May 2025, with the intention to start construction of stage one in March 2026.
- 6.22 Transport staff are developing options to improve the North Beach Car Park, including a full redesign. An interim option is being considered to improve accessibility and safety along the footpath adjacent to the car park (the pedestrian area can be mistaken for parking spaces).

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Monitoring and enforcement

- 6.23 A breach of the Freedom Camping Act can result in an infringement fine, ranging from \$200-\$800, while a breach of a council bylaw can result in an infringement fine of \$400.
- 6.24 The current approach is to undertake proactive enforcement (nightly and morning patrols) over the summer season (Labour Weekend to ANZAC Weekend each year), and to undertake reactive enforcement (in response to concerns) over the winter season. These patrols can issue infringement fines to anyone not complying with the Act or the bylaw.
- 6.25 Freedom camping is currently prohibited at weekends in North Beach Car Park from October-May each year. Monitoring and enforcement data indicates that the prohibition at weekends is being largely adhered to (one infringement ticket has been issued this summer) and the number of freedom camping vehicles on weekday nights appear to be at reasonable levels.
- 6.26 The average number of vehicles overnight during weekdays was eight in January 2025, 15 in February 2025 and 12 in March 2025. This number reduced in the mornings to six, seven and six vehicles respectively, indicating that freedom campers that have stayed the night are likely to move on during the day.
- 6.27 Any changes to freedom camping monitoring and enforcement activities would require additional resourcing, including an extension or new contract with the Council's third-party contractor. If we were to use internal monitoring by Council compliance officers, this may improve enforcement, however, it poses significant resourcing, financial and operational challenges that may impact service levels.

7. Options for North Beach Car Park

- 7.1 In response to the petition requesting a temporary closure of North Beach Car Park, the following options are available:
- **Option 1 (recommended):** Decline to temporarily close North Beach Car Park to freedom camping
 - **Option 2:** Agree to temporarily close North Beach Car Park to freedom camping
 - **Option 3:** Agree to temporarily close part of North Beach Car Park to freedom camping
 - **Option 4:** Enhanced monitoring, enforcement and communications
- Note:** As the petition requests a temporary closure, you must decide to either decline or agree to a temporary closure (options 1, 2 or 3). Option 4 is an additional option that could be combined with declining or agreeing to a temporary closure. You could also choose options 1, 2 or 3 without option 4.
- 7.2 A temporary closure involves the exercise of a regulatory power and must consider whether the regulation will address the identified problems and whether it aligns with legislation. It would make it an offence to freedom camp in the area covered by a temporary closure.
- 7.3 There is a cost to closing the car park to freedom camping (monitoring and enforcement, signage, social media, staff time). The largest component of this is enforcement, which must occur after-hours for freedom camping as the offence relates to sleeping overnight. Enforcement of this area is currently incorporated into the contract with our third-party supplier and would require a variation.

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- 7.4 A temporary closure has been sought by those who signed the petition, as a temporary measure, while a more permanent ban is put in place (via an amendment to the bylaw).⁷
- 7.5 The analysis of a permanent ban is similar to a temporary closure, but requires stronger evidence, analysis and compliance with the Act (as well as a consultation process). It requires that the Council is satisfied that regulating with a bylaw is a reasonable and proportionate response to the identified problems.
- 7.6 A temporary closure can happen more quickly, would allow time to understand any displacement impacts, and could eventuate in additional work to consider amending the bylaw at a later date, if required.
- 7.7 Staff do not recommend an amendment to the bylaw at this stage. Changes to the self-contained standard are likely to change the way people are freedom camping by June 2026 (though it will take some time before the impacts of that are seen). Additionally, other changes in the area may change or address access concerns, including the potential for parking changes and construction in the area.
- Option 1 (recommended): Decline to temporarily close North Beach Car Park to freedom camping**
- 7.8 Under this option, the current restrictions would remain in place, i.e.:
- freedom camping is prohibited on weekends (from 7pm Fridays until 7pm Sundays), between 1 October and 1 May each year North Beach Car Park when the beach and surf lifesaving club activities are busiest.
 - on weeknights in the carpark, and in the surrounding areas year-round, anyone in a self-contained vehicle can freedom camp for up to four nights within any 30-day period, provided they move somewhere new after the first two nights.
- 7.9 The bylaw already regulates some of the activities of concern to the community. It is not clear that there are sufficient freedom camping problems during weekdays or over the winter months to justify regulating. The change in season is likely to reduce freedom camping activities and numbers, as well as community demand for parking.
- 7.10 Some concerns seem to be related to the visibility of vehicles that can be used for freedom camping, but not necessarily to freedom camping activities, as set out in legislation. There is also some community concern about the potential parking impacts from development in the area, which is not related to freedom camping. However, there is reputational risk to the Council in not acting, given the concerns raised by the local community, noting that regulation is not the only option.
- 7.11 Work is also underway to respond to Notices of Motion in relation to wider freedom camping and parking issues in the area, which may lead to other solutions.

Option 2: Agree to temporarily close North Beach Car Park to freedom camping

- 7.12 This option would temporarily close North Beach Car Park to freedom camping in response to concerns over safety and public access. The car park is a popular site for freedom camping, and the car park can be very busy. Shorter turnaround of car parking is needed for better public access to facilities and club activities.
- 7.13 A temporary closure may have little impact on daytime activities - instituting a closure will not prevent people in freedom camping vehicles from parking in the car park during the day or from accessing the facilities and services. From the identified issues, parking access, particularly in the mornings, and daytime activities seem to be the main concern of the

⁷ "We request that the Christchurch City Council immediately enforce a temporary ban on Freedom campers in the North Beach Foreshore car park while working toward a permanent solution" - [item 4 Council agenda 2 April 2025](#)

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- community. Staff are working on a response to a Notice of Motion from the Community Board to consider options that address safety, access and availability in the car park.
- 7.14 If you decide to proceed with a temporary closure, freedom camping would be prohibited overnight. A temporary closure can only apply for a specified length of time. Staff propose that if a temporary closure is implemented, the end date aligns with the date all freedom camping vehicles must comply with the new standard for self-containment, i.e. 7 June 2026. This will also cover the 2025/26 summer period which is when the beach is busiest and the need for access to the car park is highest.
- 7.15 The proposed temporary closure would apply:
- to all parks in the parking area between and near the North Beach Surf Lifesaving Club and the North New Brighton Community Centre (alongside Marine Parade).
 - the North Beach Car Park would be closed to freedom camping from now until 7 June 2026.
- 7.16 The temporary closure would only apply to the North Beach Car Parking area, with opportunities for freedom camping nearby.
- 7.17 Closure of North Beach Car Park could displace freedom campers to nearby residential areas and create new concerns for the community. Daytime parking and related concerns may persist.
- 7.18 The Council must give notice of a temporary closure. This would be issued through a variety of means, including onsite signage, and by posting information on the Council's website and on any relevant freedom camping apps.
- 7.19 There would be a cost to closing the car park to freedom camping, as enforcement must occur after-hours. Enforcement is currently incorporated into the contract with our third-party supplier and would require a variation (or provided by staff, which poses significant resourcing, financial and operational challenges that may impact service levels).
- Option 3: Agree to temporarily close part of North Beach Car Park to freedom camping*
- 7.20 Under this option, a temporary closure would be implemented for part of the North Beach Car Park. A partial temporary closure would have the same decision-making requirements as a full temporary closure. A partial temporary closure would only apply to the specified locations in North Beach Car Park for the specified time, which, like a full temporary closure, staff propose aligns with the date of compliance with the new self-contained standards. It will not affect freedom camping nearby.
- 7.21 If you were to proceed with this option, staff propose implementing a partial temporary closure at each end of the car park, i.e. one near the Surf Lifesaving Club and one near the Community Hall. The middle section of the car park that adjoins the landscaped area would still be available for freedom camping overnight. Retaining some parking spaces in the car park for freedom camping will help mitigate any displacement of freedom campers to other areas.
- 7.22 This would ensure vehicle turnover would be more likely to occur during the day, especially in the early mornings when the car park is used by people going for walks on the beach and getting coffee from the coffee cart. Having areas where freedom camping is temporarily prohibited may encourage day-trippers in campers to park in spaces where freedom camping is allowed during the day.
- 7.23 Potential negative impact (other than displacement) include:
- the smaller area may concentrate campers, resulting in noise or other impacts

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- a perception may arise that the area is reserved for freedom campers, reducing general access for public parking
 - the perception may embolden campers to spread out in a way that increase community tensions.
- 7.24 The proposed partial temporary closure will apply:
- to 12 parking spaces to the north and 16 parking spaces to the south in the parking area between the North Beach Surf Lifesaving Club and the North New Brighton Community Centre (attached map B)
 - these parts of the North Beach Car Park would be closed to freedom camping from now until 7 June 2026.
- 7.25 The requirements for giving notice would be the same as for a full temporary closure of the car park in Option 2.
- 7.26 There would be a cost to closing the car park to freedom camping, as enforcement must occur after-hours. Enforcement is currently incorporated into the contract with our third-party supplier and would require a variation (or provided by staff, which poses significant resourcing, financial and operational challenges that may impact service levels).
- Option 4 – Enhanced monitoring, enforcement and communications*
- 7.27 Under this option, the existing bylaw and enhanced monitoring, enforcement and communication activities would be used to address the concerns raised by the petition.
- 7.28 This option would not require any regulatory changes, but will require additional resourcing. The Council has tools available in the existing freedom camping bylaw (together with parking rules) that could be used to address the concerns raised by the community – see the subheading “Current bylaw coverage for the coastal area” above, which sets these out.
- 7.29 Planning could include:
- improving freedom camping compliance monitoring and enforcement activities for next season (to be implemented from October 2025)
 - improving parking compliance monitoring and enforcement of over-sized vehicles (together with parking improvements that are currently underway)
 - developing a communications plan for freedom camping activities in the city coastal area (to be implemented from October 2025).
- 7.30 This approach acknowledges that freedom camping activities are likely to reduce over the winter months, and that resourcing is best focused on preparing for the summer season (from October 2025). Additionally, work is also underway to develop options to improve the North Beach Car Park, including a full redesign, which may reduce community concerns.
- 7.31 Additional resourcing would be required to increase monitoring, enforcement and communication activities. This would require less resourcing than undertaking proactive monitoring and enforcement activities in response to a temporary closure, regardless of the number of parking spaces covered by a temporary closure.
- 7.32 Existing signage could be assessed to establish if improvements onsite can be made. One key action could be to install advisory signage asking freedom campers to vacate in the mornings (for example, by 8:30am). This is an approach used by some other councils. As it is advisory, there would be no enforcement. It may encourage anyone from staying overnight to leave (freeing up parking spaces), but would not prevent people in freedom camping vehicles from arriving during the day. Under the current bylaw, freedom campers are prohibited from

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staying overnight in North Beach Car Park between 7pm Fridays and 7pm Sundays, between 1 October and 1 May each year.

- 7.33 Posters could be displayed in the public toilets at both North Beach Car Park and in nearby Thomson Park (as well as in Broad Park to the north) to communicate freedom camping rules and expectations, together with public education / communication activities to support compliance and encourage behaviour change. This could complement online communications.

Attachments Ngā Tāpirihanga

No.	Title	Reference
A	North Beach Car Park - options for temporary closure	25/800075

Signatories Ngā Kaiwaitohu

Authors	Libby Elvidge - Principal Advisor Citizens & Community Teena Crocker - Senior Policy Analyst Lynette Ellis - Head of Transport & Waste Management Tracey Weston - Head of Regulatory Compliance Robbie Hewson - Head Ranger Coastal & Plains Stephen Wright - Manager Operations (Transport)
Approved By	John Higgins - General Manager Strategy, Planning & Regulatory Services

11. Canterbury Billiards and Snooker Association - Amendment to Lease Recommendation

Reference Te Tohutoro: 25/1507993

Responsible Officer(s) Te Pou Matua: Felix Dawson, Leasing Consultant

Accountable ELT Member Pouwhakarae: Andrew Rutledge, General Manager Citizens and Community

1. Purpose and Origin of the Report Te Pūtake Pūrongo

- 1.1 The purpose of this report is to seek the Community Board's amendment to the resolution made 7 October 2024 to grant Canterbury Billiard and Snooker Association a lease over part of Cuthberts Green.
- 1.2 The report is staff generated following identification of an administrative error that referenced the Reserves Act 1977.

2. Officer Recommendations Ngā Tūtohu

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receives the information in the Canterbury Billiards and Snooker Association - Amendment to Lease Recommendation Report.
2. Notes that decision in this report is assessed as low significance based on the Christchurch City Council's Significance and Engagement Policy.
3. Rescind the resolution of 7 October 2024, decision CBCC/2024/00094 due to an administrative error.
4. Approve the following recommendations:
 - a. Grant a ground lease to Canterbury Billiards and Snooker Association pursuant to the Local Government Act 1977, for a lease period of thirty-three (33) years including renewals for an area of approximately 270 square metres of Cuthberts Green being part of Sec 4 SO470186, TR 667331 as shown on the plan included in the report described as **Attachment A** of the agenda report.
 - b. 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 final negotiations and administering the terms and conditions of the new lease.

3. Background/Context Te Horopaki

- 3.1 At the meeting of 7 October 2024, the Waitai Coastal-Burwood-Linwood Community Board approved the following recommendations by resolution **CCBCC/2024/00094**:
 1. *Receives the information in the Canterbury Billiards and Snooker Association - Amendment to Lease Recommendation Report.*
 2. *Grant a ground lease to Canterbury Billiards and Snooker Association pursuant to section 54 of the Reserves Act 1977, for a lease period of thirty-three years including renewals for an*




area of approximately 270 square metres of Cuthberts Green being part of Sec 4 SO470186, TR 667331 as shown on the plan described as Attachment A of the agenda report.

3. Notes that the decision in this report is assessed as low significance based on the Christchurch City Council’s Significance and Engagement Policy.
- 3.2 The recommendations were incorrect as it referenced the Reserves Act 1977 when the correct legislation for granting the lease was under the Local Government Act 2002. The difference being the land subject to lease is not classified as a reserve in accordance with the Reserves Act 1997 and therefore subject to the lease provisions in the Local Government Act 2002.
- 3.3 The recommendation also omitted the general delegation to the Manager Property Consultancy to complete lease negotiations and administer the terms of the lease.
- 3.4 This report proposes to rescind the earlier resolution and replaces it with a correct one.
- 3.5 There are no changes to the substance of the previous report, **Attachment A**, and the decision itself isn’t impacted.

4. Considerations Ngā Whai Whakaaro

- 4.1 There are no further considerations.

Attachments Ngā Tāpirihanga

No.	Title	Reference	Page
A 	Canterbury Billiards - lease report October 2024	25/1508464	91

In addition to the attached documents, the following background information is available:

Document Name – Location / File Link
Not applicable

Signatories Ngā Kaiwaitohu

Author	Felix Dawson - Leasing Consultant
Approved By	Kathy Jarden - Team Leader Leasing Consultancy Angus Smith - Manager Property Consultancy

9. Canterbury Billiards and Snooker Association - proposed new lease - Cuthberts Green

Reference Te Tohutoro: 24/1560321

Responsible Officer(s) Felix Dawson, Leasing Consultant

Te Pou Matua:

Accountable ELT Andrew Rutledge, Acting General Manager Citizens and

Member Pouwhakarae: Community

1. Purpose and Origin of the Report Te Pūtake Pūrongo

- 1.1 To consider the application for a new ground lease by the Canterbury Billiards and Snooker Association for part of Cuthberts Green.
- 1.2 The current lease has expired, and a new lease is required. A new lease is proposed on the basis that the Canterbury Billiards and Snooker Association is a sound organisation with a track record and commitment to provide opportunities of a recreational nature.

2. Officer Recommendations Ngā Tūtohu

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receives the information in the Canterbury Billiards and Snooker Association - proposed new lease - Cuthberts Green Report.
2. Grant a ground lease to Canterbury Billiards and Snooker Association pursuant to section 54 of the Reserves Act 1977, for a lease period of thirty-three years including renewals for an area of approximately 270 square metres of Cuthberts Green being part of Sec 4 SO470186, TR 667331 as shown on the plan described as Attachment A of the agenda report.
3. Notes that the decision in this report is assessed as low significance based on the Christchurch City Council's Significance and Engagement Policy.

3. Executive Summary Te Whakarāpopoto Matua

- 3.1 The Canterbury Billiards and Snooker Association was formed in around 1937 and has leased the site at Cuthberts Green since 1978 as a clubroom for the playing of casual and competitive billiards and snooker.
- 3.2 It remains a motivated and active club with solid membership and consistent activity including the running of local and national tournaments. It requires security of tenure to plan ongoing activities with certainty.

4. Background/Context Te Horopaki

The Property

- 4.1 The part of Cuthberts Green on which the Canterbury Billiards and Snooker Association is sited is located at 210-220 Pages Road as shown in red below. It is held as recreation reserve pursuant to the Reserves Act 1977.



- 4.2 Canterbury Billiards and Snooker Association (CBSA) is located near Shuttle Drive- at the north end of Cuthberts Green marked A below. Key lessees in the area are Badminton Canterbury Inc marked B, and the Canterbury Softball Association marked C. The Council owned and managed Cowles Stadium is marked D.



Canterbury Billiards and Snooker Association Inc

- 4.3 The Canterbury Billiards and Snooker Association (CBSA) was formed in around 1937 and has leased the site at Cuthberts Green since 1978 for the purpose of playing billiards and snooker. CBSA is a member of the New Zealand Billiards and Snooker Association and is the home of snooker and billiards in Canterbury providing an umbrella association for other local clubs. It has a strong management committee which run annual local and national competitions. CBSA has a long history of successful competitors at all levels.
- 4.4 CBSA has over one hundred members and although runs on limited income, still has a positive bank balance. It meets the Council requirements as a suitable lessee:
- Incorporated society for recreation purpose.
 - Steady membership.
 - Historical use and investment on the site.
 - Financially stable.
- 4.5 On the basis of the above staff recommend a new lease with the following key lease terms:
- Ground lease, 270 sqm (approx).
 - Initial lease term 11 years with two rights of renewal.
 - Rent calculated in accordance with policy for ground lease to sports clubs and community groups. Rental under current rent rates \$410.40 plus GST.

Options Considered Ngā Kōwhiringa Whaiwhakaaro

- 4.6 The following reasonably practicable options were considered and are assessed in this report:
- 4.6.1 Enter into a new ground lease.
- 4.6.2 Do not enter into a ground lease.
- 4.7 The following options were considered but ruled out:
- Do Nothing.
- Not feasible: The Club requires certainty to enable it to plan future use with confidence.
- Require removal and revert to open park space.
- Not feasible: will incur staff costs for negotiation of removal, then cost for re-instatement and on-going maintenance. There is no identified need for additional open space on that location.

Options Descriptions Ngā Kōwhiringa

- 4.8 **Preferred Option:** Enter into a new ground lease.
- 4.8.1 **Option Description:** Enter into a new ground lease on standard terms.
- 4.8.2 **Option Advantages**
- Consistent with policy of dealing with sports clubs with investment on site.
 - Provides certainty for the Club.

- Consistent with the public use of the reserve.

4.8.3 Option Disadvantages

Some risk due to limited income.

4.9 Do not enter into new lease.

4.9.1 **Option Description:** Do not approve a new lease and seek alternative use for some other unidentified use.

4.9.2 Option Advantages

- Possible more active use of site with another user.

4.9.3 Option Disadvantages

- Will incur staff costs with no certainty of success.
- The Club has invested on site and has a solid membership and finances, so to not grant a lease would be inconsistent with Council policy.

Analysis Criteria Ngā Paearu Wetekina

4.10 The options in terms of the lease were assessed taking into account lessee investment on site and the need for certainty for ongoing operation as against alternative use for the park.

5. Financial Implications Ngā Hīraunga Rauemi

Capex/Opex Ngā Utu Whakahaere

- 5.1 Cost to Implement - Preparation of lease and public advertising costs to be recovered from tenant.
- 5.2 Maintenance/Ongoing costs- tenant responsibility.
- 5.3 Funding Source- operational funds.

6. Considerations Ngā Whai Whakaaro

Risks and Mitigations Ngā Mōrearea me ngā Whakamātautau

6.1 There is a risk of the lessee failing to continue operating, pay rent or maintain the premises. The risk is assessed as low. There would be staff costs in seeking a new user and maintenance costs if not successful. The likelihood of these consequences occurring is considered low based on existing solid club numbers, level of activity and track record.

Legal Considerations Ngā Hīraunga ā-Ture

- 6.2 Statutory and/or delegated authority to undertake proposals in the report:
 - 6.2.1 Delegations Parks (Part D-sub Part 1- Community Boards) Authority delegated from Council to Community Boards.

“To grant leases of recreation reserves in accordance with this section” - section 54 Reserves Act 1977.
 - 6.2.2 Reserves Act 1977-Lease entered into pursuant to section 54 Reserves Act 1977.

6.3 Other Legal Implications:

- 6.3.1 Local Government Act 2002-Decision Making including consideration of community views.
- 6.3.2 Reserves Act 1977, use consistent with recreation use classification, public notice pursuant to section 54.
- 6.3.3 Department of Conservation approval pursuant to delegation to CEO.

Strategy and Policy Considerations Te Whai Kaupapa here

6.4 The required decision:

- 6.4.1 Aligns with the [Christchurch City Council's Strategic Framework](#), in particular the strategic priority of being an inclusive and equitable city that puts people at the centre. Local sports club enable wellbeing, accessibility and connection.
- 6.4.2 Is assessed as low significance based on the Christchurch City Council's Significance and Engagement Policy. The level of significance was determined by considering the number of people affected, the level of impact on those affected and the low cost to Council associated with entering into the lease.
- 6.4.3 Leasing Council - dealing unilaterally with incumbent tenant where there is only one logical tenant including not-for-profit organisations particularly sports clubs on reserves.

6.5 This report supports the [Council's Long Term Plan \(2024 - 2034\)](#):

6.6 [Communities & Citizens](#)

6.6.1 [Activity: Recreation, Sports, Community Arts and Events](#)

- [Level of Service: 7.0.3.1 Support citizen and partner organisations to develop, promote and deliver recreation and sport in Christchurch - 4,000 hours of staff support provided per annum.](#)

Community Impacts and Views Ngā Mariu ā-Hāpori

- 6.7 Community engagement involved: direct contact with the neighbouring lessees on the reserve, public notice in the Christchurch Press on 19 March 2024 and notification in the public notices of the Council website. No responses were received.
- 6.8 Staff consider that the above is sufficient consideration of community views taking into account the significance of the decision proposed.
- 6.9 The decision affects the following wards/Community Board areas:

6.9.1 [Waitai Coastal-Burwood-Linwood Community Board.](#)

Impact on Mana Whenua Ngā Whai Take Mana Whenua

- 6.10 The decision does not a significant decision in relation to ancestral land, a body of water or other elements of intrinsic value, therefore this decision does not specifically impact Mana Whenua, their culture, and traditions.
- 6.11 The decision does not involve a matter of interest to Mana Whenua and will not impact on our agreed partnership priorities with Ngā Papatipu Rūnanga.
- 6.12 The proposal was forwarded to Mahaanui Kurataio for comment on 26 January 2024 and they have responded that there were no issues.

Climate Change Impact Considerations Ngā Whai Whakaaro mā te Āhuarangi

- 6.13 The proposals in this report are unlikely to contribute significantly to adaption to the impacts of climate change or emissions reductions. The proposal to enter into a new lease for an existing use does not have an impact on climate change as there is limited carbon footprint associated with leasing itself and there is no change to current emissions. In terms of the activities associated with the lease, the club encourages local community involvement and in that sense the carbon associated with travel is low. There are no development plans associated with the activities that involve significant use of resources.

7. Next Steps Ngā Mahinga ā-muri

- 7.1 Property staff to undertake final negotiation of lease terms and complete documentation.

Attachments Ngā Tāpirihanga

No.	Title	Reference	Page
A	Canterbury Billards and Snooker Lease Plan	24/1639917	

In addition to the attached documents, the following background information is available:

Document Name – Location / File Link
Not applicable

Signatories Ngā Kaiwaitohu

Author	Felix Dawson - Leasing Consultant
Approved By	Kathy Jarden - Team Leader Leasing Consultancy Angus Smith - Manager Property Consultancy Al Hardy - Manager Community Parks Rupert Bool - Acting Head of Parks



12. Ferry Road/Hargood Road/Radley Street Pedestrian Improvements

Reference Te Tohutoro: 25/1661246

Responsible Officer(s) Te Pou Matua: Lachlan Beban, Principal Transportation Advisor

Accountable ELT Member Pouwhakarae: Brent Smith, General Manager City Infrastructure

1. Purpose and Origin of the Report Te Pūtake Pūrongo

- 1.1 The purpose of this report is to seek approval from the Community Board for pedestrian improvements at the Ferry Road/Hargood Street/Radley Street intersection.
- 1.2 The report is generated in response to requests from the public to improve the safety of pedestrians using the signalised crossings at this intersection.

2. Officer Recommendations Ngā Tūtohu

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receives the information in the Ferry Road/Hargood Road/Radley Street Pedestrian Improvements 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, pursuant to Section 334 of the Local Government Act 1974, the installation of hardware to facilitate traffic signal control of left and right turn turning movements for the protection of pedestrians.

3. Background/Context Te Horopaki

- 3.1 Concerns have been raised by members of the public about the safety of pedestrians using the signalised crossings at the Ferry Road/Hargood Street/Radley Street intersection.
- 3.2 The crossings at this signalised intersection are a key link in pedestrian journeys in the local area. The intersection is close to a several pedestrian attractors, such as Te Waka Unua School, Kindercare Learning Centre, and the Woolston town centre. The mix of pedestrians regularly using the crossings include pre-school and primary school children and their families.
- 3.3 There are also bus stops on Ferry Road on either side of the intersection providing connection to public transport.
- 3.4 In the five-year period 2021-2025 there have been six reported crashes at the intersection. Two of the crashes resulted in injuries (one serious, one minor). None of the crashes involved pedestrians.
- 3.5 To improve pedestrian safety, it is proposed to protect pedestrians using the crossings by adding red arrow signals to control vehicle turning movements.

3.6 Funding for these upgrades would come from the Minor Safety Interventions programme.

Options Considered Ngā Kōwhiringa Whaiwhakaaro

3.7 The following reasonably practicable options were considered and are assessed in this report:

3.7.1 Install red arrow signals to control the movement of vehicles when pedestrian crossing movements are active.

3.7.2 Do Nothing.

Options Descriptions Ngā Kōwhiringa

3.8 **Preferred Option:** Install red arrow signals to control the movement of vehicles when pedestrian crossing movements are active.

3.8.1 Option Advantages

- Provides signal control to hold back drivers from turning across pedestrians while the crossing signals are active.

3.8.2 Option Disadvantages

- Cost to Council.

3.9 **Option 2:** Do Nothing

3.9.1 **Option Description:** Do Nothing.

3.9.2 Option Advantages

- No cost to Council

3.9.3 Option Disadvantages

- Does not address concerns raised by the community on the safety of pedestrians using the signalised crossings at this intersection.

4. Financial Implications Ngā Hīraunga Rauemi

Capex/Opex Ngā Utu Whakahaere

	Recommended Option	Option 2 – Do Nothing
Cost to Implement	\$27,000	\$0
Maintenance/Ongoing Costs	To be covered under the traffic signals maintenance contract.	\$0
Funding Source	#65924 Delivery Package – Minor Safety Interventions	\$0
Funding Availability	Funding available in the above-named budget	\$0
Impact on Rates	None	\$0

5. Considerations Ngā Whai Whakaaro

Risks and Mitigations Ngā Mōrearea me ngā Whakamātautau

5.1 There is a risk that people may continue to feel unsafe while crossing at the intersection if the proposed changes are not approved.

Legal Considerations Ngā Hīraunga ā-Ture

5.2 Statutory and/or delegated authority to undertake proposals in the report:

Local Government Act 1974

5.2.1 Section 331 provides authority to approve concept plans to construct, remove or alter facilities for the health, safety or convenience of the public, or for the control of traffic or enforcement of traffic laws.

5.2.2 The installation of any signs, traffic signals and/or markings associated with traffic control devices must comply with the Land Transport Rule: Traffic Control Devices 2004.

5.3 Other Legal Implications:

5.3.1 There is no other legal context, issue, or implication relevant to this decision.

5.3.2 This specific report has not been reviewed and approved by the Legal Services Unit however the report has been written using a general approach previously approved of by the Legal Services Unit, and the recommendations are consistent with the policy and legislative framework outlined in this report.

Strategy and Policy Considerations Te Whai Kaupapa here

5.4 The required decision:

5.4.1 Aligns with the Christchurch City Council's Strategic Framework and Community Outcomes. Improving the safety of our roads aligns with the Strategic Priorities and Community Outcomes, in particular to be an inclusive and equitable city; build trust and confidence by listening to and working with our residents; and providing safe crossing points for people who walk and improved cycle infrastructure, will contribute to a green, liveable city, where our neighbourhoods and communities are accessible and well-connected.

5.4.2 Is assessed as low significance based on the Christchurch City Council's Significance and Engagement Policy. The level of significance was determined by the low level of impact and low number of people affected by the recommended decision.

5.5 The recommended option is consistent with the Council's Plans and Policies, in particular:

- LTP Activity Plan - Level of Service target to reduce the number of deaths or serious injuries (DSI) from all crashes by 40% in 2030.
- The changes made align with the safe and healthy streets for everyone goal in the draft Ōtautahi Christchurch Future Transport Strategy 2024-2054.

5.5.2 Improving safety on local roads is a priority for the Council.

5.6 This report supports the [Council's Long Term Plan \(2024 - 2034\)](#):

5.7 Transport

5.7.1 Activity: Transport

- Level of Service: 10.5.1 Limit deaths and serious injury crashes per capita for cyclists and pedestrians - ≤ 12 crashes per 100,000 residents.
- Level of Service: 16.0.10 Maintain the perception (resident satisfaction) that Christchurch is a walking friendly city - $\geq 85\%$ resident satisfaction.

Community Impacts and Views Ngā Mariu ā-Hāpori

5.8 Due to the very minor nature of improvements at the intersection, consultation has not been undertaken.

5.9 The decision affects the following wards/Community Board areas:

5.10 Waitai Coastal-Burwood-Linwood Community Board



Impact on Mana Whenua Ngā Whai Take Mana Whenua

- 5.11 The decision does not involve a significant decision concerning ancestral land or a body of water or other elements of intrinsic value, therefore this decision does not specifically impact Mana Whenua, their culture and traditions.
- 5.12 The decision does not involve a matter of interest to Mana Whenua and will not impact on our agreed partnership priorities with Ngā Papatipu Rūnanga.

Climate Change Impact Considerations Ngā Whai Whakaaro mā te Āhuarangi

- 5.13 The proposals in this report are unlikely to contribute significantly to adaptation to the impacts of climate change or emissions reductions.
- 5.14 This is a minor proposal that is principally intended to improve accessibility and safety for people crossing at the intersection.

6. Next Steps Ngā Mahinga ā-muri

- 6.1 If approved, staff will proceed with the installation of the additional traffic signal displays.

Attachments Ngā Tāpirihanga

There are no attachments to this report.

In addition to the attached documents, the following background information is available:

Document Name – Location / File Link
Not applicable

Signatories Ngā Kaiwaitohu

Authors	Lachlan Beban - Principal Advisor Transportation Signals Gemma Dioni - Principal Advisor Transportation - Safety
Approved By	Kathy Graham - Acting Team Leader Traffic Operations Stephen Wright - Manager Operations (Transport)

13. Cypress Garden/Bromley Old School Reserves - park improvements and renewals

Reference Te Tohutoro: 25/780352

Responsible Officer(s) Te Pou Matua: Barbara Heise, Community Parks Project Manager

Accountable ELT Member Pouwhakarae: Andrew Rutledge, General Manager Citizens and Community

1. Purpose and Origin of the Report Te Pūtake Pūrongo

- 1.1 The purpose of this report is to seek approval from the Waitai Coastal-Burwood-Linwood Community Board for the draft concept design for renewals and improvements at Cypress Garden and Bromley Old School Reserves:
 - 1.1.1 Relocation and renewal of the skate ramp
 - 1.1.2 Upgrade of the dirt pump track to asphalt pump track
 - 1.1.3 Installation of new paths
 - Cypress Garden Reserve to Maces Road
 - Cypress Garden to Bromley Community Centre
 - Bromley Community Centre to Maces Road
 - 1.1.4 Installation of nature play area and new picnic table at Cypress Garden Reserve, which form part of the “Activate Bromley” activities which the Community Board is supporting via Better of funding (as allocated at the 7 October 2024 meeting).
- 1.2 The report is staff generated.

2. Officer Recommendations Ngā Tūtohu

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receives the information in the Cypress Garden/Bromley Old School Reserves - park improvements and renewals 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 concept plan for Cypress Garden and Bromley Old School Reserves including the skate ramp renewals, new paths, pump track upgrade, nature play area and picnic table installation as set out in agenda **Attachment A**.

3. Executive Summary Te Whakarāpopoto Matua

- 3.1 The “Cypress Gardens Skate Ramp Renewal” project forms part of the Community Parks Renewal Programme, addressing aging assets that have reached the end of their service life. This project originated from the need to replace the aging Cypress Garden Reserve skate ramp, and from a broader review of how both Cypress Garden and Bromley Old School Reserves could better serve the community.

- 3.2 The works include relocating and renewing the skate ramp, upgrading the dirt pump track to asphalt, installing new paths to improve connectivity, and repurposing the current skate ramp site for a nature play space and picnic area as part of the “Activate Bromley” initiative.
- 3.3 These improvements will provide safer, more inclusive, and year-round recreational opportunities, strengthen the reserves’ role as a community hub, and better meet the needs of a broader range of users.
- 3.4 Early community engagement was undertaken in April 2025, with feedback informing the draft concept plan (**Attachment A**).
- 3.5 The estimated cost of the renewal is expected to be within the approved budget.
- 3.6 Upon approval of the draft concept design, the detailed design process will commence, with construction anticipated to begin in spring 2025.

4. Background/Context Te Horopaki

- 4.1 Cypress Garden Reserve, located at 41 Keighleys Road, Bromley, sits close to Bromley Old School Reserve. Given their proximity, the community is likely to perceive the two as a single, larger reserve rather than separate spaces. For this reason, staff assessed the assets of both reserves in the context of the wider public open space.



Image 1 – Aerial of Cypress Garden and Bromley Old school reserve

- 4.2 The primary scope of project 74044 *Cypress Garden Reserve Skate Ramp Renewal* is to replace the existing skate ramp at Cypress Garden Reserve, which has reached the end of its useful life, and to ensure it remains safe for use. In addition, subject to available funding, the renewal of the bicycle pump track in the adjacent Bromley Old School Reserve was also considered.
- 4.3 Staff undertook site investigations and noted the following:
 - 4.3.1 The skate ramp is currently positioned in the centre of the reserve and is not visible from Bromley Road. It is designed for experienced skaters due to its skill level

requirements. The ramp is set within a bark safety surface with edging; however, much of the bark has deteriorated and now provides minimal impact absorption.

- 4.3.2 Although the skate ramp is located along the school route, it is unlikely to be used by school children due to its advanced skill level and its separation from other recreational facilities such as the playground, basketball court, and pump track, which are located further within Bromley Old School Reserve. The ramp does not present as an inviting space to spend time, and there are no seating options available for caregivers to supervise children using the facility.
- 4.3.3 The dirt pump track at Bromley Old School Reserve is currently in poor condition. Constructed from soil and lacking any hard surfacing, the track has become heavily worn in several areas, limiting its functionality and appeal. Its usability is restricted to drier weather condition. To restore and maintain the pump track as a recreational asset, resurfacing (asphalt) and reshaping are necessary to improve durability and enhance rider experience.
- 4.3.4 The Bromley Community Centre, the adjacent basketball court (moderate condition) and the play space (renewed 2024) appear well used and form a central hub for the community within the reserve.
- 4.3.5 A path extends from the north-western corner of Cypress Garden Reserve, running alongside Bromley School and past the skate park, before connecting to Raymond Road and the pedestrian path opposite within Bromley Old School Reserve. The path does not continue through Bromley Old School Reserve to the community centre. A separate short path links the play space to the community centre.
- 4.3.6 Staff observed strong desire lines throughout Bromley Old School Reserve, particularly from the park entrance at 117A Maces Road to the Bromley Community Centre. Additional desire lines run across the reserve towards its north-western corner, where people appear to cross into Cypress Garden Reserve, as well as further east towards the formal path within Cypress Garden Reserve. These desire lines are highlighted in Image 2 below.

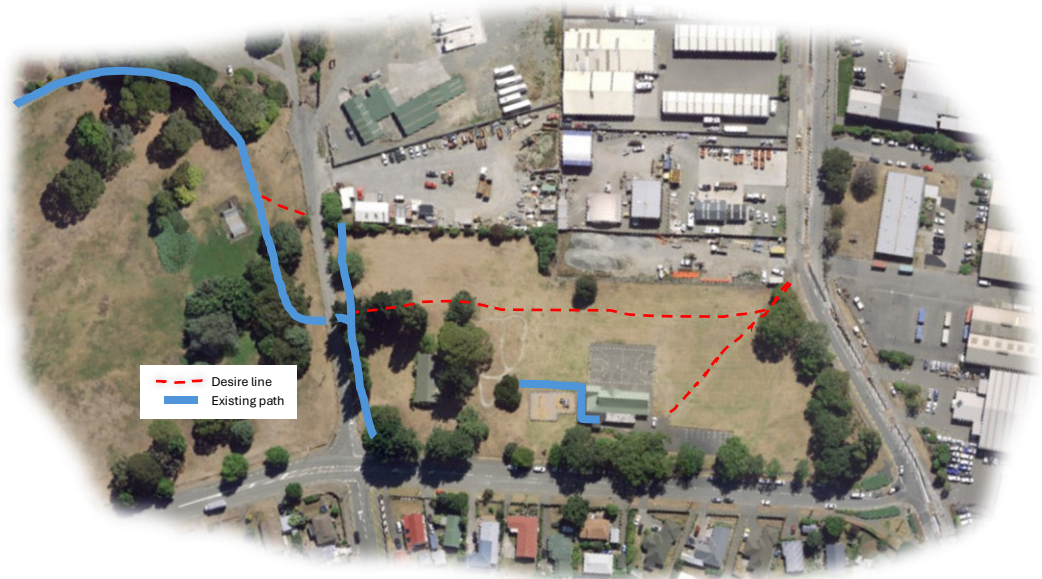


Image 2 – Aerial of parts of Cypress Garden Reserve and Bromley Old School Reserve with highlighted desire lines

- 4.3.7 Staff also noted opportunities to plant additional trees in both reserves, consistent with the Urban Tree Plan. This aspect is not included within the scope of this project; however, it has been referred to Council arborists, who are developing a tree planting plan for consideration in a separate report.
- 4.4 Early engagement with the community started in April 2025 to better understand how the assets in both reserves were being used by the community and to validate the findings from the initial site investigations, for example seeking input on whether a relocation of the skate ramp would be considered useful.
- 4.5 In October 2024, the Community Board approved the allocation of Better Off funding to the Bromley Community Centre for *Activate Bromley* activities. While these activities fall outside the scope of this project, staff have worked with the Bromley Community Centre to explore re-using the current skate ramp space to enable nature play, which aligns with the activities included in the *Activate Bromley* initiative.
- 4.6 Staff have developed a concept plan that incorporates findings from the above outlined activities. The concept plan incorporates works across both reserves and reflects the *Activate Bromley* activities to show these in the wider context of the reserve.
- 4.7 While this report seeks approval on the use of the former skate ramp location for a nature play installation and the placement of a picnic table nearby for *Activate Bromley*, the delivery aspects of these initiatives will remain with Bromley Community Centre with support of the Council's Community Partnership Rangers and Sports New Zealand's Play Advocate.
- 4.8 The concept plan has been shared with submitters and additional feedback on the concept plan was collected from 13 August 2025 to 24 August 2025. The community feedback has been considered in the concept plan.

Options Considered Ngā Kōwhiringa Whaiwhakaaro

- 4.9 The following reasonably practicable options were considered and are assessed in this report:
 - 4.9.1 **Option 1** – The Community Board adopt the draft concept plan for the renewal of the skate ramp in the new location (for beginner to intermediate skill level), upgrade the pump track, install new paths and re-purpose former skate ramp space for nature play.
 - 4.9.2 **Option 2** – The Community Board does not approve the concept and request staff to consider alternative designs.
- 4.10 The following options were considered but ruled out:
 - 4.10.1 **Option 3** – Do nothing, leaving all assets “as is”

This option was ruled out due to the condition of the skate ramp. As the asset is nearing the end of its useful life and will soon become unsafe, it would need to be removed from the reserve, leading to a reduction in the level of service available to the Bromley and wider skate community.

Options Descriptions Ngā Kōwhiringa

- 4.11 **Preferred Option:** Option 1
 - 4.11.1 **Option Description:** The Community Board adopt the draft concept plan for the renewal of the skate ramp in the new location (for beginner to intermediate skill

level), upgrade the pump track, install new paths and re-purpose former skate ramp space for nature play.

4.11.2 Option Advantages

- The levels of service for the community will be better tailored to their needs by adjusting the skill level of the skate ramp and bringing it closer to the community centre where it has passive surveillance and allows more children to use it while attending programmes at the centre or visiting the playground.
- The upgrade to the pump track will provide for year-round use and offers a more challenging play and learning environment in line with the skate park.
- The extension of the path networks within Bromley Old School Reserve creates a better connection for the community to the Bromley Community Centre as well as for children walking to school (from Maces Rd and beyond) via Bromley Old School reserve. The new paths will also provide an opportunity for all ages to use the path network for walks and recreational activities as the new connections will create a loop path through the reserve and along the pedestrian path along Keighleys Road and Bromley Road. Overall, the parks become more accessible.
- The relocation of the skate ramp to Bromley Old School Reserve also creates an opportunity for *Activate Bromley* to re-purpose the current space with its timber edging and softfall area for a new nature play space that children can use on their way to and from school. An adjacent picnic table will invite families to relax socialise after school / while children are playing in the nature play area and wider park.

4.11.3 Option Disadvantages

- The skate community loses an asset for experienced skaters. Feedback from the skate community indicates that while the asset is not used often and for long periods of time, it provides one of the few more challenging assets in Ōtautahi. However, this disadvantage could be balanced by incorporating a similar ramp element when the nearby Linwood Park skate park is renewed.
- Any changes requested to the design past this point will likely incur increased costs and further delay the renewal of the assets in the reserve (skate ramp and pump track) and potentially make them unsafe to use until such time that an alternative design is agreed and delivered.

4.12 Alternative Option – Option 2

4.12.1 **Option Description:** The Community Board does not approve the concept and request staff to consider alternative designs.

4.12.2 Option Advantages

- The Community Board maintain flexibility to review the community feedback in more detail and suggest alternative design solutions.
- Other location options for the skate ramp could be investigated to continue to provide a ramp for skaters with a more experienced skill level.
- Funds not invested in new paths for Bromley Old School Reserve and the upgrade of the pump track could be distributed across other projects.

4.12.3 Option Disadvantages

- Not approving the concept will delay the project and likely push out the delivery of renewed / new assets until late autumn or spring 2026.
- Funding from the Community Parks New Asset Development is currently available to support the delivery of new paths, this may be re-allocated to other projects and no longer available in future years.

Analysis Criteria Ngā Paearu Wetekina

4.13 The draft concept plan is shown below in figure 1 and attached to this report, refer to Attachment A.

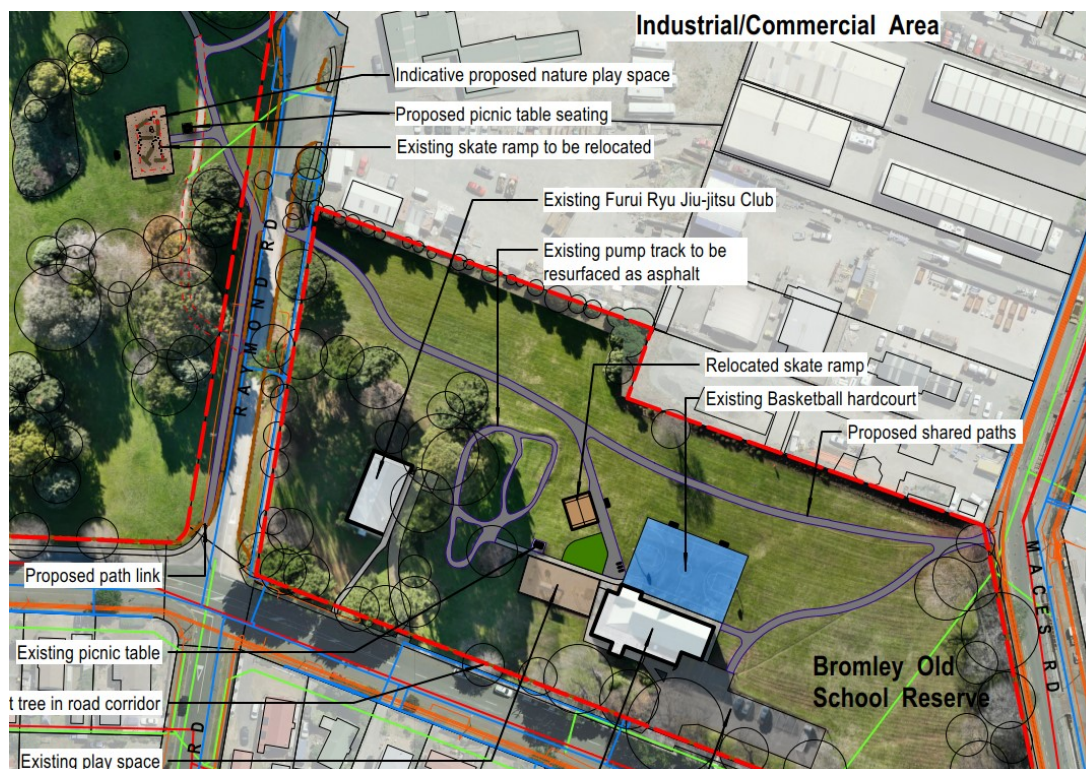


Figure 1 – Draft Concept Plan Cypress Garden and Bromley Old School Reserve improvements

- 4.14 The new paths within Bromley Old School Reserve improve walking connections to the Bromley Community Centre as well as the wider reserve, Cypress Garden Reserve, Bromley School and the Ruru Lawn Cemetery. These enhancements will make the reserve more accessible and enjoyable for a broader range of users seeking recreation or active travel. The path layout in Cypress Garden Reserve will be amended so that the connection to the paths in Bromley Old School Reserve is higher up along Raymond Road to create a more direct route between the school, the Bromley Community Centre and the streets beyond. The link to the former skate park area and future nature play area, will be maintained and integrated in the path network. An additional path connection will be created along Raymond Road in Cypress Garden Reserve to provide additional walking routes for recreation and travel to school.
- 4.15 The existing pump track, formed from soil, has lost its appeal over time as it is difficult to maintain and unusable in wet conditions. Upgrading the asset to an asphalt surface will enhance the level of service, allowing year-round use by cyclists, scooter riders, and skaters. While the primary focus will be on pump track features, the design may also incorporate general riding skill elements at the entry and exit points. If budget allows, the skate park and pump track will be supported by bike and scooter parking, with the exact location still to be confirmed but expected to be in close proximity to both facilities.

- 4.16 The concept plan also proposes to relocate the skate ramp within Bromley Old School Reserve, closer to the Bromley Community Centre and in close proximity to the basketball court, pump track and playground—thereby creating a central activity hub within the reserve. The new skate ramp will be tailored for beginner to intermediate skaters to open up the asset for use by a broader user group, supported by the knowledge that many younger children spend time at the Bromley Community Centre and are likely to be developing their skills.
- 4.17 During the early stages of community engagement, many residents expressed a strong preference for recreational facilities to be concentrated around the Bromley Community Centre, emphasising the importance of optimising walking access to the site. This feedback directly informed the decision to centralise recreational assets in the proposed concept plan.
- 4.18 Staff acknowledge that there were also differing views raised by members of the skateboarding community. While some specifically advocated for retaining the existing ramp at its current location and difficulty level, the majority expressed concerns about the potential loss of a facility for advanced skaters in Ōtautahi. Many also pointed to the lack of a coordinated network plan to support skate progression across all skill levels citywide.
- 4.19 In this instance, staff propose relocating the skate ramp and introducing a progressive design featuring a smooth transition and two distinct sections with different heights. While the exact heights of the ramp sections will be determined during detailed design, we anticipate them to be in the range of 2 to 6 feet. This design will cater to users ranging from beginners to intermediates, thereby providing the greatest benefit to the wider community.
- 4.20 Importantly, the relocation of the skate ramp also enables the former ramp site within Cypress Garden Reserve to be repurposed for a nature play area and picnic space. This new space will be delivered by the Community Centre in collaboration with Council staff through the Activate Bromley initiative, which received Better Off funding from the Community Board. The relocation therefore not only supports the development of a more accessible and inclusive activity hub but also unlocks the opportunity to expand play and recreational offerings within the reserve.
- 4.21 At the same time, staff recognise the need to improve provision for intermediate to advanced skaters. To address this, it is recommended that the scope of the planned renewal of the nearby Linwood Park skate park be expanded to include a higher ramp and additional street-style skate elements, as suggested in consultation feedback.

5. Financial Implications Ngā Hīraunga Rauemi

Capex/Opex Ngā Utu Whakahaere

	Recommended Option	Option 2 – alternative design	Option 3 – Leave “as is”
Cost to Implement	\$288,200	\$120,000 - \$300,000 (rough estimate, to be confirmed once alternative design confirmed)	Decommissioning of old assets, approximately \$15,000-\$25,000
Maintenance/Ongoing Costs	Covered by existing maintenance budget	Covered by existing maintenance budget	Covered by existing maintenance budget
Funding Source	Community Parks Renewal Budget and Community Parks	Community Parks Renewal Budget (and Community Parks	N/A

	Development of New Assets Budget	Development of New Assets Budget)	
Funding Availability	\$289,122.00		
Impact on Rates	N/A	N/A	N/A

- 5.1 In addition to the overview provided above, table 1 below provides a breakdown of the estimated cost for the recommended option:

		Overall TOTAL
Budget		
Project budget		\$ 232,122.00
Additional funding (Community Parks Development new assets)		\$ 57,000.00
Total		\$ 289,122.00
COST ESTIMATE		
PLANNING		
Design, Project Management, DSI report, consent plannin, etc		\$ 25,595.00
CONSTRUCTION		
Skate ramp re-location and construction		\$ 85,000.00
Pump track upgrade		\$ 120,000.00
New paths		\$ 57,000.00
TOTAL COST (excl. contingency)		\$ 262,000.00
OVER/UNDER (budget ./ Total Cost excl. contingency)		\$27,122.00
TOTAL COST (incl. 10% contingency)		\$ 288,200.00
OVER/UNDER (budget ./ Total Cost incl. contingency)		\$ 922.00

Table 1 – Cost breakdown option 1 – recommended option

- 5.2 The cost to implement is based on an initial estimate and is yet to be confirmed. For this reason, a 10% contingency is accounted for in the estimate. A more accurate costing usually occurs during the construction tender phase.
- 5.3 Council staff anticipate being able to manage small budget shortfalls through minor amendments to the scope.
- 5.4 The nature play space and adjacent installation of a picnic table will be funded through the Better of funding that was approved for the Bromley Community Centre for *Activate Bromley* activities (Total funding approved \$16,400, Community Board meeting 7 October 2024).

6. Considerations Ngā Whai Whakaaro

Risks and Mitigations Ngā Mōrearea me ngā Whakamātautau

- 6.1 Implementation costs are based on anticipated installation and wider construction costs. There is a risk that these costs could change due to inflation rates and general availability of materials.
- 6.2 Final cost of construction will be confirmed during the tender phase and may vary from the current cost estimate. If costs escalate over the approved budget, Council staff will manage small shortfalls through minor amendments to the design. Should there be major implications to the level of service, Council staff will discuss these with the Community Board before proceeding further with the project.

Legal Considerations Ngā Hiraunga ā-Ture

- 6.3 Statutory and/or delegated authority to undertake proposals in the report:
- 6.3.1 Approve the location of, and construction of, or alteration or addition to, any structure or area on parks and reserves provided the matter is within the policy and budget set by the Council (Part D – Sub Part 1 – Community Boards – Pg 96).
- 6.4 Other Legal Implications:
- 6.4.1 There is no legal context, issue, or implication relevant to this decision.

Strategy and Policy Considerations Te Whai Kaupapa here

- 6.5 The required decisions:
- 6.5.1 Aligns with the Christchurch City Council's Strategic Framework that our residents have the opportunity to actively participate in community and city life, have a strong sense of belonging and identity, and feel safe.
- 6.5.2 Is assessed as low significance based on the Christchurch City Council's Significance and Engagement Policy. The level of significance was determined by the level of decision impacting on a low number of residents and a small change to the reserve.
- 6.5.3 Is consistent with Council's Plans and Policies: Physical Recreation and Sports Strategy 2022.
- 6.6 This report supports the [Council's Long Term Plan \(2024 - 2034\)](#):
- 6.7 Parks, Heritage and Coastal Environment
- 6.7.1 Activity: Parks and Foreshore
- Level of Service: 6.0.1 All Community Parks are managed and maintained in a clean, tidy, safe, functional, and equitable manner (Maintenance) - 90% Maintenance Plan key performance indicators are achieved.
 - Level of Service: 6.3.5 Customer satisfaction with the recreational opportunities and ecological experiences provided by the City's Regional Parks - >=80%.

Community Impacts and Views Ngā Mariu ā-Hāpori

- 6.8 Early engagement with Bromley Community Centre and local residents started in April 2025.
- 6.9 Staff ran a community drop-in session to understand the priorities for Cypress Gardens Reserve and Bromley Old School Reserve.
- 6.10 Signs, advertising the early engagement, were posted at the existing skate ramp to encourage feedback from skaters.
- 6.11 Staff met with Ōtautahi Skate Association to discuss the skate ramp and understand how skaters currently use the reserve.
- 6.12 Early feedback was used to design a concept plan for the two reserves.
- 6.13 Consultation started on 13 August and ran until 24 August 2025.
- 6.14 Project details including links to [the Kōrero mai | Let's Talk webpage](#) were advertised via:
- An email sent to seven key stakeholders, including Bromley Community Centre, Bromley School and skate advocacy groups, and early engagement submitters.
 - Local community social media pages.
- 6.15 The [Kōrero mai | Let's Talk](#) page had 282 views throughout the consultation period.

Summary of Submissions Ngā Tāpaetanga

Early engagement

- 6.16 Feedback was given by six organisations and 19 residents. [All submissions are available on our Kōrero mai webpage.](#)
- 6.17 Submitters were asked whether they supported the plan to renew the skate ramp in Cypress Gardens Reserve, for comments on the ramp's new location and for comments on the target skill-level for the new skate feature.
- 6.18 Overall, 13 (52%) submitters, including Spokes Canterbury, Ōtautahi Christchurch Skateboard Association and Outsiders Skate store, said that they supported the plan. Five submitters (20%), including Bromley Community Centre, somewhat supported the plan. Seven submitters (28%), including Skateboarding NZ, didn't state their support.
- 6.19 A range of suggestions were made to move the skate ramp:
- Next to the Bromley Community Centre (10)
 - Next to other sports and recreation facilities (3)
 - Next to Bexley BMX (1)
- 6.20 Four submitters said that the ramp should stay.
- 6.21 A range of comments were made about the current skill level of the ramp:
- The skate ramp is too advanced / there should be something for beginner skaters (12)
 - The new skate ramp should cater to all ages – from beginner to advanced (10)
 - Beginner and advanced level equipment should be balanced (6)
- 6.22 Three submitters requested street skate furniture and rails.
- 6.23 Five submitters were enthusiastic about the opportunity to seal the community-built bike track.

Public consultation

- 6.24 Submissions were made by three organisations and 17 individuals. [All submissions are available on our Kōrero mai webpage.](#)
- 6.25 Submitters were asked whether they supported the proposed plan.
- 6.26 Four (20%) submitters, including Bromley Community Centre, said they supported the plan. 10 (50%) submitters, including Outsiders Skate and NAC BMX Club, somewhat supported the plan. Five (25%) submitters did not support the plan and one submitter didn't know.
- 6.27 Three submitters made general positive comments about the plans.
- 6.28 Requests were made for the skate ramp:
- New ramp needs to cater to a wide range of abilities (9)
 - If replaced, the new ramp should be a similar size to the current one (8)
 - New ramp needs to consider skater progression (5)
 - Resurface the ramp instead of replacing it (4)
- 6.29 Submissions also included individual requests which [can be read on our Kōrero Mai webpage.](#)

Supplementary information

- 6.30 To reduce barriers to participation, a quick poll was conducted on the Kōrero mai webpage. The poll received 16 responses.
- 5-star ratings (8)
 - 4-star ratings (3)
 - 3-star ratings (1)
 - 1-star ratings (4)
- 6.31 The decision affects the following wards/Community Board areas:
- 6.31.1 Waitai Coastal-Burwood-Linwood Community Board

Impact on Mana Whenua Ngā Whai Take Mana Whenua

- 6.32 The decision does not involve a significant decision in relation to ancestral land, a body of water or other elements of intrinsic value, therefore this decision does not specifically impact Mana Whenua, their culture, and traditions.
- 6.33 The decision does not involve a matter of interest to Mana Whenua and will not impact on our agreed partnership priorities with Ngā Papatipu Rūnanga.


Climate Change Impact Considerations Ngā Whai Whakaaro mā te Āhuarangi

- 6.34 The decisions in this report are likely to:
- 6.34.1 Contribute positively to emissions reductions, in that residents will continue to have access a wide range of recreational activities within walking distance and therefore may choose not to drive to other reserves.
- 6.34.2 Also, by increasing the level of service and adding improved amenities to these Community Parks, a strong meeting hub for the community is created which may encourage families to utilise local facilities and walk/scooter to the park, rather than drive.
- 6.34.3 The improvements to the path network may also encourage more school aged children to choose to walk/scooter/cycle to school who would otherwise be driven by a caregiver, thereby assisting with the reduction of Co2 emissions.

7. Next Steps Ngā Mahinga ā-muri

- 7.1 If the Community Board approves the draft concept plan, Council staff will continue to the detailed design phase, followed by tendering contracts for delivery and beginning construction in spring 2025.

Attachments Ngā Tāpirihanga

No.	Title	Reference	Page
A  	Draft Concept Plan - July 2025	25/1637913	115

In addition to the attached documents, the following background information is available:

Document Name – Location / File Link
Not applicable

Signatories Ngā Kaiwaitohu

Authors	Barbara Heise - Project Manager - Community Parks Kiran Skelton - Engagement Advisor
Approved By	Bridie Gibbings - Manager Operations - Parks Development Al Hardy - Manager Community Parks Rupert Bool - Head of Parks



14. QEII Master Plan updates - play space, basketball court and toilet development

Reference Te Tohutoro: 25/896006

Responsible Officer(s) Te Pou Matua: Barbara Heise, Project Manager Community Parks Play and Recreation

Accountable ELT Member Pouwhakarae: Andrew Rutledge, General Manager Citizens and Community

1. Purpose and Origin of the Report Te Pūtake Pūrongo

- 1.1 The purpose of this report is to seek Community Board approval for the recommended design of the QEII Park play space, basketball court and public toilets, so that the construction can proceed.
- 1.2 The report is staff generated and represents the next stage of redevelopment of QEII Park as outlined in the QEII Parks Master Plan 2019, dated 9 May 2019.

2. Officer Recommendations Ngā Tūtohu

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receives the information in the QEII Master Plan updates - play space, basketball court and toilet development 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 changes to the concept plan for the development of the QEII Park play space as set out in agenda Attachment A.
4. Approves the development of a new toilet adjacent to the play space at QEII Park as set out in agenda Attachment A.

3. Executive Summary Te Whakarāpopoto Matua

- 3.1 The QEII Park Master Plan 2019 includes a concept plan for the delivery of a new play space and a new full basketball court.
- 3.2 At its meeting on 9 May 2019, Council approved the QEII Park Master Plan 2019 and the delivery of funded items under Stage 1. Stage 1 included the junior play area of the play space. The basketball court, while approved in principle, was unfunded at that time.
- 3.3 At that meeting, Council approved delegating future decision-making on unfunded items within the master plan to the Coastal-Burwood Community Board, subject to funding becoming available through the 2021 Long Term Plan or another funding source.
- 3.4 The separate delivery of the toddler area as part of Stage 1 was later deemed inefficient and was therefore postponed until the remaining play space received funding and the full play space could be delivered together.
- 3.5 During planning for the delivery of the play space and the basketball court, staff identified several factors that made a revision of the concept necessary, including addressing trip

- hazards and underground services, collision risk, improved integration of basketball court and play space, and the proposed location of the toilet facilities.
- 3.6 The play space was tendered to the open market and tenderers were asked to provide an updated concept plan that incorporates necessary changes and will allow delivery for a fixed price, lump sum design/construction contract. Following tender evaluation, a contractor has been selected to design and build the new play space.
 - 3.7 The QEII Park Master Plan proposed incorporating public toilets into the sports changing facility at the centre of the park and into the Ascot Community Centre near the local play space. However, relying on the Ascot Community Centre toilets, or adding public toilets to that facility, has proven unsuitable for play space users. The distance from the playground is too great for families with young children, there is no line of sight for caregivers, and it creates safety and accessibility challenges. To provide a safe, convenient, and family-friendly experience, a new public toilet has been incorporated into the design adjacent to the junior play space.
 - 3.8 Both the toilet and basketball court will be designed to Council standard specifications and contracts for construction will be awarded once the detailed design is completed.
 - 3.9 The report presents the recommended design and seeks approval for the concept changes and inclusion of a public toilet within the design.

4. Background/Context Te Horopaki

- 4.1 In 2019 the QEII Parks Master Plan 2019 was approved including the development of a wide range of assets and facilities within the park.
- 4.2 Planning for the development of the play space and basketball court is currently underway. Given the time that has passed since the master plan was approved, staff have revisited the concept design to ensure it aligns with recent community feedback, current best practices in play space development and safety standards, as well as observations on how QEII Park is being used by visitors.
- 4.3 Several issues were identified with the 2019 concept design:
 - 4.3.1 **Trip hazards on sports fields:** A pedestrian and bicycle desire line has caused trip hazards on the nearby sports fields, indicating an additional path connection is necessary to mitigate this issue, which in turn has implications for the play space layout.
 - 4.3.2 **Underground Services Issue:** Existing underground services below the play space area had not been fully investigated in for the 2019 concept plan and these hinder the ability to install foundation for play equipment in their proximity.
 - 4.3.3 **Collision Risk:** The 2019 concept plan introduced running movement around the play space, creating a risk of collisions between children on the running track and children or caregivers entering/exiting the play area.
 - 4.3.4 **Youth-Oriented Play Area:** Opportunity identified to improve flow between the play space and basketball court, creating a more cohesive space for youth play.
 - 4.3.5 **Visibility and access issue with toilets:** The 2019 concept plan assumed toilets in the nearby Ascot Community Centre as well as the new Sports Changing Facility (unfunded at the time, not yet delivered) could be utilised for users of the play space and basketball court. However, both toilets at the Ascot Community Centre as well as

the Sports Changing Facilities in the centre of the park would be located too far away from the play space, creating a safety concern.

- 4.4 An open market tender was published on GETS (22 May to 19 June 2025) with a request for proposal for design and delivery of the play space. As part of the tender, tenderers were asked to submit an updated concept plan, incorporating all key elements from the 2019 concept plan while adjusting the overall layout to address the above outlined issues, which could then be delivered under a fixed price, lump sum design/construction contract.
- 4.5 Following a robust tender evaluation, a contractor was selected to design and build the new play space. The winning tenderer's concept plan meets all requirements and is the recommended concept plan subject to approval of this report.



Image 1: QEII Park Development - Revised Play Space Concept Plan

- 4.6 While the basketball court and toilet were not included in the recent tender, they are planned to be delivered in line with the play space development. The location of the full basketball court and toilets were incorporated in the updated concept plan to ensure all assets are linked well and provide for an optimal user experience.
- 4.7 The concept plan for the full basketball court remains unchanged from the QEII Parks Master Plan 2019, with the only modification being the orientation to accommodate a new path. The detailed design will follow standard specifications, and as part of this process, a surface design will be developed for the court that incorporates the play space's colour scheme and reflects the sports history of QEII Park.
- 4.8 The detailed design of the toilet facilities will be developed in-house, following standard specifications for Parks toilets.

4.9 The following related memos/information were circulated to the meeting members:

Date	Subject
17 July 2025	QEII Park Development - Revised play space concept plan and overall project update

4.10 The following related information session/workshops have taken place for the members of the meeting:

Date	Subject
27 February 2025	Queen Elizabeth II Park - update
9 June 2025	Project updates: QEII Park Development and Parklands Reserve (helicopter play module renewal)

Options Considered Ngā Kōwhiringa Whaiwhakaaro

4.11 The following reasonably practicable options were considered and are assessed in this report:

- **Adoption of the updated concept plan** for the delivery of the play space, basketball court and toilet development at QEII Park.

4.12 The following options were considered but ruled out:

- Delivery of the play space and basketball court in line with the QEII Parks Master Plan concept design.
- The option was ruled out due to the various issues that were identified in the design which would have provided a poor outcome for the community.

Options Descriptions Ngā Kōwhiringa

4.13 **Preferred Option:** Adoption of the updated concept plan

4.13.1 **Option Description:** The updated concept design incorporates the development of a new play space, basketball court and toilet at QEII Park under consideration of all key elements as specified in the QEII Park Master Plan.

4.13.2 Option Advantages

- The updated concept design addresses the identified concerns and issues with the previous design, refer 4.4 above.
- The design allows for an improved utilisation of the space and better integration with the surrounding park.

4.13.3 Option Disadvantages

- There are no specific disadvantages to this option as it meets requirements that had been defined for the space as part of the QEII Park Master Plan 2019 and were incorporated in the earlier design.
- The design impacts the location of two disc golf baskets. However, this can be managed by agreeing a change to the disc golf course and updating current signage.

Analysis Criteria Ngā Paearu Wetekina

4.14 The updated concept plan incorporates all key elements from the 2019 concept plan while adding value through inclusion of some additional elements. Concept design commentary is provided in **Attachment B** to this report and key aspects are outlined below.

2019 concept plan elements

- 4.14.1 The play space continues to host multiple swing sets, rockers, a mounted tunnel slide, musical play, sandpit, running tracks with podium and commonwealth logo on the surface.
- 4.14.2 A full basketball court, oriented along the new path, with a connecting seating area designed for both youth and families to rest and connect.

Additional conceptual elements

- 4.14.3 An accessible carousel has been added in the design to enhance the play space and provide greater opportunities for children of all abilities to participate in play.
- 4.14.4 Vegetation (trees and low-level planting) around the play space has been added to the design to create more natural shading.
- 4.14.5 Throughout the vegetation and alongside the standard play equipment, nature play elements are woven into the design to create connections with nature and allow kids to travel through the play space in a playful manner.
- 4.14.6 A new path has been incorporated into the play space design to connect with the wider path network and provide an alternative route to the informal desire line which has formed across the sports fields and is currently causing trip hazards on the sports fields. The new path is intended to guide park users away from the sports fields and onto the alternative new path instead. We will also strategically install planting to further encourage use of the new path.
- 4.14.7 The concept design now also provides a new toilet facility with two gender neutral accessible toilets, positioned to serve visitors to the play space, basketball court, adjacent disc golf area, sports fields, and other park users. While the 2019 Park Master Plan anticipated that public toilets, located at the Ascot Community Centre would be appropriate, their distance from the play space and lack of visibility from the playground indicated they were not well suited for families and caregivers. Installing toilets closer to the play space creates a safer, more convenient, and family-friendly environment. This is particularly important for families with young children or multiple children and reflects best practice in urban design by supporting longer, more enjoyable visits and inclusive access for all park users.
- 4.14.8 The relocation of toilets closer to the play space prompted a reconsideration of how the Ascot Community Centre integrates with the wider park. While the original plan proposed removing the fence and creating an open connection between the hub and play space, this was considered unsuitable due to the hub's orientation and its use for private functions where some privacy is beneficial.
- 4.14.9 Following consultation with the Eastern Community Sports Inc., who manage the hub, staff agreed to lower the rear fence to 1200mm, clear shrubs to improve visibility, and add a path and gated entrance from the park.
- 4.14.10 These changes will allow passive surveillance from the hub's kitchen into the play space and give hub users improved views into the park, which are currently blocked by the high fence. As these changes were discussed after the design was updated, they are not yet reflected in the concept plan.
- 4.14.11 The updated concept design was also shared with previous submitters and other key stakeholders. Responses received indicated support for the new design while raising some queries about other parts of the QEII Park development that staff will address independently from the currently planned works, refer to 6.9 below.

5. Financial Implications Ngā Hīraunga Rauemi Capex/Opex Ngā Utu Whakahaere

	Recommended Option	Option 2	Option 3
Cost to Implement:		n/a	n/a
Play space	\$ 750,000		
Basketball court	\$ 150,000		
Toilet	<u>\$ 300,000</u>		
	\$1,200,000		
Maintenance/Ongoing Costs	c. \$ 20,000 p.a.	n/a	n/a
Funding Source	# 61787 QEII Park Development	n/a	n/a
Funding Availability	\$ 6,260,962	n/a	n/a
Impact on Rates	n/a	n/a	n/a

- 5.1 The cost for the play space is confirmed as per the lump sum design and build contract which was awarded in August 2025. The cost to implement the basketball court and toilet are based on initial estimates and are yet to be confirmed. This will occur during the tender of the construction works.
- 5.2 The funding for this project is already accounted for in the current LTP.

6. Considerations Ngā Whai Whakaaro

Risks and Mitigations Ngā Mōrearea me ngā Whakamātautau

- 6.1 In terms of actual construction, there are no risks specifically identified beyond risk management associated with working in a public park environment.

Legal Considerations Ngā Hīraunga ā-Ture Statutory and/or delegated authority to undertake proposals in the report:

- 6.2 Statutory and/or delegated authority to undertake proposals in the report:
- 6.2.1 Approve the location of, and construction of, or alteration or addition to, any structure or area on parks and reserves provided the matter is within the policy and budget set by the Council (Part D – Sub Part 1 – Community Boards – Pg 96).
- 6.2.2 Further, at its meeting on 9 May 2019, Council resolved to delegate future decision-making on unfunded items within the QEII Park Master Plan to the Coastal-Burwood Community Board, subject to funding becoming available through the 2021 Long Term Plan or any other funding source.
- 6.3 Other Legal Implications:
- 6.3.1 There is no legal context, issue, or implication relevant to this decision.

Strategy and Policy Considerations Te Whai Kaupapa here

- 6.4 The required decisions:
- 6.4.1 Aligns with the Christchurch City Council's Strategic Framework that our residents have the opportunity to actively participate in community and city life, have a strong sense of belonging and identity, and feel safe.

- 6.4.2 Are assessed as low significance based on the Christchurch City Council's Significance and Engagement Policy. The level of significance was determined by the fact that this is a construction project to build assets in the park without which the level of services agreed for the park in the QEII Park Master Plan 2019 cannot be provided.
- 6.4.3 Are consistent with Council's Plans and Policies: Physical Recreation and Sports Strategy 2022.
- 6.5 This report supports the [Council's Long Term Plan \(2024 - 2034\)](#):
- 6.6 Parks, Heritage and Coastal Environment
 - 6.6.1 Activity: Parks and Foreshore
 - Level of Service: 6.0.1 All Community Parks are managed and maintained in a clean, tidy, safe, functional, and equitable manner (Maintenance) - 90% Maintenance Plan key performance indicators are achieved.
 - Level of Service: 6.8.5 Resident satisfaction with the overall availability of recreation facilities within the City's parks and foreshore network - >= 70%.

Community Impacts and Views Ngā Mariu ā-Hāpori

- 6.7 Feedback gathering started on 8 August and ran until 18 August 2025.
- 6.8 Christchurch Christmas Parade, Christchurch School of Gymnastics and Eastern Community Sports provided feedback:
 - 6.8.1 Christchurch Christmas Parade had no objections to the planned development works but questioned what other developments were planned for the south-west corner of the park.
 - 6.8.2 Christchurch School of Gymnastics commented that the recent new paths installations are great. Some additional picnic tables closer to the School of Gymnastics were requested and some concerns about school students parking in the public car park were also raised as these blocked large parts of the car park throughout the day.
 - 6.8.3 Eastern Community Sports (Manager of Ascot Community Centre) supported the development of the play space, basketball court and new toilets but requested a partial integration of the Community Hub. The QEII Park Master Plan 2019 indicated a full integration with the park but due to how the hub is utilised, a partial integration (maintaining the fence but adding a gated entrance) was proposed.
- 6.9 The recommendation for the play space, basketball and toilet location are consistent with the feedback resulting from the stakeholder, public and community engagement carried out in 2018 and 2019.
- 6.10 The decision affects the following wards/Community Board areas:
Waitai Coastal-Burwood-Linwood

Impact on Mana Whenua Ngā Whai Take Mana Whenua

- 6.11 The decisions do not involve a significant decision in relation to ancestral land, a body of water or other elements of intrinsic value, therefore this decision does not have a direct impact on Mana Whenua, their culture, and traditions.

- 6.12 However, the decisions do involve a matter of interest to Mana Whenua and will impact on our agreed partnership priorities with Ngā Papatipu Rūnanga.
- 6.13 The proposed development at Queen Elizabeth II Park focuses on enhancing recreational facilities and public amenities. Initial Kaitiaki feedback has been generally supportive, particularly of the walking and cycling tracks and the proposed indigenous forest on the western side of the site. They also suggested opportunities such as providing an area for flax weaving classes and further incorporating indigenous planting and landscape features.
- 6.14 In addition, Council has had regard to the Cultural Impact Assessment prepared by Mahaanui Kurataiao Ltd (December 2016). The assessment sets out recommendations of particular relevance to this project, including recognising cultural landscapes, integrating artwork that reflects the manawhenua status of Te Ngāi Tūāhuriri, applying Māori urban design principles, and incorporating indigenous planting to support biodiversity and mahinga kai.
- 6.15 To give effect to these values, Council will engage Whitiara to assist with the integration of culturally appropriate artwork into the park design and, if they are interested, to contribute to shaping the design of the basketball court. This approach will help ensure the development reflects and respects Mana Whenua values and aspirations.



Climate Change Impact Considerations Ngā Whai Whakaaro mā te Āhuarangi

- 6.16 The decisions in this report are likely to:
 - 6.16.1 Contribute positively to emissions reductions, in that residents will gain access to a new play facility within walking distance and therefore may choose not to drive to other playgrounds.
 - 6.16.2 The installation of garden beds and planting of trees around the play space will further assist in reducing Co2 emissions.

7. Next Steps Ngā Mahinga ā-muri

- 7.1 If the Community Board approves the proposed changes to the play space concept plan and addition of a new toilet facility, Council staff will continue to deliver the play space and progress to the detailed design phase, followed by construction in late spring 2025.

Attachments Ngā Tāpirihanga

No.	Title	Reference	Page
A 	QEII Park - Concept plan (play space, basketball and toilet)	25/1429950	126
B 	QEII Play Space - Concept Design Commentary	25/1423395	127

In addition to the attached documents, the following background information is available:















Document Name – Location / File Link
Not applicable

Signatories Ngā Kaiwaitohu

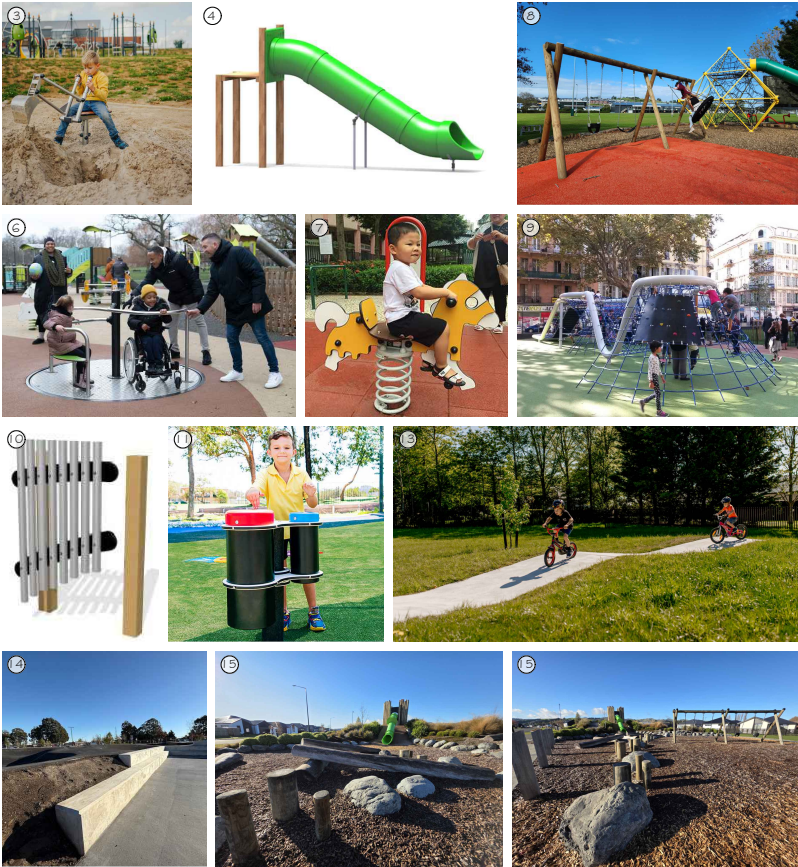
Authors	Barbara Heise - Project Manager - Community Parks Megan Carpenter - Team Leader Parks & Recreation Planning Kiran Skelton - Engagement Advisor
Approved By	Bridie Gibbings - Manager Operations - Parks Development Al Hardy - Manager Community Parks Rupert Bool - Head of Parks

Item 14

- Key:
- 1 Concrete podium structure
 - 2 Commonwealth four square court
 - 3 Sand pit with digger (J5014) and fossils
 - 4 1.5m high tube slide with deck and wet pour mound
 - 5 Timber basket swing and one bay with 2x infant seats
 - 6 Inclusive carousel (J2409)
 - 7 Springy horses (J019)
 - 8 Timber 2 bay swings with 2x regular and 2x rigid swing seats
 - 9 Rolling hill play structure (S-RH104)
 - 10 Musical chimes on posts
 - 11 Bongo tree
 - 12 Painted asphalt running track
 - 13 Partially painted undulating asphalt track
 - 14 Concrete stadium seating
 - 15 Nature play elements (rocks, timber steppers and balance beams)
 - 16 Picnic table seating
 - 17 Multi-use lawn area
 - 18 Proposed connection path by others
 - 19 Umbrella
 - 20 Basketball Court Placeholder - Future stage of design and construction
 - 21 Toilet Block Placeholder - Future stage of design and construction

- | | | |
|--|---|---|
|  Existing Tree - Removed |  Painted running track (172.6 m²) |  Wetpour surface - Mound (79.5 m²) |
|  Existing Tree - Remaining Pending Review |  Asphalt running track (118 m²) |  Sand (45.6 m²) |
|  Proposed Tree |  Plain Grey Cut Concrete (41.7 m²) | |
|  Garden Bed (661.4 m²) |  Exposed Aggregate Concrete (157.3 m²) | |
|  Lawn |  Soft fall bark (350.3 m²) | |
|  Landscape Rocks |  Wetpour surface - Flat (207.7 m²) | |

Reference Images
Photo credit: Playco, Xterioscapes Landscape Architects and Citycare



PLEASE NOTE
FOR CONSTRUCTION PURPOSES USE ONLY FIGURED DIMENSIONS. THIS DRAWING MUST ALWAYS BE READ IN CONJUNCTION WITH ALL RELEVANT PROJECT DETAILS. ALL DIMENSIONS MUST BE CHECKED ON SITE PRIOR TO COMMENCEMENT. PLEASE REPORT ANY DISCREPANCY TO THE ARCHITECT OR CONTRACT ADMINISTRATOR.
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Consultants

Revisions
A0 04/02/25 Initial Design
A1 11/02/25 Revised Design
A2 14/07/25 Revised Design
A3 17/07/25 Updated Labels

1:200
0 1 2 4 6 8 10 12 14 16 18 20M



Drawing
Conceptual Landscape Plan - Overall
Project/Client
QEII Play Space Development
Christchurch City Council
Job Reference / Drawing Number
25048-01-01
Revision
A3
Purpose of Issue
Approval

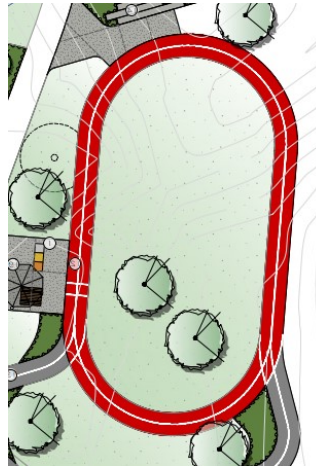
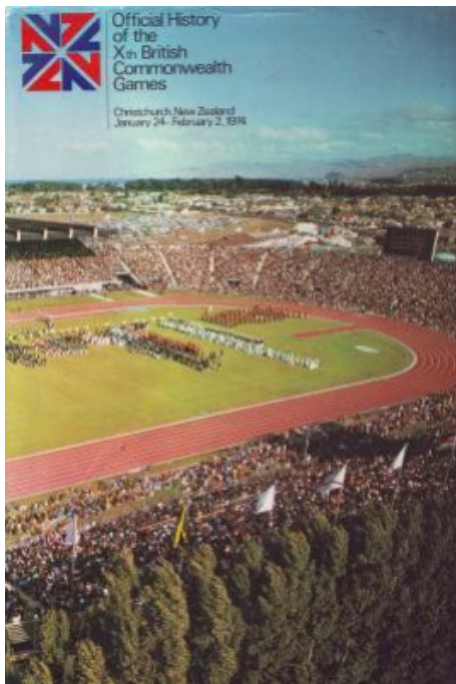
Project Date
28/05/25
Scale @ A1
1:200
Purpose of Issue
Approval

 **xterioscapes**
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QEII Play Space – Concept Design Commentary.

The landscape strategy embeds the play space within QEII Park and its surrounding community, creating a vibrant, inclusive hub for all ages and abilities to explore, play, learn, and gather. The design reflects the park's rich history and cultural significance, particularly the legacy of the 1974 Commonwealth Games, while integrating seamlessly with the natural environment and broader park master plan. The design also acknowledges the cultural heritage of Ngāi Tūāhuriri, with planting and layout that respect the natural character of the area.

Historical and Cultural Integration



The 1974 Commonwealth Games are a very important part of the QEII and Ōtautahi story. The running track, terraced stadium seating and podium will feel very familiar to all those old enough and be the start of a story for those younger.

The 80m inner painted asphalt oval running track creates a flat short race for all ages, with the outer track allowing a longer multiuse race that weaves and mounds with undulating berms back to the start/finish straight. The oval track has been designed to follow a similar orientation to the original pre-earthquake athletics track, reinforcing the historical connection to the site.

Concrete stadium seating overlooks the running track and podium and gives the opportunity to tell the Commonwealth story through graphic and colour. The seating design takes inspiration from the staggered entrance of the new QEII centre, creating a visual link between past and present. The stadium seating, podium, and start/finish line of the track are intentionally aligned to create a cohesive and structured focal point within the play space.

Inclusive and Accessible Play

Seating and shade umbrellas give a place to meet and take a break away from the main play elements while providing a visual edge to the play spaces. A concrete path continues through the centre of the play space and connects all play areas young and old. This path also accommodates the required pedestrian and cycle network integration without intersecting the running track, maintaining safe and logical circulation. Wet pour surfacing covers the junior and accessible play areas to provide a durable and inclusive route to swings, an accessible

carousel, musical instruments, and a mounded slide. These elements ensure access for children of all abilities and meet NZS 5828:2015 playground safety standards.

While the accessible carousel was not included in the original budget, our overall budget has allowed us to include this item into the design. We feel this is an important part of inclusive play and allows all abilities to enjoy this new play space.



Play Equipment and Zones

The junior play space and sandpit are centred around the entrance and seating area, allowing children to be supervised or assisted easily. Reclaimed logs, rocks, and timber vertical steppers create the edge for the sandpit, allowing it to be sat on and subtly sit within the planting. The sandpit includes buried fossils cast into concrete blocks (approx. 400x300x200mm, 57kg) that sit at the bottom of the sandpit for children to dig around and discover.



Examples of the fossils that could be used in this space.

Signage at the entrance to the sandpit will invite children to 'find the fossils', encouraging exploration and imaginative play, like that shown opposite. The inclusion of horse-themed rockers reflects the park's sporting history, as required by the brief.

To the western side of the play space, larger play structures and nature play elements give much more challenging play to the older children. The swings are surrounded by and connected through vertical steppers, balance beam logs and rocks to allow much more informal play. These elements support a wide range of play types including climbing, swinging, balancing, and sliding, and are surfaced with soft fall bark to maintain a natural feel.



Furniture, Shade, and Social Spaces

Seating and shade umbrellas are placed at the entrances, creating a social hub for caregivers and visitors. These elements provide a comfortable resting area and visual boundary to the play space. The design includes at least four picnic tables and two umbrellas, in line with Council specifications and preferences.

Pathways and Circulation

A concrete path runs through the play space, connecting all areas without intersecting the running track. The design accommodates the new pedestrian/cycle path required by CCC's reassessment, ensuring it integrates with the existing network and respects the play space boundaries. This layout supports safe movement and accessibility for all users, including those with mobility aids.

Natural Integration and Safety

New tree and low-level shrub planting will help the play space nestle into the site. The removal of scrubby and weedy species along the southern edge of the site allows for much clearer sight lines and removes any opportunities to hide in the overgrown scrub, supporting CPTED principles and enhancing safety.

Compliance and Feasibility

All elements have been designed to be deliverable within the \$750,000 budget, using durable materials and efficient layout. The play space includes appropriate edging for maintenance, and all surfacing and equipment selections are made with long-term durability and accessibility in mind.

A comprehensive review of underground infrastructure was undertaken during the design phase. These services significantly influenced the placement of major structures such as the playground equipment and concrete features. The layout avoids interference with existing pipes and utilities, reducing the risk of service disruption and ensuring safe excavation and installation. Coordination with CCC asset maps and service locators was essential to confirm clear zones for construction.

The design reflects the intent of the QEII Park Master Plan and the project brief, while offering a cohesive, inclusive, and historically resonant community play space.

15. South New Brighton Park development- design approval

Reference Te Tohutoro: 25/831213

Responsible Officer(s) Te Holly Whitaker- Project Manager, Parks

Pou Matua: Kiran Skelton- Engagement Advisor

Accountable ELT Andrew Rutledge, General Manager Citizens and Community

Member Pouwhakarae:

1. Purpose and Origin of the Report Te Pūtake Pūrongo

- 1.1 The purpose of this report is to request that the Waitai Community Board approve the concept plans for the development of the South New Brighton Park

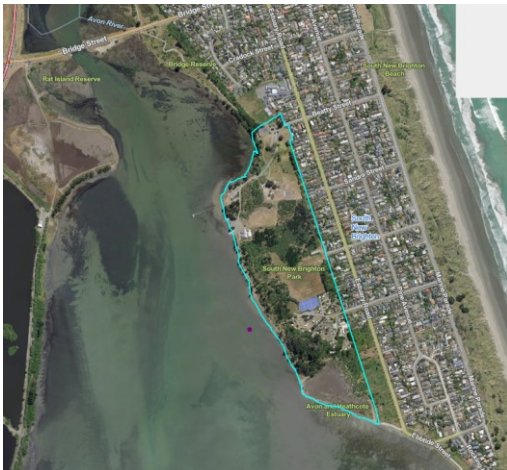
2. Officer Recommendations Ngā Tūtohu

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receives the information in the South New Brighton Park development- design approval 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](#).
3. Approves the concept design for the South New Brighton Park development set out in **attachments A, B and C** to the report in the agenda.

3. Executive Summary Te Whakarāpopoto Matua

- 3.1 South New Brighton Park is located at 74 Beatty street. The location of the plans in this report are at the northern end of the park between the play space and the community centre.



3.2 Current Park images:

3.2.1 Flooded basketball court and skate area



3.2.2 Beatty Street carpark



3.2.3 Access road looking south towards playground



3.2.4 Access road looking north towards community centre



- 3.3 Building on the approved South New Brighton Reserves Concept Plan (2021) (see **Attachment D**), proposed changes and improvements for South New Brighton Park have been incorporated into an updated development plan for construction. The updated plan builds on the original concept and aims to strengthen connections between the park and the wider community. These changes include:
- 3.3.1 Two new pump tracks. The pump track designs are simple, aiming to compliment the nearby pump tracks.
 - 3.3.2 Resurfacing the existing basketball court and adding new elements to better integrate it with the adjacent skate features.
 - 3.3.3 A new pathway to be constructed along the existing bund and road edge. This is intended to connect with the estuary-edge pathway.
 - 3.3.4 New tree planting.
 - 3.3.5 Changes to car parking near the South New Brighton Community Centre and play space, with some spaces reallocated between the Community Centre car park and the play space car park.
 - 3.3.6 New facilities including a second BBQ area, and new picnic table.



- 3.4 The concept plan remains largely the same as what staff proposed during consultation. However, skateable elements have been added to the basketball court, and the intermediate track has been connected to the basketball court skate area. This provides a versatile flat surface that can be used for a range of sports.
- 3.5 The increase in trees is in alignment with the South New Brighton Development Plan and is in response to the adoption of the Urban Forest Plan which seeks to increase canopy cover across the city by 40%.

- 3.6 The planting plan proposes to plant 70 new trees which will increase the canopy cover in South New Brighton Reserve from 15% to 32% once they reach maturity, in approximately 30 years. Tree species will primarily be hardy native trees with a small number of fast-growing exotic species to quickly provide shade and shelter.
- 3.7 The images below show the proposed planting, alongside modelling that illustrates how the area is expected to look once the trees reach maturity, compared with its current appearance.



4. Background/Context Te Horopaki

- 4.1 The South New Brighton Reserves of Blighs Garden, Bridge Reserve and South New Brighton Park were significantly damaged by earthquakes. As a result, the South New Brighton Reserves Development Plan (see **Attachment E**) was approved by the Community Board in 2014.
- 4.2 The South New Brighton Development Plan aimed to identify four types of recreation zones—tranquil, active, conservation, and camp—provide concept plans for the three reserves/parks, and rank individual projects as high, medium, or low priority.
- 4.3 The South New Brighton Reserves Development Plan was then updated in 2021 because the decision made by Council regarding the treatment of the estuary edge was inconsistent with the approved management plan and development plan. The new plan includes an updated concept for the South New Brighton Park area, which serves as the basis for the design presented in this report.



- 4.4 In 2023, staff presented to the Community Board to seek an updated prioritisation of projects. This plan reflects the delivery of several key priorities identified through that process.
- 4.5 Delivery of the nature play, picnic area and removal of unused Parks building at Blighs Garden Reserve will be the next stage in the delivery of the South New Brighton Reserves Renewal Plan.
- 4.6 The following related memos/information were circulated to the meeting members:

Date	Subject
30/04/2025	South New Brighton Development Project memo

Options Considered Ngā Kōwhiringa Whaiwhakaaro

- 4.7 The following reasonably practicable options were considered and are assessed in this report:
- 4.7.1 The Community Board adopt the proposed concept plan for the development of South New Brighton Park.
- 4.7.2 The Community Board does not approve the proposed concept plan and requests that staff consider an alternative design and re-consult with the community.

Options Descriptions Ngā Kōwhiringa

- 4.8 **Preferred Option:** The Community Board adopt the proposed concept plan for the development of South New Brighton Park.
- 4.8.1 **Option Description:** The concept design incorporates the development of two new pump tracks, an upgrade to the Beatty Street car park, new parking options in close proximity to the existing BBQ area, a resurfaced and multi-use basketball court, more trees in line with the urban forest plan, a new BBQ area, increased seating options and improved pathways and track connections to the wider Park.
- 4.8.2 Option Advantages
- The design aligns with the approved 2021 South New Brighton Reserves Development Plan.
 - The design achieves several of the top priorities in the 2014 South New Brighton Reserves Development Plan.
 - The design allows for an improved utilisation of the space and better integration with the surrounding Park.
- 4.8.3 Option Disadvantages
- No additional changes to the concept plan can be made.
- 4.9 **Option 2:**
- 4.9.1 **Option Description:** The Community Board does not approve the proposed concept plans and requests that staff consider an alternative design and re-consult with the community.
- 4.9.2 Option Advantages
- The Community have the option to offer alternative suggestions to the proposed concept plan.
- 4.9.3 Option Disadvantages
- This option would impact the allocated budget as the new playground design and engagement costs would be funded from within the current budget.

- Dissatisfaction within the local community due to significant decision-making delays.

5. Financial Implications Ngā Hiraunga Rauemi

Capex/Opex Ngā Utu Whakahaere

	Recommended Option	Option 2 - <enter text>
Cost to Implement:	Car parking \$860,000 Pump track/ additions to basketball court \$165,000 Pathways/ tracks \$85,000 Planting \$20,000 Picnic area and seating \$60,000 Total: \$1,190,000	To be determined based on new design
Maintenance/Ongoing Costs	Absorbed within current budgets.	TBD
Funding Source	South Brighton Reserves Development – CAPEX budget #43671	South Brighton Reserves Development – CAPEX budget #43671
Funding Availability	Yes	Yes
Impact on Rates	N/A	N/A

- 5.1 The resurfacing of the basketball court is being funded from a separate CAPEX fund- Community Parks Recreation Surface Renewals- # 43697.
- 5.2 The tree planting is being funded through Better Off Funding.

6. Considerations Ngā Whai Whakaaro

Risks and Mitigations Ngā Mōrearea me ngā Whakamātautau

- 6.1 Implementation costs are based on anticipated product supply, installation, and wider construction costs. There is a risk that these costs could change due to product availability and supply. If costs escalate beyond the approved budget, staff will manage small shortfalls through minor design amendments. If there are major implications to the level of service, staff will discuss these with the Community Board before proceeding further with the project.
- 6.2 South New Brighton Park falls into the following District Plan categories: flood management area; natural character in the coastal environment; a Ngai Tahu area of significance and a site of ecological significance. Therefore, the proposed construction work will require resource consents. In addition, existing assets such as the tennis courts and basketball may also trigger a requirement for retrospective consent. Budget has been set aside to account for this.
- 6.3 The site is also a known archaeological site and therefore requires an archaeological screening check, however these cannot be undertaken until the detailed design phase, when depth and quantity of excavation can be calculated. There is potential that an archaeological standover is required, which can add to the costs. Contingency has been built in for this within the budget.
- 6.4 The site has the possibility to contain contaminated soil and therefore a risk screening will need to be undertaken, however this cannot occur until detailed design is completed.

Legal Considerations Ngā Hiraunga ā-Ture

- 6.5 As per the Christchurch City Council's Delegation Register, 9 August 2024, the Community Board has the delegation to;
- 6.5.1 Approve the location of, and construction of, or alteration or addition to, any structure or area on parks and reserves provided the matter is within the policy and budget set by the Council. (Part D – Sub Part 1 – Community Boards – Pg 96).
- 6.5.2 Other Legal Implications: There is no legal context, issue, or implication relevant to these decisions.

Strategy and Policy Considerations Te Whai Kaupapa here

- 6.6 The required decision
- 6.6.1 Align with the [Christchurch City Council's Strategic Framework](#).
- 6.6.2 Is assessed as low significance based on the Christchurch City Council's Significance and Engagement Policy. The level of significance was determined by the fact that this is a construction project to build assets in the park without which the level of services agreed to in South New Brighton Reserves Development Plan cannot be provided.
- 6.7 This report supports the [Council's Long Term Plan \(2024 - 2034\)](#):
- 6.8 Parks, Heritage and Coastal Environment
- 6.8.1 Activity: Parks and Foreshore
- Level of Service: 6.8.5 Resident satisfaction with the overall availability of recreation facilities within the City's parks and foreshore network - >= 70%.
 - Level of Service: 6.8.2.1 Increasing tree canopy in Parks - A net increase in total number of trees is achieved (1:2 replacement policy), with a minimum of 50% of the trees being medium to very large species.

Community Impacts and Views Ngā Mariu ā-Hāpori

- 6.9 Consultation started on 30 April and ran until 19 May 2025.
- 6.10 Project details including links to the [Kōrero mai | Let's Talk webpage](#) were advertised via:
- An email sent to previous submitters and 21 key stakeholders, including community organisations (Greater New Brighton, Sustain New Brighton and The Bridge Hub), residents' associations (South New Brighton Residents' Association and Southshore Residents' Association) and local education providers (schools, preschools and kindergartens). Community organisations were sent leaflets to share with their community.
 - Newsletters through schools, preschools and kindergartens.
 - Local social media community groups.
 - Signs at the South New Brighton Park.
- 6.11 The [Kōrero mai | Let's Talk](#) page had 478 views throughout the consultation period.

Summary of Submissions Ngā Tāpaetanga

- 6.12 Submissions were made by two recognised organisations and 21 individuals. [All submissions are available on our Kōrero mai webpage](#).

- 6.13 Submitters were asked whether they supported the proposal overall and had the option to give feedback on six aspects of the proposal: the pump track, pathway, car park, new amenities, open space and tree planting.

- 6.14 Disabled Persons Assembly and Youth Alive Trust were both supportive of the overall plan.

Pump track

- 6.15 Of the 10 submitters who made comments about the proposed pump track, two were in support, seven were somewhat in support and one was not in support.

- 6.16 Five submitters who were somewhat in support suggested replacing one pump track with skate features. Three submitters wanted the pump tracks to suit users of all ages.

Pathway

- 6.17 Of the four submitters who made comments about the proposed pathway, two were in support and two were somewhat in support.

- 6.18 They requested accessible pathways with enough space for a wide range of users (wheelchair and mobility aid, cyclists and walkers) and resistant to environmental damage.

New amenities

- 6.19 New amenities included BBQ areas, seating, the basketball area and the playground. Of the four submitters who made comments about the new amenities in the park, one was in support, two were somewhat in support and one didn't know.

- 6.20 They requested accessible seating and picnic tables, a mix of larger and smaller picnic tables for big groups and international standard hoop heights for the basketball court. One submitter raised concerns about the lack of flexibility in the plan for expanding the toilet block and playground.

Open space

- 6.21 One submitter who was somewhat in support requested the open space be used effectively to promote sports and other active play.

Car park

- 6.22 No feedback was received about the new car park.

Tree planting plan

- 6.23 The tree planting plan had one submitter in support, three were somewhat in support and one didn't know. Submitters were asked how important certain aspects of the proposal were and which were of concern.

- 6.24 Submitters valued trees attracting birds and insects (3), providing shade (3) and native trees (3).

- 6.25 One submitter was concerned about trees potentially damaging infrastructure, one about hazards caused by trees and one about the ecological benefit of exotic trees.

Supplementary information

- 6.26 To reduce barriers to participation, a quick poll was conducted on the Kōrero mai webpage. The poll received two 5-star ratings.

- 6.27 The decision affects the following wards/Community Board areas:

- 6.27.1 Waitai Coastal-Burwood-Linwood.

Impact on Mana Whenua Ngā Whai Take Mana Whenua

- 6.28 The decision does involve a significant decision in relation to ancestral land, a body of water or other elements of intrinsic value, therefore this decision does specifically impact Mana Whenua, their culture, and traditions.
- 6.29 The decision involves a matter of interest to Mana Whenua and could impact on our agreed partnership priorities with Ngā Papatipu Rūnanga.
- 6.30 The 2014 South New Brighton Reserves Plan was endorsed by Mana Whenua. Pages nine and ten specifically reference tangata whenua cultural and historical links to the area. As part of the Management plan Christchurch City Council committed to “*work with Ngāi Tahu to develop an area of cultural and historical significance within South New Brighton Park, to establish a stand of coastal native forest, to restore estuary edge riparian margins and to determine an appropriate Māori name for the reserves.*” Staff reached out to Mana Whenua via Whiti Ora, asking if there is an interest from Mana Whenua to provide direction on any elements of the current concept or to make suggestions as to how the historical and cultural korero can be better represented. No response was received.
- 6.31 Staff acknowledge that this concept plan does not yet address the requirements to ‘develop an area of cultural and historical significance within South New Brighton Park’ and to ‘determine an appropriate Māori name for the reserves.’ Opportunities remain to achieve this objective through the design of artwork on the basketball court, interpretation along the track network, and planting choices. Staff will therefore continue to connect with Mana Whenua during the detailed design process.
- 6.32 The tree planting is in alignment with the Councils Urban Forest Plan which sought feedback from Mana Whenua and is in alignment with the Iwi Management Plan.

Climate Change Impact Considerations Ngā Whai Whakaaro mā te Āhuarangi







- 6.33 The decisions in this report are likely to:
- 6.33.1 Contribute positively to emissions reductions, in that residents will gain access to a new wheeled sport facility within walking distance and therefore may choose not to drive to other facilities. Additionally, the improvement of track connection will hopefully encourage walking in the area.
 - 6.33.2 The installation of garden beds and planting of trees will further assist in reducing CO2 emissions and increase the whenua ability to cope with the impacts of climate change.

7. Next Steps Ngā Mahinga ā-muri

- 7.1 If the Community Board approve the proposed concept plan, detailed design can be completed and consents sought. Subject to the granting of any required consents construction is planned for early/mid 2026. The construction is likely to be staged.



Attachments Ngā Tāpirihanga

No.	Title	Reference	Page
A  	South New Brighton Park landscape concept	25/1681560	141
B  	South New Brighton Park recreation space concept	25/1681564	142
C  	South New Brighton Park carpark concept	25/1681566	143
D  	South New Brighton Park concept plan 2021	25/1681567	144
E  	South New Brighton Reserves Development Plan 2014	25/1681569	145

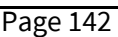
In addition to the attached documents, the following background information is available:

Document Name – Location / File Link
Not applicable

Signatories Ngā Kaiwaitohu

Authors	Holly Whitaker - Project Manager - Community Parks Kiran Skelton - Engagement Advisor Toby Chapman - Manager Urban Forest
Approved By	Bridie Gibbings - Manager Operations - Parks Development Al Hardy - Manager Community Parks Rupert Bool - Head of Parks









South New Brighton Reserves Development Plan

Blighs Garden, Bridge Reserve, South New Brighton Park



April 2014

1 INTRODUCTION

This Development Plan presents concept plans for Blighs Garden, Bridge Reserve, and South New Brighton Park and prioritises possible development projects. It aims to guide the recovery and development of the reserves to achieve the objectives and policies of the South New Brighton Reserves Management Plan 2014. This Development Plan may be reviewed at any time without reviewing the entire Management Plan. Any new Development Plan is subject to Community Board approval.

Adoption of this Development Plan by the Christchurch City Council does not constitute a commitment by the Council to implement any of these projects. Each proposed project will be considered and prioritised through the Council's budget processes alongside other possible projects.

Some funding is indicated in the Christchurch City Council's Three Year Plan 2013-16 for implementation of this Development Plan. Additional funding will be required to complete implementation.

2 RECREATION ZONES

The reserves have been divided into tranquil zones, active zones, conservation zones and a camp zone to provide diverse experiences that meet the widest range of preferences and cater for the largest number of people. The zones are illustrated in Figure 1 and described in Table 1.

Tranquil zones are quiet areas with low levels of development where people can experience nature. Active zones are highly developed, busy areas for organised sport, recreation, and community activities. Conservation zones are areas where the natural environment takes precedence over human activity. The camp zone is an area set aside for a campground.

Reserve development is to comply with these recreation zones. All built recreation, sport or community activity facilities are to be concentrated within the active zones and the camp zone. Recreation facilities within the tranquil zones are to be enhanced and added to only to offer opportunities consistent with quiet appreciation of the environment or facilitation of movement of people through the area, e.g. seating, bird hides, interpretation, art, shared use tracks.

The design, location and construction of any facilities must be sensitive to tanagata whenua values.

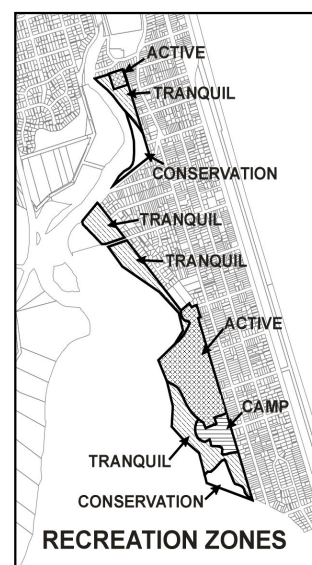


Figure 1 Recreation Zones

Table 1 Recreation zones, settings, activities, and experiences

Zone	Setting Characteristics	Key Activities	Experiences
Tranquil	<ul style="list-style-type: none"> Mixture of vegetation types including native coastal forest, exotic trees, and salt marsh Limited facility provision, e.g. tracks, seats and wildlife viewing facilities Main track is shared use and fully accessible for people of all abilities, some less formal secondary tracks available also Infrequent contact with other people Directions and interpretation information Dog use, to be kept out of wetland areas Zoned Conservation 1 with some Open Space 2 	<ul style="list-style-type: none"> Walking Jogging Exercising dogs Cycling Experiencing nature Enjoying views Cultural heritage appreciation Cultural practices Natural play Relaxing Picnicking 	<ul style="list-style-type: none"> Enjoying access to a wide variety of outdoor environments within a single area close to home Enjoying nature and the scenery Enjoying getting some physical exercise Reducing tension and escaping every day responsibilities for a while Enjoying some physical rest Enjoying family togetherness Enjoying being with friends and meeting new people with similar interests Enjoying tranquillity and solitude and escaping from noise and crowds of people Outdoor learning, exploration, learning about nature and the geography of the area Introspection and contemplation, thinking about spiritual values Nostalgia, bringing back pleasant memories Developing skills and abilities Doing something creative Teaching or leading others Enjoying some risk taking adventure Experiencing cultural practices and kaitiakitanga through restoration of indigenous biodiversity and mahinga kai.
Active	<ul style="list-style-type: none"> Mixture of vegetation types including open grass areas, exotic woodland trees, some native coastal forest Diverse range of recreation, sport and community facilities Facilities available for people of all ages and abilities Mix of busy periods with people always in view and quiet times Information signage provided Controlled vehicle access Dog use Zoned Open Space 2 with Conservation 1A along the water's edge 	<ul style="list-style-type: none"> Playing Picnics, BBQs Sports Community events and activities Walking Jogging Exercising dogs Cycling Relaxing Cultural heritage appreciation Cultural practices 	
Conservation	<ul style="list-style-type: none"> Salt marsh Estuary Walkway Infrequent contact with other people moving through the area Interpretation information Leashed dogs only on tracks outside of salt marsh Zoned Conservation 1A 	<ul style="list-style-type: none"> Experiencing nature Walking Jogging Cycling Exercising dogs Enjoying views Cultural heritage appreciation Cultural practices 	
Camp	<ul style="list-style-type: none"> Close to residential area Coastal park setting with a variety of planting Formalised grounds and facilities High level of facility provision Accessible to people of all ages and abilities In sight of other people most of the time Information signage and personnel on site Management controls promoted and enforced User fees charged Zoned Open Space 2 	<ul style="list-style-type: none"> Camping and associated recreation activities Children's play Reserve access 	

3 CONCEPT PLANS

The concept plans presented in this section are indicative only and illustrate the proposed development of the reserves in a very general manner. The exact size and location of various items will be determined at the detailed design stage. Further consultation may occur at this stage.

3.1 Blighs Garden

The remaining pine and macrocarpa trees are being monitored and managed on a case by case basis and will continue to be removed as they fail. Replacement planting will be native coastal forest suitable to the changing conditions. Some exotic trees are also indicated on the plan.

The former croquet club building is currently vacant and awaiting a Detailed Engineering Evaluation (DEE). If it is safe to occupy, it will be advertised for lease under the Reserves Act 1977. If it fails the DEE, options for repair or removal will be investigated.

The area around the croquet club building is proposed as a picnic area. Some natural play features will be incorporated into the reserve.

Land to the north of Blighs Garden has been red zoned. The future of this land is not yet known.



Figure 2 Blighs Garden Concept Plan

3.2 Bridge Reserve

On the north side of Bridge Street a new stormwater basin is being constructed. The area west of the stopbank is now regularly flooded at high tide. The existing track and bridge through this area will eventually be removed and the area will be left to naturalise.

The south side of Bridge Street has been cleared of trees. It is proposed to replant this area with native coastal forest. Some exotic trees are indicated along the river and estuary margin as roosting sites for birds. A new picnic area and entrance is proposed adjacent to Bridge Street.

Some sections of the existing Estuary Walkway now get flooded during king tides. It is proposed to realign the track to avoid flooding.

Investigations into flood protection requirements are still to be completed. It is likely, but not certain, that a new stopbank will be constructed south of Bridge Street at a distance from the river and estuary margin where it can be sustained without erosion protection and to allow space for inland migration of salt marsh. A shared use track is proposed to be built on top of the stopbank.



Figure 3 Bridge Reserve Concept Plan

3.3 South New Brighton Park

The South New Brighton Community Centre has been demolished. A transitional community centre is currently located on the site of the previous community centre. Long term plans for a permanent community centre are still to be determined. The South New Brighton Bowls Club has gone out of business and their buildings are to be demolished. The combined area has been tagged as a site for any future community facility.

The playground fort was burnt down in 2013. Renewal of the playground is planned for 2014/15 and is to incorporate cultural references to tangata whenua and the wider community history. The toilets near the playground have failed their DEE and are currently closed. Options for repair or replacement are to be investigated and is subject to the insurance process. Any replacement toilets will be located in the same vicinity as the existing toilets, with the exact location still to be determined.

A new bike pump track is proposed near the existing playground.

Much of the woodland has been removed from the reserve. Stone pines have been replanted near the basketball court. Exotic woodland is proposed in the area between the playground and Jellicoe Street where remaining trees are soon to be removed. The area west of the playground has also had trees removed and is to be replanted in 2014 with native coastal forest and some exotic trees.

Dangerous trees along the river and estuary margin have been removed and the remaining trees will continue to be monitored and managed on a case by case basis. Replacement planting will be native coastal forest, and some exotic trees will be retained as bird roosting sites. This area is particularly important for cultural values and mahinga kai.

As with Bridge Reserve, investigations into flood protection requirements are still to be completed. It is likely, but not certain, that a new stopbank will be constructed through South New Brighton Park at a distance from the river and estuary margin where it can be sustained without erosion protection and to allow space for natural environmental processes to occur along the estuary margin. A shared use track is proposed to be built on top of the stopbank. Water draining from residential areas and the reserve will be blocked by the stopbank. Therefore a stormwater basin has been indicated opposite Jellicoe St to collect this water if necessary.

The car park near the jetty is damaged and is threatened by flooding. Once the insurance process has been completed, it is proposed to redevelop the car park and create informal picnic areas around the river and estuary margin. The existing boat ramps and jetty are to be repaired or replaced.

The Pleasant Point Yacht Club is investigating options for establishing yachting facilities south of the existing boat ramp. The details of this are still to be determined. The club currently has temporary boat storage facilities on site.

Rock walls and gabion baskets along the river and estuary margin have failed and been overwhelmed. The area around the jetty, boat ramps and yachting facility is still to be investigated and is likely to be protected with a hard engineered option such as gabion baskets or a rock wall. Options for the treatment of the river and estuary margin between the

yachting facilities and Jellicoe Marsh are still to be investigated. Environmental, cultural, economic, recreation, and landscape outcomes all need to be considered.

The boardwalk at Jellicoe Marsh has been significantly damaged by the earthquakes and by recent storm events. Options for repair, replacement, or removal of this facility are still to be investigated. If it is feasible to repair the boardwalk, it is likely to be spring/summer 2014 before this can be resourced. The bund around Jellicoe Marsh has been eroded. It is proposed to allow natural processes to continue and to allow the marsh to slowly respond to the changing conditions.

A new car park is proposed at the end of Jellicoe Street to service the sports fields. No change is proposed to the existing facilities in this area.

The future of the camping ground is still to be determined. No change is proposed at this stage.

Land to the south east of South New Brighton Park has been red zoned. The future of this land is not yet known.



Figure 4 South New Brighton Park Concept Plan

4 PRIORITISED DEVELOPMENT PROJECTS

Table 2 prioritises the development projects indicated in the concept plans. Priorities relate to the relative timeframe for implementing the projects, rather than the level of importance. The timing of the projects will be highly dependant on the availability of resources.

Table 2. Proposed development projects and staging

Project	Description	Priority
Woodlands	Remove unsafe trees as required to reopen the reserves to public access	High
Planting	Replant felled areas in accordance with the concept plans.	High
Tracks	Repair existing Estuary Walkway and realign away from water's edge where necessary.	High
Car parks	Repair and upgrade the driveways and parking areas in South New Brighton Park from Beatty Street to the jetty and boat ramp to fix earthquake damage, protect against flooding and to discourage inappropriate use. Install design features such as bollards to prevent motor vehicle access to the mudflats near the jetty. Enhance with informal picnic facilities and landscaping near the estuary edge.	High
Jetty and boat ramps	Repair or rebuild existing jetty and boat ramps in South New Brighton Park subject to Council's rebuild priorities and insurance.	High
Playground	Renew the playground in South New Brighton Park.	High
Toilets	Renew public toilet facilities in South New Brighton Park.	High
Cultural Heritage	Consult and work with Ngāi Tahu to identify and establish a place of significance to them in South New Brighton Park (e.g. through native planting, artwork and interpretation), provide for access to mahinga kai, and determine an appropriate Māori name for the reserves.	High
Jellicoe Marsh boardwalk	Repair, replace or remove existing boardwalk, track, and bridge at northern end	Medium
South New Brighton Park picnic areas	Landscaping of new picnic areas (depending on tree safety)	Medium
Bridge Reserve entrance	Landscape entrance and picnic area on south side of Bridge Street	Medium
Bike track	Develop a pump track for bikes in South New Brighton Park.	Medium

Blighs Garden picnic area	Redevelop the area around the former croquet club in Blighs Garden as an informal picnic area. Remove the hedge and improve the entrance to Union Street. Create some natural play features.	Medium
Signage and Interpretation	Prepare and implement a Signage Plan and an Interpretation Plan for the reserves, including appropriate artwork and interpretation, signage and information.	Medium
Entrances	Enhance all the reserve entrances with signage, landscape planting, and paths linked to the main track to make them more welcoming, accessible, attractive, and safe. Ensure clear views into the reserve and remove unnecessary barriers.	Medium
Furniture and facilities	Upgrade and add to facilities in the reserves, e.g. barbecue facilities, seating, picnic tables, shelters, drinking fountains, rubbish bins.	Medium
Access	Investigate improved access to South New Brighton Park from Seafield Place through South New Brighton School.	Low
South New Brighton Park shared use facility	Construction of potential shared use facility as permanent replacement for current transitional community facility, or to accommodate other potential reserve users.	Low
Bridge Reserve walkway	Removal of track on eastern side of the stopbank in Bridge Reserve north that is now regularly flooded at high tide.	Low
Evans Ave entrance	Improve entrance to Blighs Garden at Evans Ave. This will depend on final stopbank alignment and future use of the red zone.	Low
Orienteering	Work with Peninsula and Plains Orienteers to establish an orienteering course in the South New Brighton reserves.	Low
Jellicoe Street carpark	Construct a new permanent car park at the Jellicoe Street entrance to South New Brighton Park.	Low
Road Stopping	Stop the road along the estuary edge from Bridge Street to Ebbtide Street if required and incorporate the land into South New Brighton Park as local purpose (esplanade) reserve.	Low
Stop bank	Raise and/or realign existing stopbank from Evans Ave to Bridge Street as required and reinstate shared use track on top of it.	As required
Stop bank	Construct a new stopbank from Bridge Street to Ebbtide Street if required and install a shared use track on top of it.	As required
South New Brighton Park stormwater basin	Potential stormwater basin if required to drain areas behind the proposed stopbank	As required
Campground	Investigate options for continuation of South New Brighton Motor Camp.	To be considered in the Council's Facilities Rebuild Programme

16. Tree Removals - CRAF Marine Parade Street Renewal

Reference Te Tohutoro: 25/1531521

Responsible Officer(s) Te Nic Catto, Project Manager

Pou Matua: Melissa Thompson, Arboricultural Advisor

Accountable ELT

Member Pouwhakarae: Brent Smith, General Manager City Infrastructure

1. Purpose and Origin of the Report Te Pūtake Pūrongo

- 1.1 The purpose of this report is to seek the approval to remove twenty-three (**23**) trees along Marine Parade (between Hawke Street and Bowhill Road), that are in Good to Poor condition, to facilitate street renewal reconstruction work, and replanting, as shown on the tender planting plan (**Attachment A**).
- 1.2 This report is written in response to the Council's delegation to the Community Board Part B, Sub-Part 3 – Other Matters, Section 19 of the Delegations Register, as below.
 - 1.2.1 *In consultation with any other units affected, to authorise the following work on any tree from any reserve, park, open space or road corridor:*
 - *Planting and maintenance;*
 - *Removal of structurally unsound and unhealthy trees, trees causing damage to infrastructure or other safety concerns where there is no viable alternative other than to remove the tree.*
- 1.3 The Waitai Coastal-Burwood-Linwood Community Board is to be informed of any removals that have been carried out under this delegation.

2. Officer Recommendations Ngā Tūtohu

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receives the information in the Tree Removals - CRAF Marine Parade Street Renewal 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 removal of twenty-three (**23**) Council owned trees within the Coastal Regional Park, as outlined in Agenda Attachment B, to allow street renewal work to proceed.
4. Approves, in accordance with the Tree Policy, the replacement planting of forty-six (**46**) trees along the new shared pathway, within the Coastal Regional Park to replace more than what has been lost.

3. Executive Summary Te Whakarāpopoto Matua

- 3.1 The Marine Parade (Hawke Street to Bowhill Road) Street Renewal Project is the primary project being undertaken with the portion of Christchurch Regeneration Acceleration Facility (CRAF) funding provided to New Brighton.
- 3.2 The project's scheme design received approval by the Waitai Coastal-Burwood-Linwood Community Board in December 2024, and subsequently by Council in February 2025.
- 3.3 The street renewal work includes reconstruction and resurfacing, the installation of an on-road bi-directional cycleway, and the development of a new three-metre-wide sealed shared path. Additional infrastructure and safety improvements include the installation of speed humps, kerb buildouts, new crossing points, as well as enhanced lighting, landscaping and tree planting.
- 3.4 An arboriculture assessment was undertaken in July 2025, in parallel with the construction plans to assess potential impacts on existing trees. While pathway realignment and other alternatives were considered to minimise tree removal, some removals were unavoidable.
- 3.5 A detailed tree survey (*within **Attachment B***) identified twenty-three (**23**) trees requiring removal due to factors such as poor health, structural concerns, or proximity to the proposed alignment. In some cases, removal is necessary to improve road visibility, increase user safety, and provide accessible beach access.
- 3.6 Several existing trees will be retained, with selective pruning planned to enhance sightlines and improve safety, particularly at intersections and access points.
- 3.7 All retained trees will be protected during construction, with a Supervising Arborist appointed by the contractor.

4. Background/Context Te Horopaki

- 4.1 The street renewal project along Marine Parade (*Figure 1*) runs parallel to New Brighton Beach and North Beach through an area classed as a regional park. Specifically, from Hawke Street (near the New Brighton Pier) to Bowhill Road (north of Thomson Park).
- 4.2 The project was chosen as the Waitai Coastal-Burwood-Linwood Community Board's top priority under the CRAF programme at their meeting in September 2022. The planned improvements as outlined in Section 3.3 align with the stated project objectives:
 - Remediation of the pavement and footpath on Marine Parade
 - Safety improvements for all road users
 - Reduction in vehicle speed
 - Construction of cycle infrastructure



Figure 1: Work Site Location

- 4.3 The community and Waitai Coastal-Burwood-Linwood Community Board have been consulted throughout the planning phase, including previously approved Community Board Decisions, scheme adjustments, and detailed traffic resolutions.

- 4.4 General feedback received forms the view that the planned improvements to Marine Parade align with the points of view of the local community.
- 4.4.1 During the second round of consultation, carried out in August 2024, 87% of respondents were supportive of the planned improvements.

Options Considered Ngā Kōwhiringa Whaiwhakaaro

- 4.5 The following reasonably practicable options were considered and are assessed in this report:
- 4.5.1 **Option 1:** Tree removal – remove twenty-three (23) Council-owned trees within the Regional Park, coastal environment.
- 4.5.2 **Option 2:** Tree retention – do nothing.
- 4.6 The following options were considered but ruled out:
- 4.6.1 The option to realign the shared pathway was ruled out as the proposed design and location, which, while requiring the removal of some trees, provides improved sightlines, safer gradients and accessibility for all users. Fully integrated with the existing infrastructure, including drainage, it preserves nearby coastal zone plantings, and avoids significant redesign costs and project delays. Council's level of service prioritises the renewal of assets that have reached the end of their life or are in a substandard condition, and both Council and the local Community Board are committed to progressing this street renewal project in a timely and efficient manner.

Options Descriptions Ngā Kōwhiringa

- 4.7 **Preferred Option:** Option 1 – Tree Removal.
- 4.7.1 **Option Description:** Remove twenty-three (23) Council-owned trees within the Marine Parade Regional Park coastal environment to enable street renewal work to proceed.
- 4.7.2 Option Advantages
- Improves safety, accessibility, and the overall appearance of the area by replacing the existing gravel path with a sealed, high-quality shared pathway, enhancing the user experience for pedestrians, cyclists, and vehicles.
 - Addresses safety hazards associated with overgrown vegetation, particularly at intersections and access points, by improving limited sightlines and enhancing overall visibility along the route.
 - Redirects pedestrian and cyclist traffic onto a clearly defined, purpose-built pathway, reducing conflicts with vehicles and helping to protect coastal vegetation with designated beach access points.
 - Incorporates key safety features including crossing points, kerb buildouts, and landscaping, while promoting ecological benefits using native plantings.
- 4.7.3 Option Disadvantages
- Loss of tree canopy cover in the short term.
- 4.8 **Option 2 – Tree Retention.**
- 4.8.1 **Option Description:** Retain the trees – do nothing.
- 4.8.2 Option Advantages

- No direct costs incurred with tree removal.
- Canopy would be retained for a longer period.

4.8.3 Option Disadvantages

- Delaying construction to reconsider the design alignment may lead to significant project delays or the potential inability to proceed altogether, as well as increased costs incurred to redesign.

Analysis Criteria Ngā Paearu Wetekina

4.9 n/a.

5. Financial Implications Ngā Hīraunga Rauemi

Capex/Opex Ngā Utu Whakahaere

	Recommended Option	Option 2 – Tree Retention
Cost to Implement	\$30,000	\$0
Maintenance/Ongoing Costs	Achievable in existing maintenance contract	Achievable in existing maintenance contract
Funding Source	New Brighton CRAF	NA
Funding Availability	\$5,400,000 remaining in project and programme	NA
Impact on Rates	NIL	NIL

5.1 The cost estimate for the tree removals comes from a design estimate and is not a tendered price from a contractor.

6. Considerations Ngā Whai Whakaaro

- 6.1 There is potential risk of community objection to the proposed tree removals, which could result in delays to construction and impact the timely delivery of the street renewal project.
- 6.1.1 To mitigate this risk, the Council has undertaken ongoing engagement with both the community and the Waitai Coastal-Burwood-Linwood Community Board throughout all phases of the project.
- 6.1.2 This consultation process has ensured that community values and concerns are acknowledged and considered. Council have adopted a transparent and informed decision-making approach alongside the community and Community Board, to reflect the importance and benefits of this project to the wider community, ecological and coastal environments.

Legal Considerations Ngā Hīraunga ā-Ture

- 6.2 Statutory and/or delegated authority to undertake proposals in the report:
- 6.2.1 Part B (Sub-Part 3), Section 19 of Council’s delegations register delegates Community Boards the powers to “*remove trees causing safety concerns where there is no viable alternative other than to remove the tree*”.
- 6.2.2 The proposed removal of trees is in line with Council’s Tree Policy:
- Section 4.7 states:

Approval by Council for the removal of trees to facilitate projects on Council land will take into account the value of the project to the community, including public health and/or the local environment and considerations taken for retaining existing trees compared with the loss of the benefits provided by the trees.

- 6.2.3 Global Consent RMA/2021/2059 can be used to remove the trees.
- 6.3 Other Legal Implications:
 - 6.3.1 There is no legal context, issue, or implication relevant to this decision.

Strategy and Policy Considerations Te Whai Kaupapa here

- 6.4 The required decisions:
 - 6.4.1 Align with the [Christchurch City Council's Strategic Framework](#).
 - 6.4.2 Are assessed as low significance based on the Christchurch City Council's Significance and Engagement Policy. The level of significance was determined by the low level of impact and low number of people affected by the recommended decision.
 - 6.4.3 Are consistent with Council's Plans and Policies.
- 6.5 This report supports the [Council's Long Term Plan \(2024 - 2034\)](#), Volume 2, Infrastructure Strategy, to provide:
 - 6.5.1 *A green, liveable city: Our neighbourhoods and communities are accessible and well-connected, supporting our goals to reduce emissions, build climate resilience and protect and regenerate the environment, especially our biodiversity, water bodies and tree canopy.*
 - 6.5.2 *Fit-for-purpose infrastructure, such as roads, footpaths and wharves, that enable access to local areas, sites of significance, waterways and coastal waters.*
- 6.6 If the preferred option is approved, the Council's Tree Policy 1.9 will be met as two trees will be planted along the proposed design route for every tree removed, replacing the canopy which is lost within 20 years.

Community Impacts and Views Ngā Mariu ā-Hāpori

- 6.7 The decision affects the following Community Board area:
 - 6.7.1 Waitai Coastal-Burwood-Linwood.
- 6.8 In summary, the community feedback received, and the Community Board view is supportive of this project being constructed.

Impact on Mana Whenua Ngā Whai Take Mana Whenua

- 6.9 The decision does not involve a significant decision in relation to ancestral land, a body of water or other elements of intrinsic value, therefore this decision does not specifically impact Mana Whenua, their culture, and traditions.
- 6.10 The decision does not involve a matter of interest to Mana Whenua and will not impact on our agreed partnership priorities with Ngā Papatipu Rūnanga.
- 6.11 This report relates to the removal of exotic and native tree species with no cultural significance, and the trees removed would be replaced in accordance with the Tree Policy.



Climate Change Impact Considerations Ngā Whai Whakaaro mā te Āhuarangi

- 6.12 The decisions in this report are likely to:
- 6.12.1 Contribute positively to adaptation to the impacts of climate change in time.
 - 6.12.2 Contribute positively to emissions reductions in the long term.
- 6.13 While removal of twenty-three (23) trees will return their stored carbon to the atmosphere in the short term, replacement of two trees for every one tree removed, as required by the Tree Policy, will gradually replace that which has been taken. The project is also expected to increase alternative transport uses which has a positive impact.

7. Next Steps Ngā Mahinga ā-muri

- 7.1 If the preferred option to remove twenty-three (23) trees is approved, a contractor will be engaged to undertake the works.
- 7.2 Construction work is planned for late 2025/early 2026, and replanting in accordance with the Tree Policy planned to be completed in the 2026 planting season.

Attachments Ngā Tāpirihanga

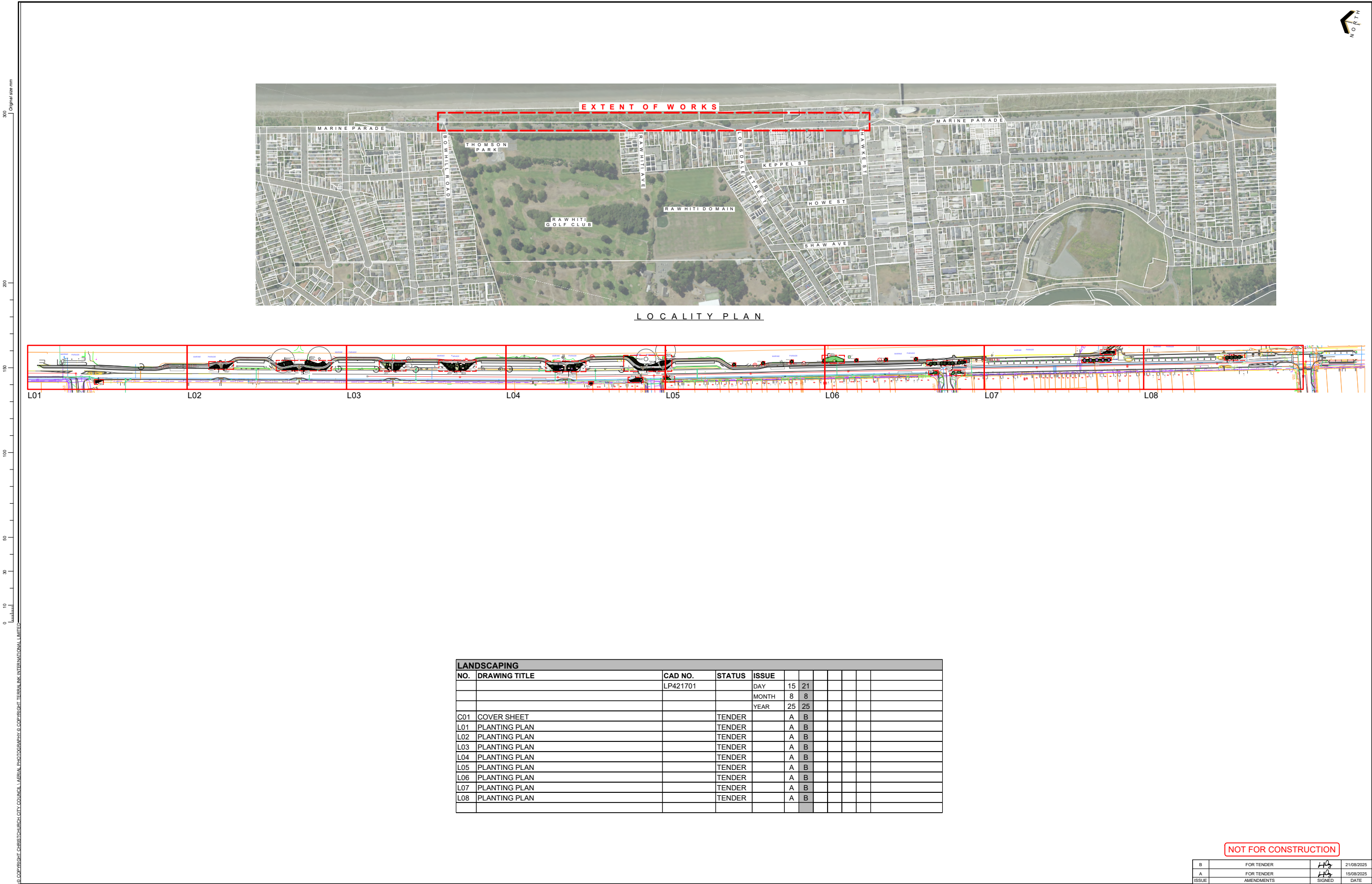
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A 	Design Concept Replanting Plan - CRAF Marine Parade Street Renewal	25/1631950	165
B 	Tree Report - CRAF Marine Parade Street Renewal	25/1382096	174

In addition to the attached documents, the following background information is available:

Document Name - Location / File Link
Not applicable

Signatories Ngā Kaiwaitohu

Authors	Melissa Thompson - Aboricultural Advisor Nic Catto - Project Manager
Approved By	Nic Catto - Project Manager Toby Chapman - Manager Urban Forest Robbie Hewson - Head Ranger Coastal & Plains Paul Devlin - Manager Regional Parks

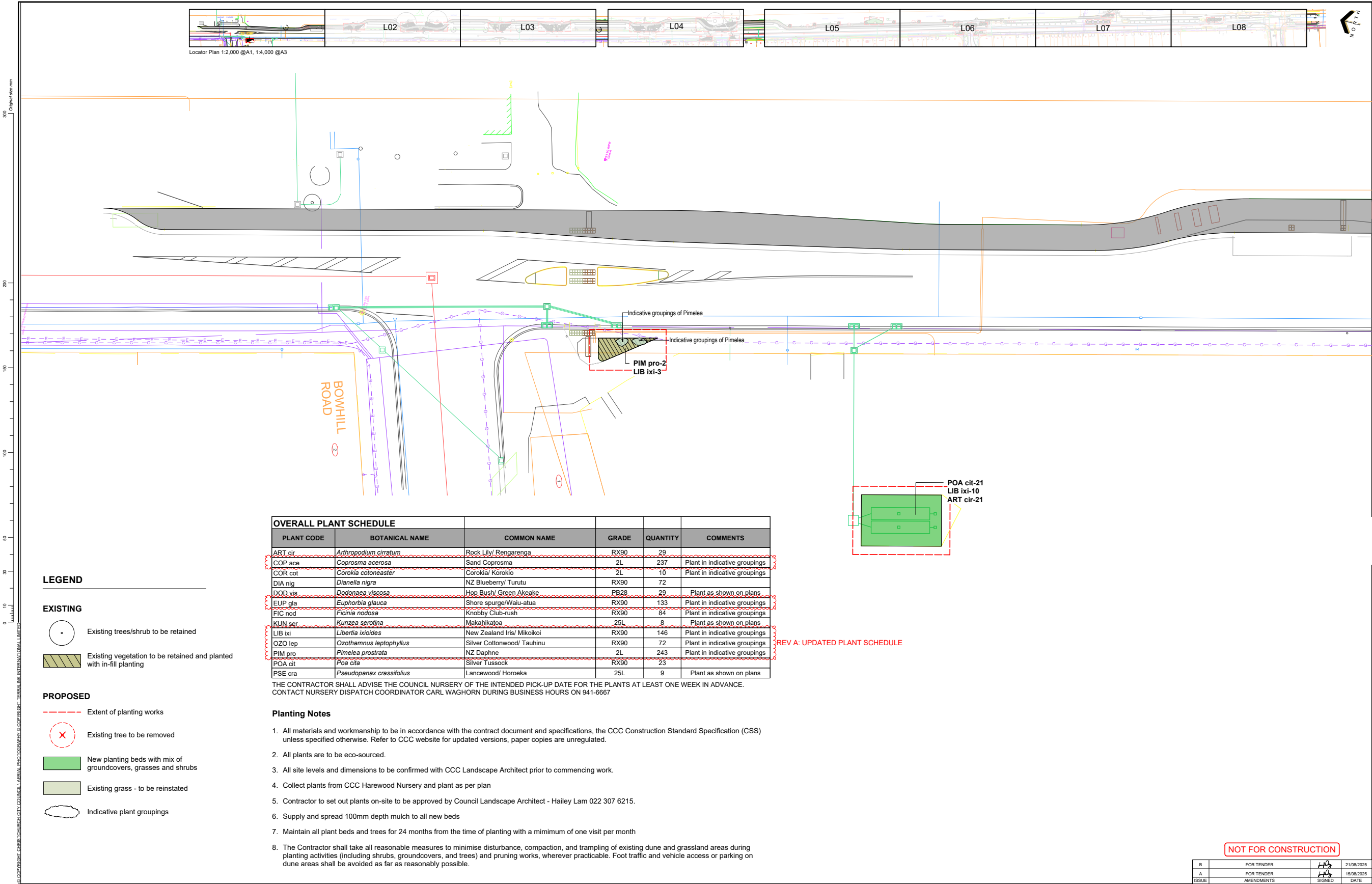


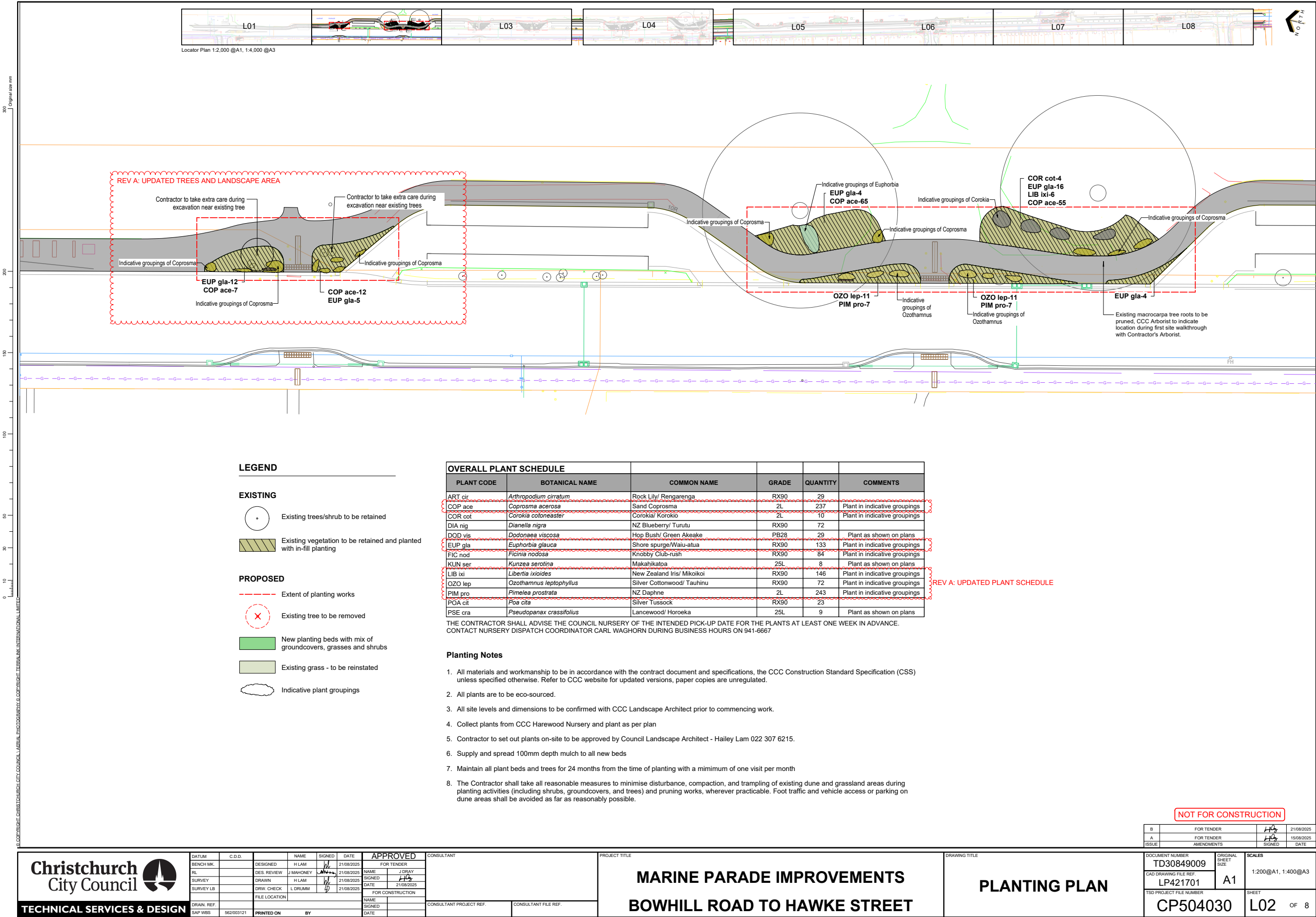
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L01	PLANTING PLAN		TENDER	A	B				
L02	PLANTING PLAN		TENDER	A	B				
L03	PLANTING PLAN		TENDER	A	B				
L04	PLANTING PLAN		TENDER	A	B				
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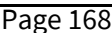
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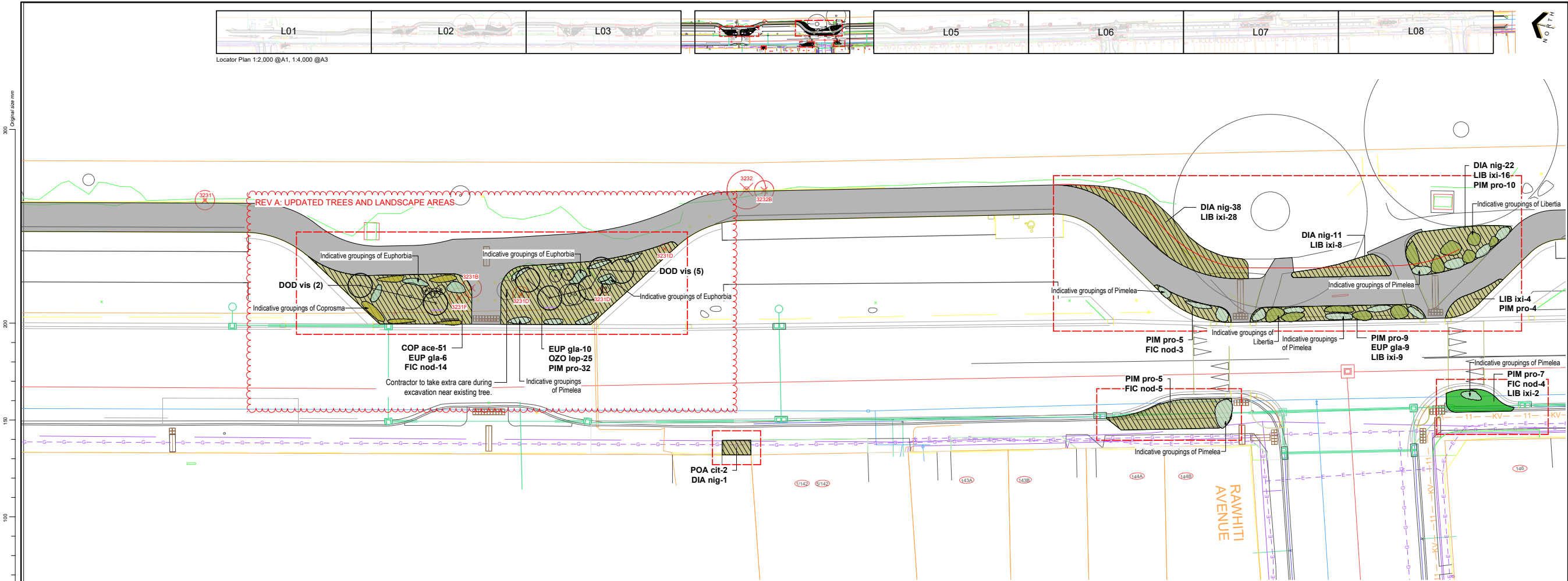
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ISSUE	AMENDMENTS	SIGNED	DATE

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	BENCH MK.		DES. REVIEW	H LAM		21/08/2025	FOR TENDER				NAME	SIGNED	J DRAY	TD30849009	A1	1:1700@A1, 1:3400@A3			
	SURVEY		DRAWN	H LAM		21/08/2025	SIGNED						HP	CAD DRAWING FILE REF.					
	SURVEY LB		DRW. CHECK	L DRUMM		21/08/2025	DATE				21/08/2025	FOR CONSTRUCTION	NAME	SIGNED			TSD PROJECT FILE NUMBER	SHEET	CP504030
	DRAIN. REF.	SAP WBS	562/003121	PRINTED ON	BY	DATE		CONSULTANT PROJECT REF.	CONSULTANT FILE REF.										









LEGEND

EXISTING

- Existing trees/shrub to be retained
- Existing vegetation to be retained and planted with in-fill planting

PROPOSED

- Extent of planting works
- Existing tree to be removed
- New planting beds with mix of groundcovers, grasses and shrubs
- Existing grass - to be reinstated
- Indicative plant groupings

OVERALL PLANT SCHEDULE

PLANT CODE	BOTANICAL NAME	COMMON NAME	GRADE	QUANTITY	COMMENTS
ART cir	Arthropodium cirratum	Rock Lily/ Rengarenga	RX90	29	
COP ace	Coprosma acerosa	Sand Coprosma	2L	237	Plant in indicative groupings
COR cot	Corokia cotoneaster	Corokia/ Korokia	2L	10	Plant in indicative groupings
DIA nig	Dianella nigra	NZ Blueberry/ Turutu	RX90	72	
DOD vis	Dodonaea viscosa	Hop Bush/ Green Akeake	PB28	29	Plant as shown on plans
EUP gla	Euphorbia glauca	Shore spurge/Waiu-atua	RX90	133	Plant in indicative groupings
FIC nod	Ficinia nodosa	Knobby Club-rush	RX90	84	Plant in indicative groupings
KUN ser	Kunzea serotina	Makahikatoa	25L	8	Plant as shown on plans
LIB ixi	Libertia ixioides	New Zealand Iris/ Mikoikoi	RX90	146	Plant in indicative groupings
OZO lep	Ozothamnus leptophyllus	Silver Cottonwood/ Tauhinu	RX90	72	Plant in indicative groupings
PIM pro	Pimelea prostrata	NZ Daphne	2L	243	Plant in indicative groupings
POA cit	Poa cita	Silver Tussock	RX90	23	
PSE cra	Pseudopanax crassifolius	Lancewood/ Horoeoka	25L	9	Plant as shown on plans

THE CONTRACTOR SHALL ADVISE THE COUNCIL NURSERY OF THE INTENDED PICK-UP DATE FOR THE PLANTS AT LEAST ONE WEEK IN ADVANCE. CONTACT NURSERY DISPATCH COORDINATOR CARL WAGHORN DURING BUSINESS HOURS ON 941-6667

Planting Notes

- All materials and workmanship to be in accordance with the contract document and specifications, the CCC Construction Standard Specification (CSS) unless specified otherwise. Refer to CCC website for updated versions, paper copies are unregulated.
- All plants are to be eco-sourced.
- All site levels and dimensions to be confirmed with CCC Landscape Architect prior to commencing work.
- Collect plants from CCC Harewood Nursery and plant as per plan
- Contractor to set out plants on-site to be approved by Council Landscape Architect - Hailey Lam 022 307 6215.
- Supply and spread 100mm depth mulch to all new beds
- Maintain all plant beds and trees for 24 months from the time of planting with a minimum of one visit per month
- The Contractor shall take all reasonable measures to minimise disturbance, compaction, and trampling of existing dune and grassland areas during planting activities (including shrubs, groundcovers, and trees) and pruning works, wherever practicable. Foot traffic and vehicle access or parking on dune areas shall be avoided as far as reasonably possible.

NOT FOR CONSTRUCTION

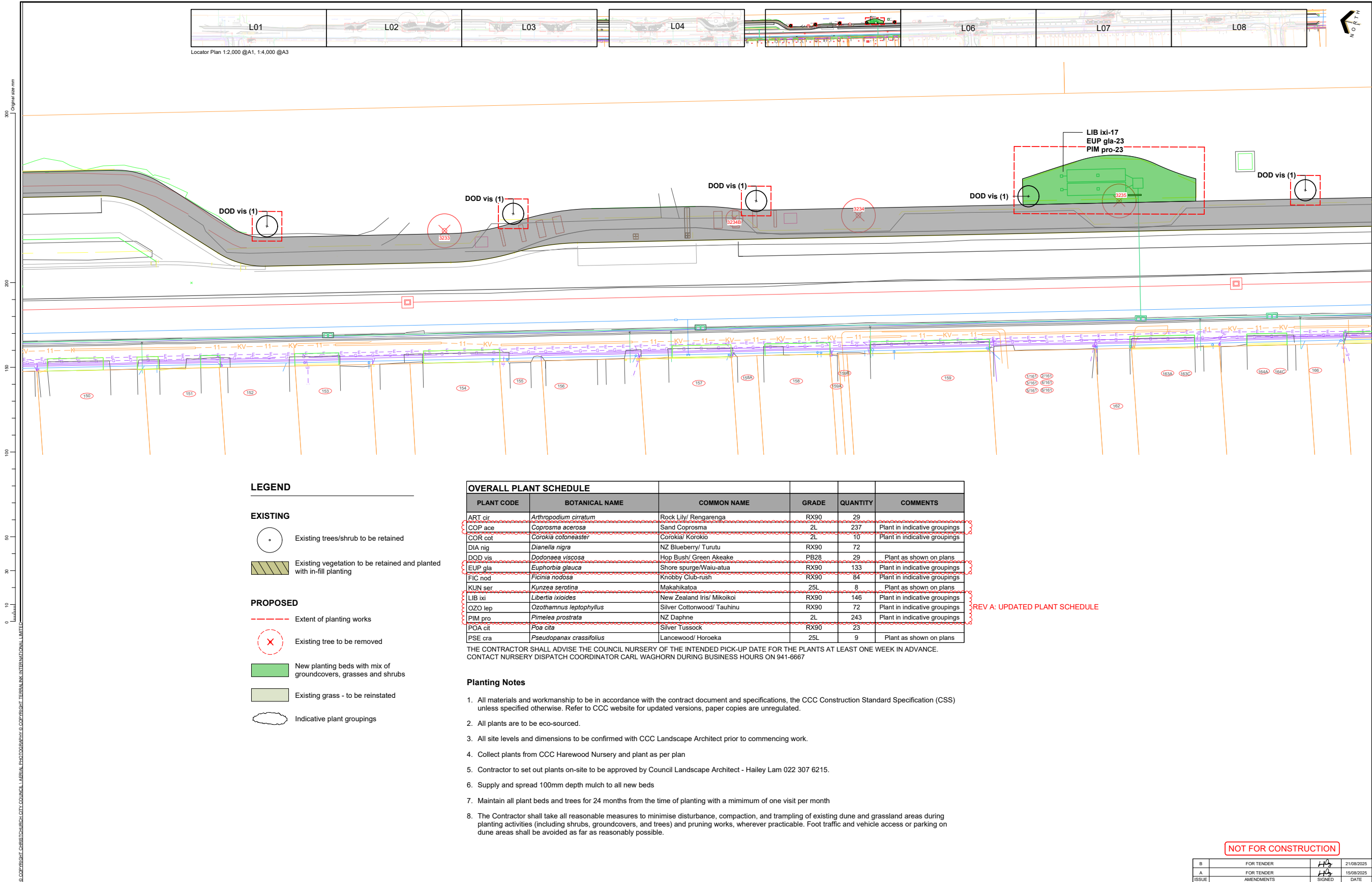
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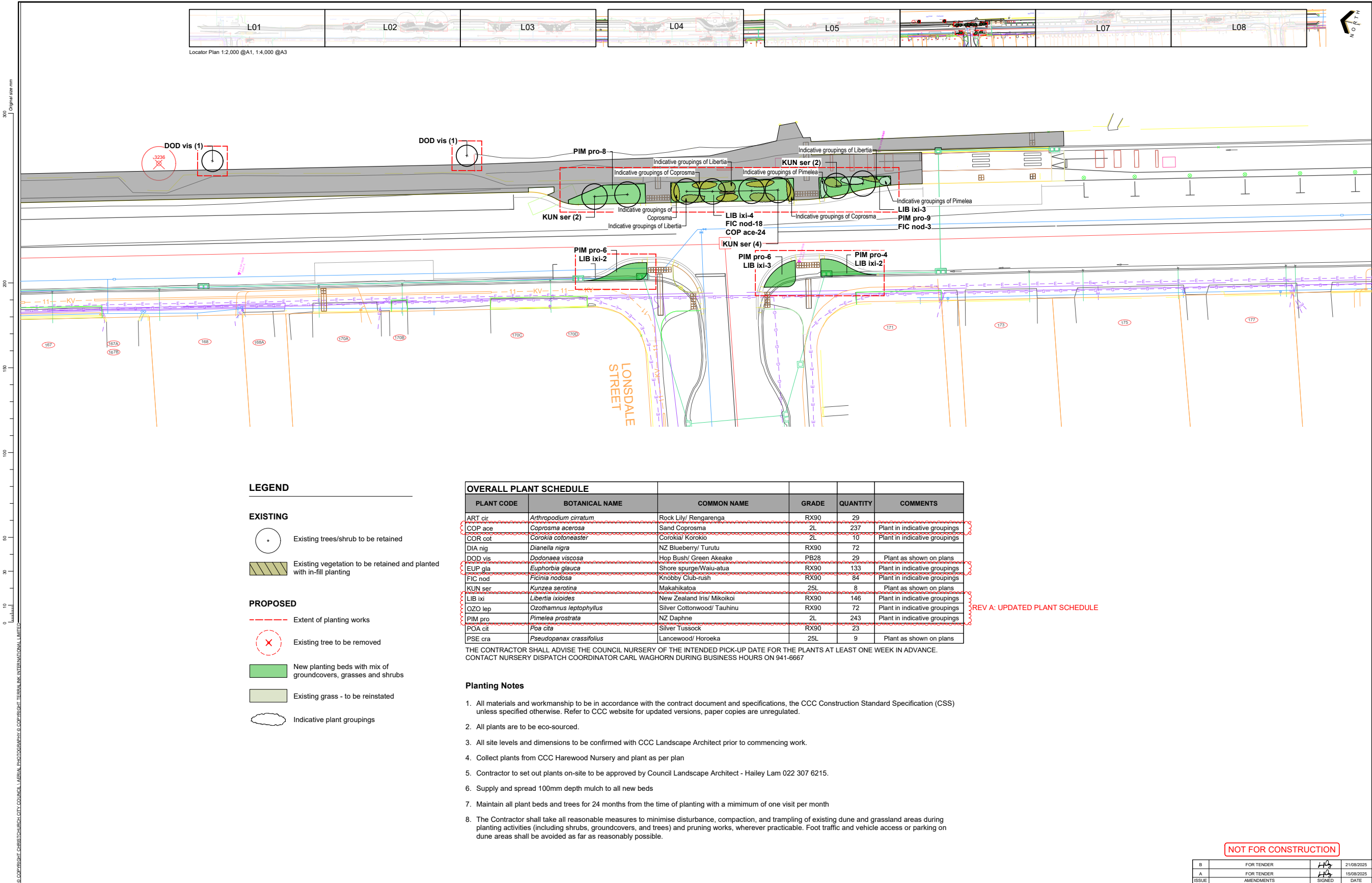
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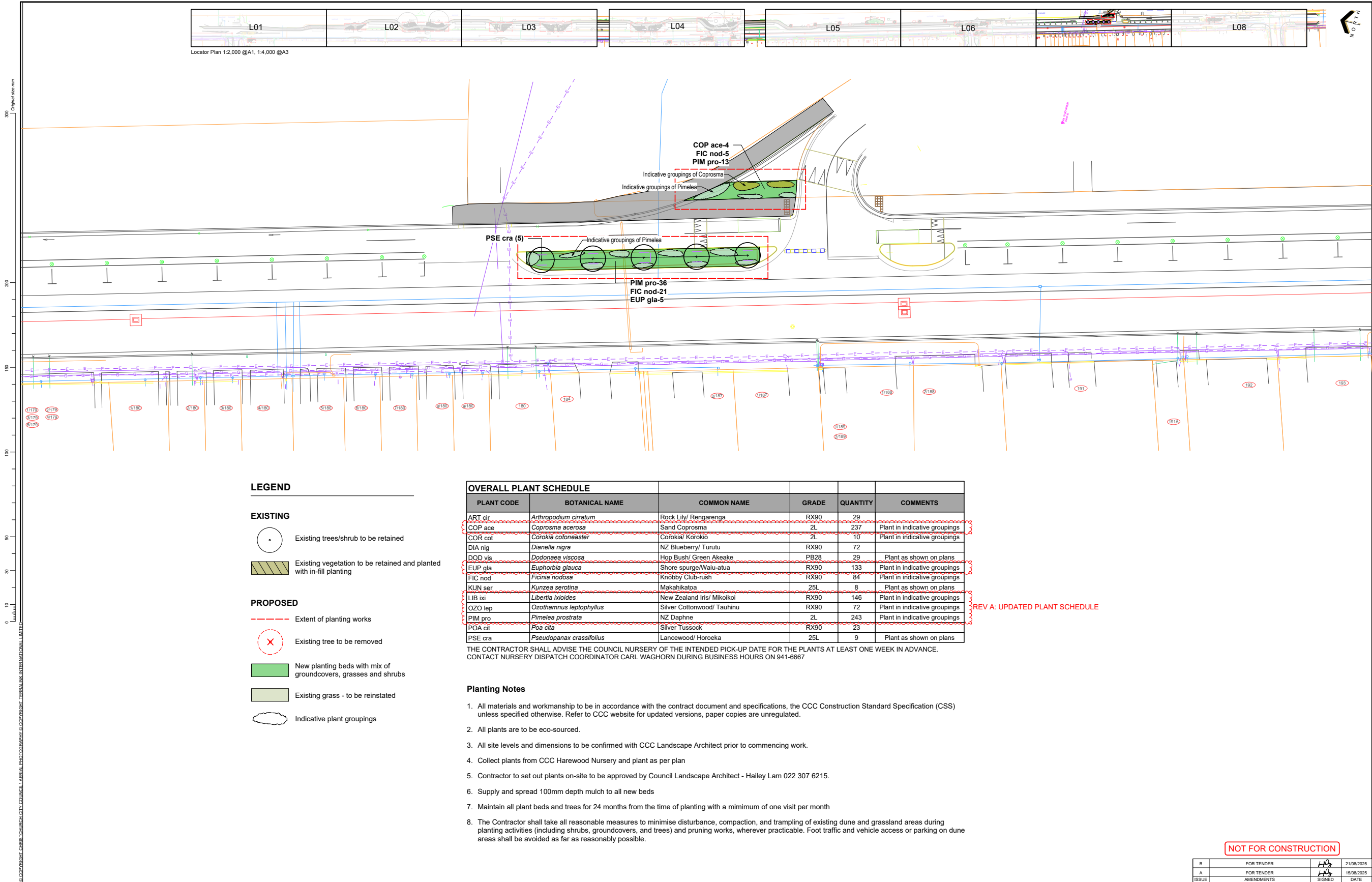
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SURVEY			DRAWN	H LAM	HS	21/08/2025	SIGNED	HS
SURVEY LB			DRW. CHECK	L DRUMM	HS	21/08/2025	DATE	21/08/2025
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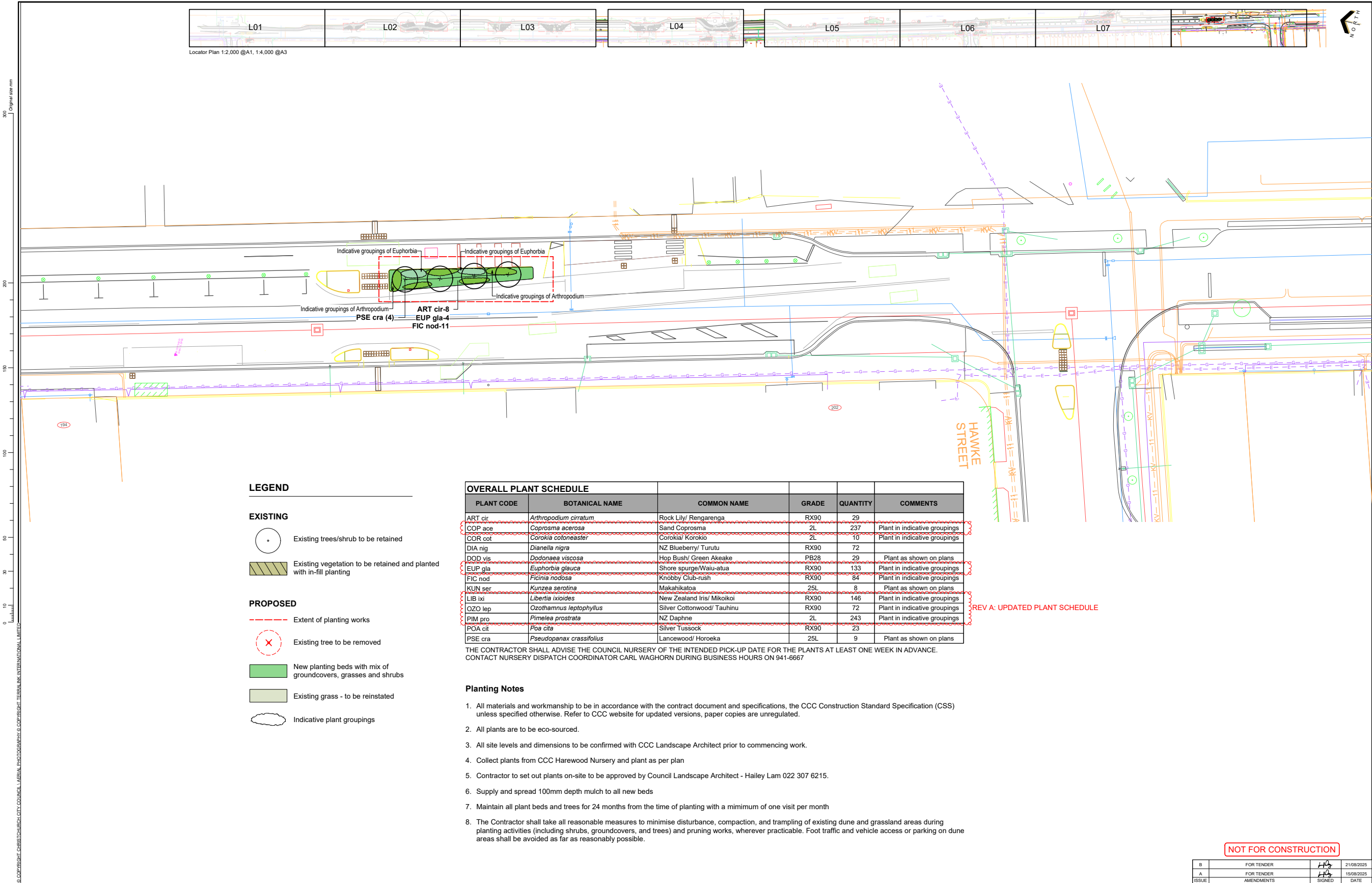
CONSULTANT	CONSULTANT PROJECT REF.	CONSULTANT FILE REF.

PROJECT TITLE	DRAWING TITLE
MARINE PARADE IMPROVEMENTS BOWHILL ROAD TO HAWKE STREET	PLANTING PLAN









 Christchurch City Council TECHNICAL SERVICES & DESIGN	DATUM	C.D.D.	DESIGNED	NAME	SIGNED	DATE	APPROVED	FOR TENDER	CONSULTANT	PROJECT TITLE MARINE PARADE IMPROVEMENTS BOWHILL ROAD TO HAWKE STREET	DRAWING TITLE PLANTING PLAN	DOCUMENT NUMBER	ORIGINAL SHEET SIZE	SCALES
	BENCH MK.		DES. REVIEW	H LAM	21/08/2025	NAME	J DRAY	FOR TENDER	TD30849009			A1	1:200@A1, 1:400@A3	
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	SURVEY LB		DRW. CHECK	L DRUMM	21/08/2025	NAME		FOR CONSTRUCTION	LP421701					
		FILE LOCATION					NAME		CONSULTANT PROJECT REF.			TSD PROJECT FILE NUMBER	SHEET	
							SIGNED		CONSULTANT FILE REF.			CP504030	L08	OF 8
							DATE							

Tree Report



August 2025

Item 16

Attachment B

CRAF Marine Parade Street Renewal

Version 004: 20 August 2025

Prepared By	Melissa Thompson	Arboricultural Advisor
Reviewed By	Amo Perelini	Senior Design Engineer - Roading
	Adrian Crosby	Contracts Engineer
	Hailey Lam	Landscape Architect
Approval By	Toby Chapman	Manager Urban Forest
	Nic Catto	Project Manager

Tree Report: CRAF Marine Parade Street Renewal
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1.0 Introduction

1.1 Purpose

This tree report summaries the findings from on-site assessments of existing trees within the CRAF Marine Parade Street Renewal area to support decision-making on tree retention, removal, pruning, and planting opportunities aimed at enhancing biodiversity, ecological value, and safety in relation to the new shared pathway development.

2.0 Background

2.1 History

The Marine Parade (Hawke Street to Bowhill Road) Street Renewal Project is the primary project being undertaken with the portion of Christchurch Regeneration Acceleration Facility (CRAF) funding provided to New Brighton.

The CRAF Marine Parade Street Renewal project facilitates the development of a new shared pathway along Marine Parade from Hawke Street to Bowhill Road. The project scheme design approved by the Waitai Coastal-Linwood-Burwood Community Board in December 2024, and by Council in February 2025. The project is now in the detail design phase.

A site walkover was undertaken in conjunction with a review of the draft construction plans for the proposed shared pathway, to understand the proposed alignment and assess potential impacts on existing trees. The primary objective was to identify any trees that may be affected by the proposed works and to first explore feasible alternatives to tree removal, such as realignment of the pathway. Where avoidance was not possible, tree survey data was collected and is presented in Section 3.3 of this report.

As an alternative to tree removal, the option of selective pruning was considered to enable construction of the shared pathway while minimising impacts on tree health and structural integrity.

The vegetation along the route has a coastal, natural reserve-like character and is not regularly maintained. As a result, it appears unmanaged in areas, with dense, overgrown growth and multiple species competing for space, leading to poor form and structure in some trees. Despite this, the area is well-used by residents, beach visitors and is a known spot for freedom campers.

Tree Report: CRAF Marine Parade Street Renewal
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In accordance with Crime Prevention Through Environmental Design (CPTED) principles, selective pruning may be carried out by a qualified arborist along the route to thin and lift tree canopies by removing lower branches up to 2.5 metres in height. This work is intended to improve sightlines and enhance user safety. In addition, it will help reduce vegetation density, improve the overall visual appearance, increase sunlight and streetlight penetration onto the pathway and surrounding vegetation, and support the healthy growth of trees and other plantings by providing adequate space and light.

Overall, this tree report aims to support the delivery of infrastructure while retaining existing trees where possible, to enhance the areas ecological value, and provide a safe and accessible pathway.

2.2 Location

Owned by Christchurch City Council and classed as a Regional Park, coastal environment, the work site along Marine Parade (*Figure 1*) runs parallel to New Brighton Beach and North Beach.

Specifically, from Hawke Street (near the New Brighton Pier) to Bowhill Road (north of Thomson Park).

Refer to Section 3.2 (*Figure 2*) for the indicative locations of the trees proposed for removal.

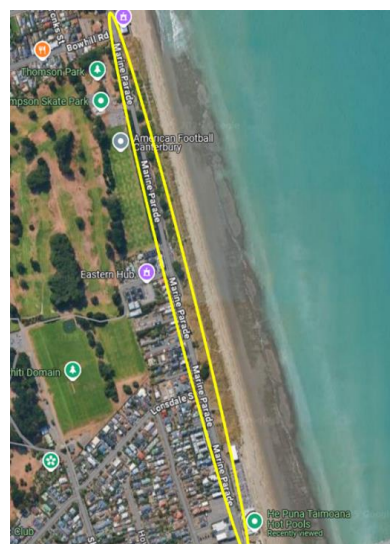


Figure 1: Work Site Location

2.3 Scope of Work

Key features of the Project include:

- A street renewal (reconstruction and resurfacing) on the Marine Parade / Hawke Street intersection.
- An on-road bi-directional cycleway on the east side of Marine Parade between Hawke Street and Lonsdale Street.
- A new three-metre-wide sealed shared path for pedestrians and cyclists is proposed on the east side of Marine Parade, between Lonsdale Street and Bowhill Road, replacing the existing informal grit and gravel footpath.

Additional improvements including speed humps, kerb buildouts, and two new crossing points near He Puna Taimoana are being constructed as part of the Project.

The Project is due to be constructed during the 2025/26 construction season.

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3.0 Tree Survey

3.1 Overview

A ground-based tree survey was undertaken along the proposed route in July. Due to the density of vegetation, the survey focused on identifying and recording only those trees species proposed for removal. Trees requiring pruning or protection during construction will be assessed and confirmed on site in consultation with the Supervising Arborist as work progresses.

3.2 Aerial - Tree Locations

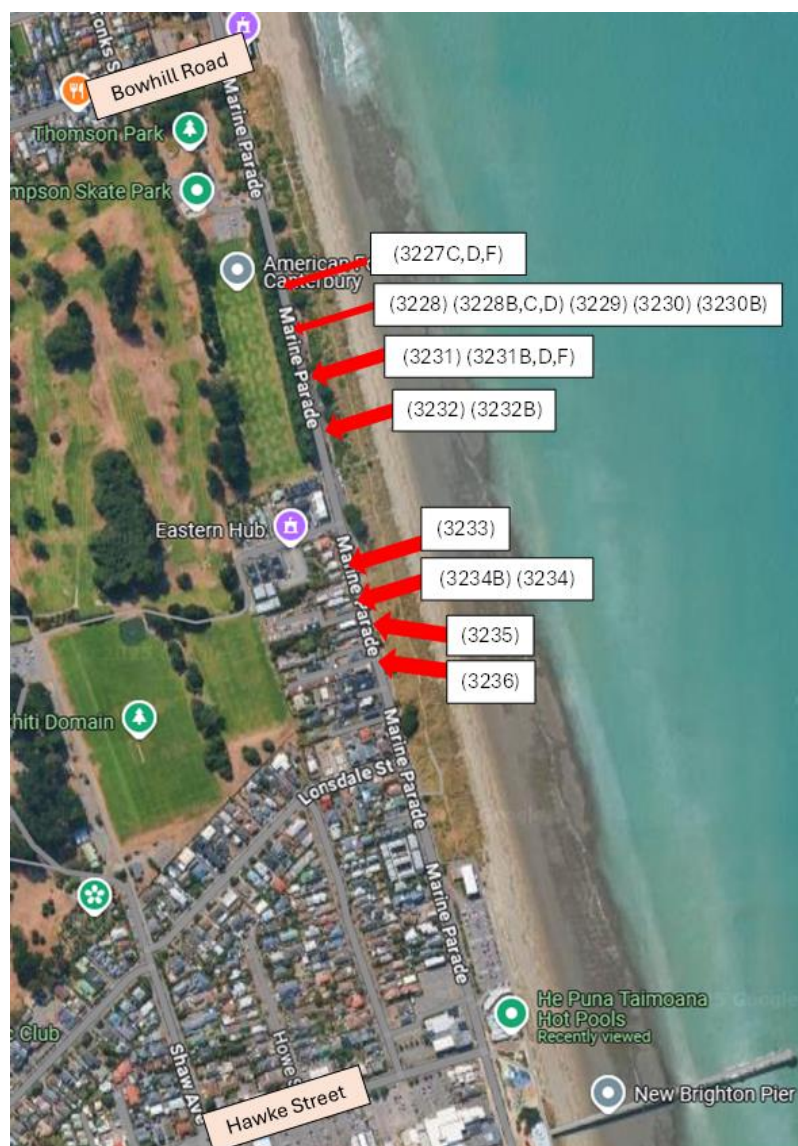


Figure 2: Approximate Location of Trees Proposed for Removal

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3.3 Tree Removal Details

Tree ID	Street Address	CCC or Private Tree	Native / Exotic	Quantity	Latin Name	Common Name	Approximate Height (metres)	Health	Structure	Overall Condition	Tree Removal Details
3227C	Opposite Thomson Park (centre of Parking Bay 2)	C	N	1	<i>Myoporum laetum</i>	Ngaio	3m	3	3	3	Located on east edge line of current path where excavation is required to form the proposed pathway.
3227D	Opposite Thomson Park (Between Parking Bay 2 & 3)	C	N	1	<i>Myoporum laetum</i>	Ngaio	1.5	2	3	3	Located on the south edge of an accessway from the carriageway to the beach, this entrance / exit is proposed to be widened for safety and visibility of the road when crossing.
3227F	Opposite Thomson Park (Between Parking Bay 2 & 3)	C	N	1	<i>Coprosma repens</i>	Taupata	2.5	3	4	4	
3228	Opposite Thomson Park (Between Parking 3 & 4)	C	E	1	<i>Pinus radiata</i>	Radiata pine	2.5m	4	5	4	Mature, multi-stemmed, low-branching, dense canopy with extended limbs. With majority of canopy removed it is irregular in shape. Located where the proposed new path will be routed.
3228B	Opposite Thomson Park (Between Parking 3 & 4)	C	N	1	<i>Myoporum laetum</i>	Ngaio	4m	2	2	2	Densely planted area. Located between the existing path and carriageway where the proposed new path will be routed.
3228C	Opposite Thomson Park (Between Parking 3 & 4)	C	N	1	<i>Myoporum laetum</i>	Ngaio	4m	3	3	3	
3228D	Opposite Thomson Park (Between Parking 3 & 4)	C	N	1	<i>Coprosma repens</i>	Taupata	3m	3	4	4	
3229	Opposite Thomson Park (Between Parking 3 & 4)	C	N	1	<i>Dodonaea viscosa</i>	Ake ake	3m	3	3	3	
3230	Opposite Thomson Park (Between Parking 3 & 4)	C	N	1	<i>Dodonaea viscosa</i>	Ake ake	3m	3	3	3	Densely planted and supporting each other. Located on east edge line of current path where excavation is required to form the new pathway.
3230B	Opposite Thomson Park (Between Parking 3 & 4)	C	N	1	<i>Myoporum laetum</i>	Ngaio	2.5m	4	4	4	
3231	Opposite Thomson Park (south end of Parking Bay 4)	C	N	1	<i>Myoporum laetum</i>	Ngaio	3m	3	3	3	Located on east edge line of current path where excavation is required to form the new pathway.
3231B	Opposite Thomson Park (Between Parking Bay 4 & 5)	C	N	1	<i>Corynocarpus laevigatus</i>	Karaka	1.5m	2	4	4	Densely planted area and suppressing each other. Located on the north edge of an accessway from the carriageway to the beach, this entrance/exit is proposed to be widened for safety and visibility of the road when crossing.
3231F	Opposite Thomson Park (Between Parking Bay 4 & 5)	C	N	1	<i>Pittosporum crassifolium</i>	Karo	2.5	3	3	3	
3231D	Opposite Thomson Park (Between Parking Bay 4 & 5)	C	N	3	<i>Pittosporum crassifolium</i>	Karo	1.5 - 2.5	3	3	3	Located in the south garden on the approach to an accessway from the carriageway to the beach, this entrance / exit area is proposed to be widened for safety and visibility of the road when crossing.

Tree Report: CRAF Marine Parade Street Renewal
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Tree ID	Street Address	CCC or Private Tree	Native / Exotic	Quantity	Latin Name	Common Name	Approximate Height (metres)	Health	Structure	Overall Condition	Tree Removal Details
3232	Opposite 142 Marine Parade	C	N	1	<i>Myoporum laetum</i>	Ngaio	4.5m	3	3	3	Located on east edge line of current path where excavation is required to form the new pathway.
3232B	Opposite Thomson Park (north end of Parking Bay 5)	C	N	1	<i>Pittosporum crassifolium</i>	Karo	4m	3	3	3	
3233	Opposite 154 Marine Parade	C	E	1	<i>Pinus radiata</i>	Radiata pine	5m	3	4	4	Mature, multi-stemmed, low-branching, dense canopy with extended limbs. With majority of canopy removed it is irregular in shape and leaning, and structurally compromised. Located where the proposed new path will be routed.
3234B	Opposite 158A Marine Parade	C	N	1	<i>Pittosporum crassifolium</i>	Karo	2m	3	3	3	Located where the proposed new path will be routed.
3234	Opposite 159/159B Marine Parade	C	E	1	<i>Pinus radiata</i>	Radiata pine	4.5m	3	4	4	Mature, multi-stemmed, low-branching, dense canopy with extended limbs. With majority of canopy removed it is irregular in shape and leaning, and structurally compromised. Located where the proposed new path will be routed.
3235	Opposite 162 Marine Parade	C	E	1	<i>Pinus radiata</i>	Radiata pine	5m	3	4	4	Mature, multi-stemmed, low-branching, dense canopy with extended limbs. With majority of canopy removed it is irregular in shape and leaning, and structurally compromised. One major branch has a large area of decay present. Located where the proposed new path will be routed.
3236	Opposite 168/167A,B Marine Parade	C	E	1	<i>Pinus radiata</i>	Radiata pine	3.5	3	4	4	Mature, multi-stemmed, low-branching, dense canopy with extended limbs. With majority of canopy removed it is irregular in shape and leaning, and structurally compromised. Located where the proposed new path will be routed.

Tree Survey Condition Ratings applied were:

- 1 – Very Good
- 2 – Good
- 3 – Fair
- 4 – Poor
- 5 – Very Poor

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3.4 Images of trees proposed for removal

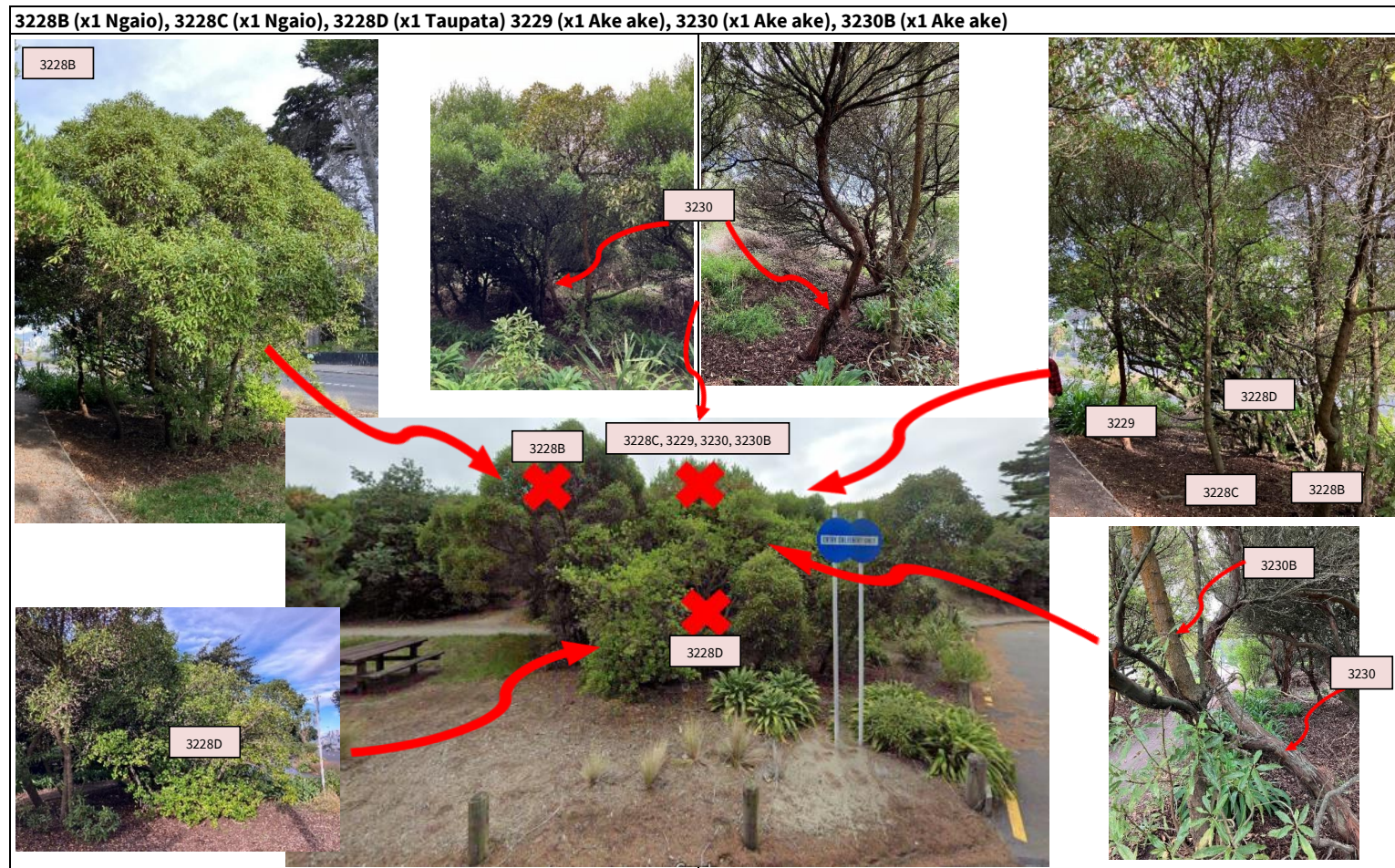
3227C (x1 Ngaio)	3227D (x1 Ngaio) 3227F (x1 Taupata)

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3228 (x1 Radiata pine)	3231 (x1 Ngaio)
 	 


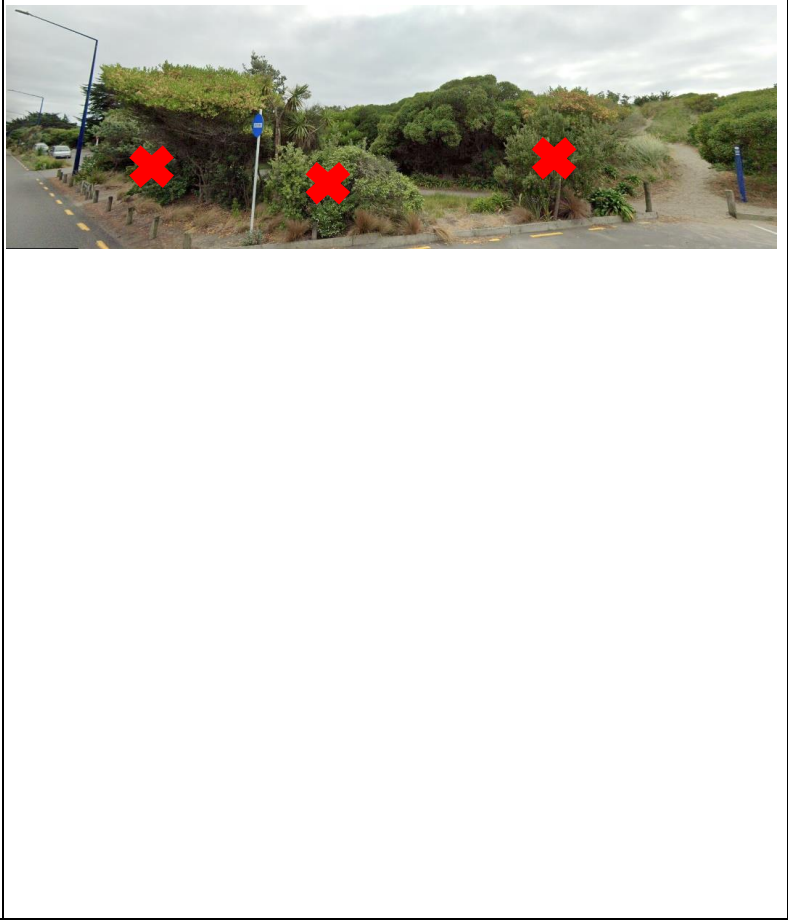
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10



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<p>3231B (x1 Karaka), 3231F (x1 Karo)</p> 	<p>3231D (x3 Karo)</p> 
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Tree Report: CRAF Marine Parade Street Renewal
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3232 (x1 Ngaio), 3232B (x1 Karo)	3233 (x1 Radiata pine)
	

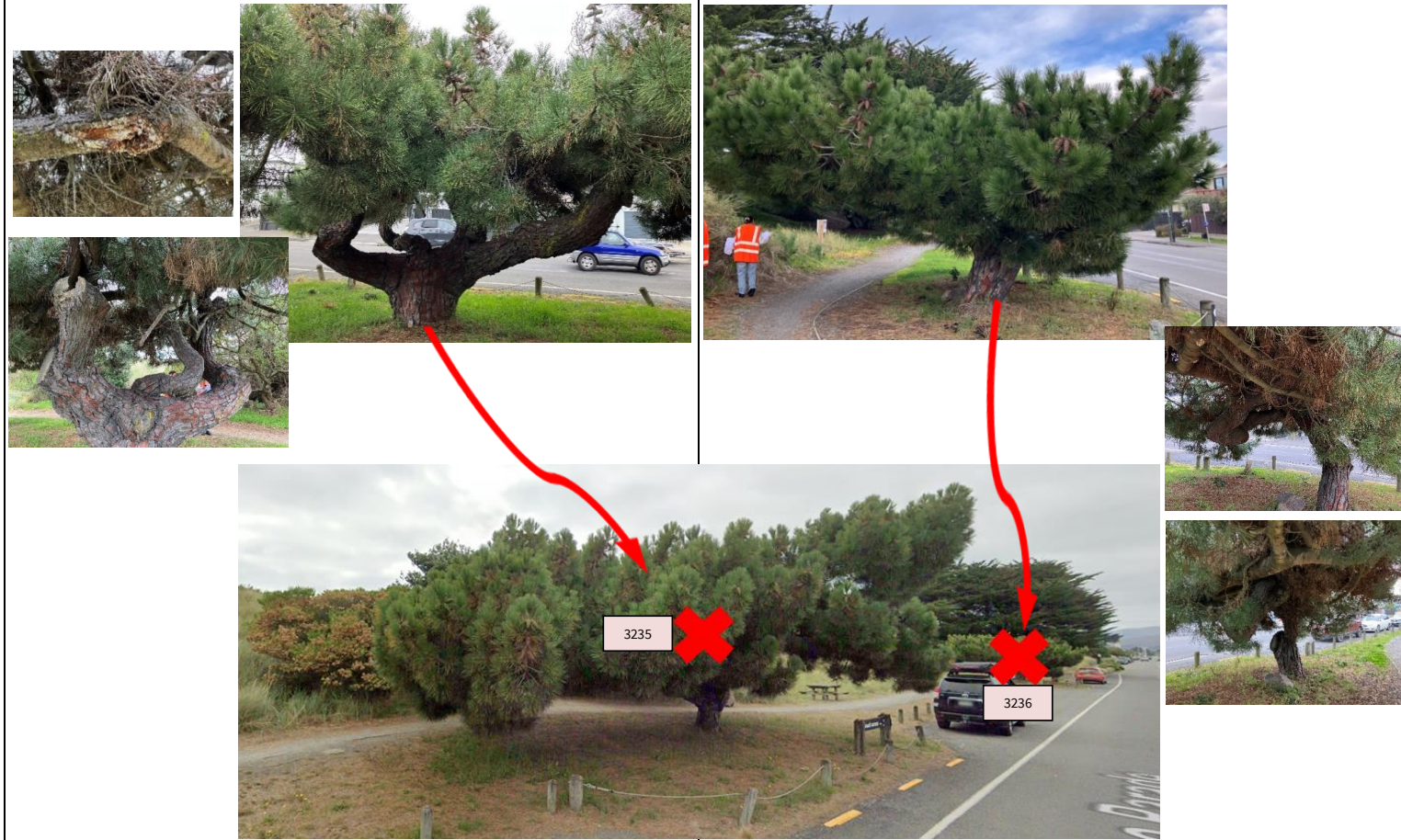
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3234B (x1 Karo), 3234 (x1 Radiata pine)



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3235 (x1 Radiata pine), 3236 (x1 Radiata pine)



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4.0 Tree Survey Summary

4.1 Tree Removal

23 trees are proposed for removal.

- Of the trees surveyed, seven (7) were assessed to be in poor condition, comprising five exotic species and two native species.
- The remaining sixteen (16) trees were assessed as being in fair to good condition, all of which are native species.
- The trees identified for removal have been selected based on a combination of factors, including poor health or structural integrity, their location within or proximity to the alignment of the proposed new shared pathway, or in response to safety considerations.
- In some cases, removal is recommended to improve visibility of the road and oncoming vehicles when entering or exiting the pathway; or to facilitate safe and accessible entry to and from the beach, and viewshafts for approaching cyclists. These recommendations align with design requirements and safety objectives, including those outlined under CPTED principles.
- In addition to the factors outlined above, and in accordance with Council's Tree Policy, the removal of certain trees has been assessed with consideration given to the broader community value of the project. This includes public health, safety and environmental benefits of retaining existing trees against the loss of those benefits should removal occur. Following this assessment, the trees identified for removal are considered to provide minimal long-term value due to their condition, species type, or placement within the site. Their removal will enable the proposed construction work to proceed while delivering wider and long-term benefits to the community.
- An allowance of up to 500mm clearance has been provided on the eastern (dune-facing) side of the new pathway to accommodate construction activities.

4.2 Tree Retention

- Along the extent of works of the new pathway, several trees will be retained.
- Where trees are to be retained, selective pruning is recommended to ensure compliance with CPTED principles. Specifically, selective pruning to thin and lift canopies up to 2.5 metres in height from ground level should be undertaken by a qualified arborist to improve visibility, maintain clear sightlines, and enhance the safety of pathway users, particularly at intersections and access points. This approach will support both public safety and the long-term retention of valuable vegetation within the site.

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- Further, tree protection throughout the duration of the construction works is to be overseen by a Supervising Arborist.
 - This includes monitoring compliance with tree protection measures including tree protection zones, and that any works carried out near trees are undertaken in a manner that avoids damage to roots, trunks and canopies.
 - Where root pruning is required, this must be done by the Supervising Arborist in accordance with Council standards to ensure the ongoing health and structural integrity of retained trees.

4.3 Replacement Planting

- In alignment with the Council's Tree Policy, a minimum of two trees will be planted for every tree removed.
- This extensive replanting will comprise of indigenous species endemic to the coastal area and is expected to enhance the site's long-term ecological value and connectivity across the site.
- The replacement planting will contribute to improved biodiversity, habitat creation, and amenity value, with canopy coverage anticipated to equal or exceed the current levels within 20 years.

5.0 Regulatory Compliance

5.1 Delegated Authority

The Christchurch City Council Register of Delegations, healthy and structurally sound trees (trees in good and fair condition) proposed for removal are required to be approved by Waitai Coastal-Burwood-Linwood Community Board via an Infocouncil Decision Board Report.

Unhealthy/structurally unsound trees and/or causing damage to infrastructure require internal delegated authority to remove.

The Delegations Register also includes the approval of tree planting, which typically occurs as part of the tree removal approvals process.

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5.2 District Plan and Resource Consent

In accordance with District Plan tree provisions, a Resource Consent is required for the removal of road corridor trees exceeding 6.0 metres(m) in height, and for park and public open space trees exceeding 10.0m in height.

The trees proposed for removal are estimated to range between 1.5 and 5metres in height and therefore fall below the thresholds requiring Resource Consent.

The following District Plan Chapters apply.

- Chapter 9(a) where all works and excavations, including street and infrastructure excavation, within the dripline distances of a tree or indigenous vegetation located in a road corridor, park, or public open space, shall be carried out in accordance with Tree Protection Management Plan prepared in accordance with the Council Construction Standard Specifications document.
- Chapter 9(b) At least 5 working days prior to any works commencing under 9(a) the Tree Protection Management Plan shall be submitted to the Council's arborist for approval (via email to CCCTrees@ccc.govt.nz).
- Chapter 9(c) The works are to be undertaken by, or under the supervision of, a Council approved Supervising Arborist employed or contracted by the Council or a network utility operator.
- Also, Chapter 9.4.4.1.1, P12 Earthworks within 5.0 metres of any public realm trees (regardless of size) are to be undertaken by, or under the supervision of a works arborist, and
- Any pruning, maintenance or remedial work / treatment to any public realm trees are to be undertaken by, or under the supervision of, a works arborist employed or contracted by the Council or a network utility operator as outlined in District Plan Chapter 9.4.4.1.1, P5.

5.3 Construction Standard Specifications (CSS)

CSS Part 1 General

All trees that are retained within the vicinity of the works are to be protected from site changes and construction related damage as outlined in the CSS, Part 1, 22.0 protection of natural assets and habitats.

CSS Part 7 Landscapes

The CSS provides specifications for tree planting and establishment that should be adhered to for any landscaping/replacement tree planting.

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5.4 Tree Policy

As per the Tree Policy, a minimum of two trees must be planted for every tree removed, with the canopy replaced within 20 years.

Replacement tree planting will meet the requirements of the Tree Policy. Specifically, Part 1.0 Tree replacement and Part 4.0 Removal of trees applies.

6.0 Recommendations

- 6.1** Delegated authority approval is to be requested from the Waitai Coastal-Burwood-Linwood Community Board via the Christchurch City Council Head of Parks for the removal of **23** trees, as identified above, to enable construction work to proceed on the proposed CRAF Marine Parade Street Renewal project.
- 6.2** Further approval is sought for replacement tree planting of **46** indigenous species trees as mitigation for the tree removals as required by the Tree Policy.
- 6.3** In accordance with Crime Prevention Through Environmental Design (CPTED) principles, it is recommended that a qualified arborist be engaged to undertake pruning along the route. This should involve thinning and lifting tree canopies up to a height of 2.5 metres. While the primary objective is to improve sightlines and enhance user safety, the pruning will also reduce vegetation density, improve the visual appearance of the area, increase sunlight and streetlight penetration, and support vegetative growth by providing sufficient space for the development of trees and other plantings.
- 6.4** During construction, care should be taken to protect the painted wooden fairy houses (see *Figure 3*) that have been placed by the community along the route. If required, these should be temporarily relocated and reinstated upon completion of the works to maintain their contributions to the area's character and community engagement.

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Christchurch
City Council



Figure 3: Examples of Fairy Houses placed along the route



Figure 4: Trees proposed for removal marked with an orange dot

17. OARC: Lake Kate Sheppard Sector and Bower Park Landscape Plan

Reference Te Tohutoro:	25/1651295
Responsible Officer(s) Te Pou Matua:	Dave Little, Manager Residential Red Zone Hannah Ballantyne, Senior Engagement Advisor Angus Smith, Manager Property Consultancy
Accountable ELT Member Pouwhakarae:	Andrew Rutledge, General Manager Citizens and Community

1. Purpose and Origin of the Report Te Pūtake Pūrongo

- 1.1 This report seeks the Waitai Coastal-Burwood-Linwood Community Board's approval of the Ōtākaro Avon River Corridor Lake Kate Sheppard Sector Landscape Plan, which includes the expansion and redevelopment of Bower Park.

2. Officer Recommendations Ngā Tūtohu

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receives the information in the OARC: Lake Kate Sheppard Sector and Bower Park Landscape Plan Report.
2. Notes that the decisions in this report are of medium significance in relation to the [Christchurch City Council's Significance and Engagement Policy 2019](#).
3. Approves the landscape plan as shown in agenda **Attachment A**.
4. Instructs staff to commence the formal road stopping process under the Local Government Act 1974 for:
 - a. Wattle Drive (between New Brighton Road and Willryan Ave); and
 - b. Willryan Ave (between Wattle Drive and 17 Willryan Avenue).
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.

3. Executive Summary Te Whakarāpopoto Matua

- 3.1 This report presents a landscape plan for the Lake Kate Sheppard sector of the Ōtākaro Avon River Corridor (ŌARC). The plan provides a comprehensive vision for the area, focusing on significant ecological restoration around the lake, walking and cycling improvements and the redevelopment and expansion of Bower Park.
- 3.2 The plan addresses long-standing issues from the Canterbury Earthquake Sequence, including land subsidence, wet ground conditions and end-of-life community assets. Key objectives are to enhance the wetland habitats - including significant inanga spawning

grounds - while providing upgraded, consolidated and safer recreational facilities for the community.

- 3.3 Developed through engagement with mana whenua, stakeholders, sports codes, and the local community, the plan has been refined based on public feedback. Key changes post-consultation include relocating the playground and amenities to a safer, more accessible location and removing a proposed through-road to prevent anti-social behaviour.

4. Background/Context Te Horopaki

- 4.1 The Lake Kate Sheppard (LKS) sector is bordered by Anzac Drive to the west, New Brighton Road to the south and residential housing to the north and east. This area was severely damaged by subsidence and liquefaction during the Canterbury Earthquake Sequence, sinking by around a metre. The resulting lower, wetter ground conditions have seen parts of the sector naturally revert to wetlands, a process expected to accelerate with sea level rise.
- 4.2 This project was approved to commence by the Ōtākaro Avon River Corridor Co-governance Establishment Committee in September 2024. It aligns with the vision of the ŌARC Regeneration Plan, which identifies the natural environment as the defining feature of this area, and flags an expansion of Bower Park to the west.

Landscape Plan Details

- 4.3 The landscape plan integrates ecological restoration, recreational upgrades and climate resilience measures. Key components of the initial concept, which was presented to the Community Board in March/April this year included:
- 4.4 **Ecological Enhancement:** Creating a 'protection zone' in the wetter, western part of the site to enhance the ecological values of Lake Kate Sheppard and surrounding wetlands - particularly the inanga spawning grounds. The removal of former roads would be leveraged to create planted swales and 'wetland ribbons'.
- 4.5 **Bower Park Redevelopment:** Expanding and reconfiguring the sports fields for designated summer season use to manage the site's challenging ground conditions, and providing a new playground and toilet block to replace end-of-life assets.
- 4.6 **Access and Connectivity:** Establishing a primary north-south shared path for walking and cycling, utilising former roads to create a key connection through the site. A 'permission to play' strategy would see nature play elements and a bike play features integrated along this path.

Post-Consultation Design Amendments

- 4.7 Following community and stakeholder consultation, several amendments have been made to the landscape plan to address feedback and improve the design. These changes include:
- 4.8 **Relocation of Park Amenities:** The playground, pump track, new toilets and (future) changing facilities have been relocated from a flood-prone area with poor surveillance to the north-east corner of the park, near Willryan Avenue. This improves safety (CPTED), provides better passive surveillance and serves a wider walkable catchment.
- 4.9 **Playground Design:** While retaining the 'nature play' concept, the detailed design will ensure that the new playground has a high play value, including a similar number of traditional play items (e.g. swings, slides, flying fox) to the existing facility.
- 4.10 **Pump Track Upgrade:** The pump track will be detailed with a hard surface (e.g. asphalt) instead of aggregate. This allows for wider use by scooters and skateboards and reduces ongoing maintenance.

- 4.11 **Removal of Through-Road:** The proposed vehicle link along the western boundary of Bower Park has been removed from the plan and will be returned to a shared path only. This addresses community concerns about potential 'rat-running', anti-social behaviour, and ongoing operational costs for Council. A clear corridor will be retained for potential future access to the 'trial housing' area if required. *It should be noted that this route³ is still technically a legal 'in-service' road, despite being physically closed for many years. Council's Transport team is supportive of its formal stopping to enable the landscape plan. Resolutions 4-7 have been included to address this.*
- 4.12 **Revised Carparking:** The carpark layout has been redesigned in conjunction with the relocated changing rooms to better serve sports field users.
- 4.13 **Strengthened Pathway Connections:** The design incorporates stronger pathway connections to New Brighton Road, improving links to the existing stopbank walkway, the City to Sea Pathway and the wider neighbourhood.

Options Considered Ngā Kōwhiringa Whaiwhakaaro

- 4.14 The following reasonably practicable options were considered and are assessed in this report:
- 4.14.1 **(Recommended):** Approve the amended (post-consultation) landscape plan.
- 4.14.2 Do nothing (Status quo).

Options Descriptions Ngā Kōwhiringa

- 4.15 **Preferred Option:** Approve the amended landscape plan.

Option Description: Approve the amended landscape plan, which has been revised to incorporate changes in response to community and stakeholder feedback. The plan guides the ecological restoration of the Lake Kate Sheppard wetlands, redevelopment of Bower Park and the creation of new walking and cycling connections.

Option Advantages

- Delivers significant ecological benefits by protecting and restoring a large wetland habitat within the Ōtākaro Avon River Corridor.
- Replaces end-of-life community assets with modern, safe and well-located facilities.
- Provides improved and more reliable playing surfaces for summer sports.
- Improves recreational connectivity for walking and cycling.
- Has been refined through community feedback, ensuring strong local support.

Option Disadvantages

- Requires significant capital investment.

- 4.16 **Option 2:** Do nothing (status quo).

Option Description: Status quo retained.

Option Advantages

- No immediate capital cost.

³ Wattle Drive, south of Willyryan Avenue and Willyryan Avenue, west of the last house)

Option Disadvantages

- Community assets (playground, toilets, fields) would remain end-of-life and require eventual replacement without the benefit of an integrated plan.
- Sports fields would continue to be subject to seasonal flooding, impacting their usability for much of the year.
- Opportunity for ecological restoration and enhanced connectivity would be missed.
- Decommissioned roads and other remnant assets within the red zone would continue to degrade, posing an ongoing risk of contaminants, such as coal tar from old road surfaces, leaching into the sensitive wetland environment.
- Fails to deliver on the vision of the ŌARC Regeneration Plan for this sector.

5. Financial Implications Ngā Hīraunga Rauemi

Capex/Opex Ngā Utu Whakahaere

	Recommended Option	Option 2 -Do nothing
Cost to Implement	Total estimated project cost of \$5.5M.	Nil.
Maintenance/Ongoing Costs	Potential increase in operational costs due to new assets, to be covered by red zone operational budgets.	Status quo, with increasing reactive maintenance for failing assets.
Funding Source	ŌARC Ecological Restoration Budget (CPMS #63952), which comprises a mix of CRAF and LTP funding.	N/A
Funding Availability	Yes, funding is allocated.	N/A
Impact on Rates	Nil. The project is funded from existing, approved capital budgets.	Nil (in the short term).

6. Considerations Ngā Whai Whakaaro

Risks and Mitigations Ngā Mōrearea me ngā Whakamātautau

6.1 Poor Ground Conditions and High Water Table

- **Risk:** The site's ground conditions present a construction/asset performance risk. The area has a documented history of liquefaction and subsidence, resulting in a high water table and poor drainage in places. Constructing assets such as buildings, sports fields and pathways on this ground without a good understanding of the subsurface conditions could lead to long-term issues like differential settlement and asset failure.
- **Mitigation:** Geotechnical investigations will be included as part of the detailed design phase. The findings will inform the foundation designs for all new structures, specifications for ground improvement where necessary and the construction methodologies for pathways and summer season sports fields surfaces to ensure they are resilient and fit for purpose.

6.2 Undiscovered Contamination

- **Risk:** The concept report notes that some former roads in the area are contaminated with coal tar. There is a risk that other undiscovered contaminants (e.g. asbestos from demolished houses, domestic fuel tanks) exist elsewhere on the site. Discovering contamination during construction can lead to project delays and budget overruns.
- **Mitigation:** A Preliminary Site Investigation (PSI) will be undertaken as part of the detailed design phase to identify potential contamination hotspots. A financial contingency will be held within the project budget to manage any unexpected discoveries, and the Construction Management Plan will include protocols for handling contaminated material.

6.3 Consenting Delays or Onerous Conditions

- **Risk:** The project involves works within and adjacent to a sensitive ecological environment, including a valuable inanga spawning habitat. There is a risk that the resource consent process could be delayed or that restrictive consent conditions could be imposed (e.g. limiting construction to specific times of the year), impacting the project timeline and budget.
- **Mitigation:** Staff will engage early with regulatory bodies during the detailed design phase. A specialist ecological impact assessment will be commissioned to support the consent application, which will propose specific, proactive measures to protect the inanga spawning habitat during construction.

6.4 Future Interface Conflicts

- **Risk:** The landscape plan is being developed while two adjacent projects; the 'trial housing' area and potential future stopbank remain undefined. There is a risk that the final designs for these future projects could conflict with the layout of the new park amenities (e.g. paths, services, parking), requiring rework in the future.
- **Mitigation:** The amended plan addresses the trial housing area by retaining a clear, unencumbered corridor for potential future access. A 20-metre asset-free buffer has been included along New Brighton Road to protect the new park infrastructure from any future stopbank works.

Legal Considerations Ngā Hīraunga ā-Ture

6.5 Statutory and/or delegated authority to undertake proposals in the report:

6.6 As per the Christchurch City Council's Delegation Register, the Community Board has the delegation to:

*"Approve and adopt any new landscape development plans for parks and reserves provided the design is within the policy and budget set by the Council."*⁴

6.7 Other Legal Implications:

6.7.1 There is no legal context, issue, or implication relevant to this decision.

Strategy and Policy Considerations Te Whai Kaupapa here

6.8 The required decision:

6.8.1 Aligns with the [Christchurch City Council's Strategic Framework](#).

⁴ CCC Delegations Register (25 March 2025), Part D – Sub Part 1 - Community Boards (pg. 96)

6.8.2 Is of medium significance in relation to the [Christchurch City Council's Significance and Engagement Policy 2019](#). The level of significance was determined by the strong environmental benefits in a localised area.

6.8.3 Is consistent with Council's Plans and Policies.

- Ōtākaro Avon River Corridor Regeneration Plan (2019)
- Climate Resilience Strategy 2021
- Biodiversity Strategy 2008 - 2035
- Public Open Space Strategy 2010 – 2040
- Ōtautahi Christchurch Future Transport Plan 2024–54

6.9 This report supports the [Council's Long Term Plan \(2024 - 2034\)](#):

6.10 Parks, Heritage and Coastal Environment

6.10.1 Activity: Parks and Foreshore

- Level of Service: 6.3.5 Customer satisfaction with the recreational opportunities and ecological experiences provided by the City's Regional Parks - >=80%

Community Impacts and Views Ngā Mariu ā-Hāpori

6.11 Early conversations were had with Eco Action Nursery Trust (who have carried out significant planting in the sector) and Avon-Ōtākaro Network. Emails were also sent to the New Brighton Residents Association and Burwood East Residents Association to discuss the plans and consultation timeline.

6.12 Consultation started on 5 May and ran until 25 June 2025. Note: this period was extended due to the rescheduling of an in-person engagement opportunity.

6.13 Consultation details including links to the project information shared on the [Kōrero mai | Let's Talk webpage](#) were advertised via:

- An email sent to 122 identified stakeholders; including local sports groups, residents' associations and environmental groups, as well as subscribers to Kōrero mai who elected to be notified when projects like this opened.
- A [Newsline story](#) published and shared to Council's Facebook page.
- Seven signs erected at locations around Bower Park and Lake Kate Sheppard and posters were put up in the Bower Park toilets.
- Consultation documents delivered to 350 households.
- Documents left at Life Church QE2, QE2 Recreation Centre and New Brighton Library.

6.14 The [Kōrero mai | Let's Talk webpage](#) had 1,439 views throughout the consultation period.

6.15 Staff attended the Richmond Community Gala and a Burwood East Residents Association meeting to discuss the project.

6.16 A drop-in session was held at the park on Sunday 22 June. 28 residents attended. Feedback received at this session included:

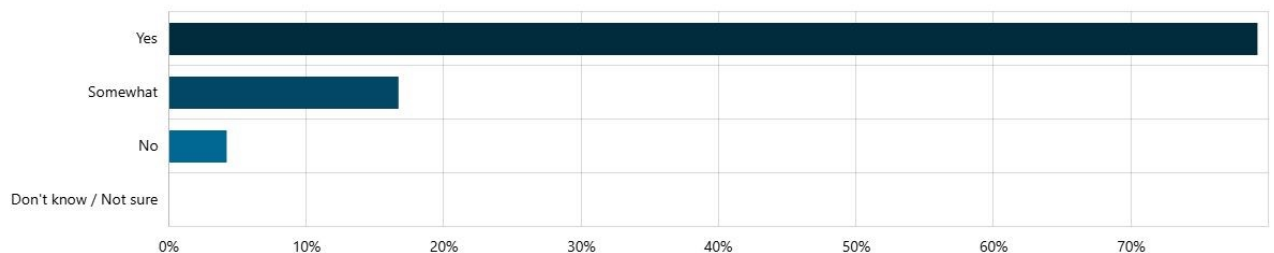
- A strong desire to move the planned playground and toilet facilities (either closer to the playground or against New Brighton Road),
- Unhappiness of the inclusion of 'trial housing' on the plans or the potential for houses to be built at this location in the future,

- Support for the road between New Brighton Road and Willyran Avenue – but for it to be cyclist and pedestrian access only,
- Some concern about increase traffic on Willyran Avenue,
- Support for removing the roads within the Lake Kate Sheppard area and general regeneration efforts,
- Ideas of the playground, including a flying fox connected to a tower, a large scooter track, swings, all-year-round rugby posts, and painting on some of the wooden accents,
- Support for tidying up the shingle carpark across the road; and
- The desire to work with local contractors on the construction.

Summary of Submissions Ngā Tāpaetanga

- 6.17 Submissions were made by five organisations and 43 individuals. A full table of submissions received is available on the [Kōrero mai webpage](#).
- 6.18 Organisational submissions were made by the Disabled Persons Assembly New Zealand, Spokes Canterbury, Canterbury Baseball Association, THE BOWER, and Play Preservation Trust. All organisations supported the plans, except the Play Preservation Trust who somewhat supported.
- 6.19 Most (38) submitters supported the plan for Bower Park and Lake Kate Sheppard (79%), 17% (8) somewhat supported it, while 4% (2) did not support.

Q: Overall, do you support the plans for Bower Park and Lake Kate Sheppard?



Playground:

- 6.20 When asked what submitters liked about the plan for Bower Park playground, the most common feedback was the connection to the natural environment and natural elements (6) and the inclusion of bike tracks/skills area (3).
- 6.21 Feedback on what they didn't like was disparate.

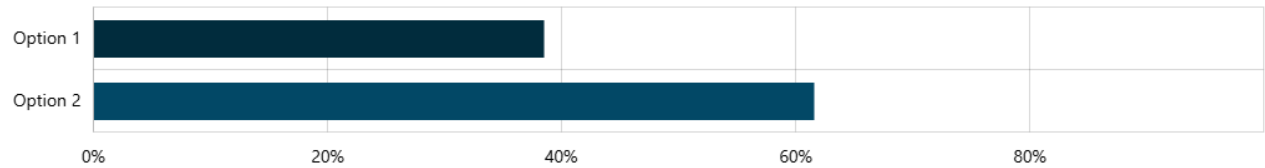
Sports fields:

- 6.22 When asked what submitters liked about the plan for Bower Park sports fields the most common feedback was support for bringing together different sports codes (4).
- 6.23 When asked what they didn't like, the most common feedback was concern that the fields were inconsistent with the neighbouring wetlands and that the area floods (3). A further three submitters requested more consideration of sports codes less commonly represented – baseball or skating.

Lake Kate Sheppard:

- 6.24 The community was asked to provide feedback on two potential alignments for the primary shared path. Option 1 proposed re-using the existing former road alignment, which created a clear buffer from the sensitive wetland areas, while Option 2 suggested a path alignment

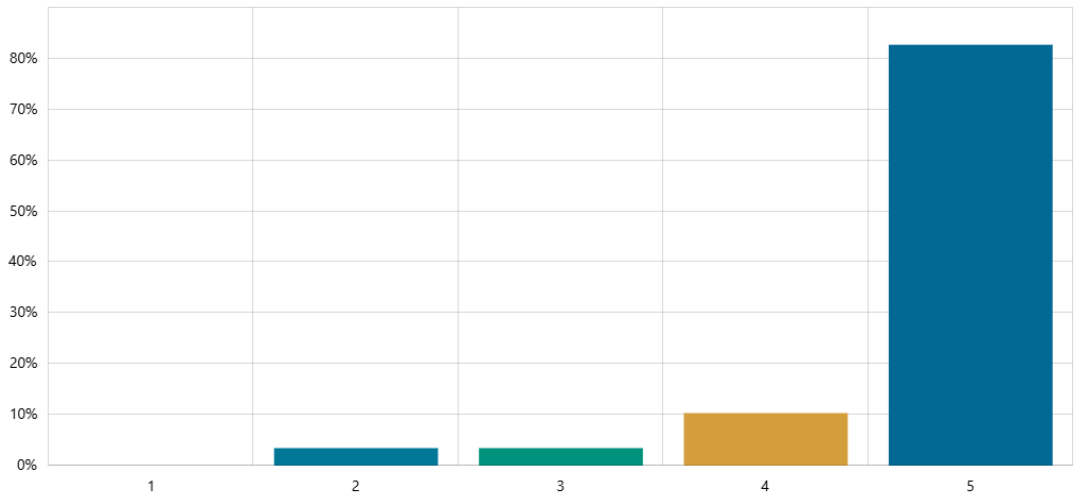
further west, allowing for more direct interaction with the ecological zone. 61% (8) of those who elected to respond chose option 2 while 39% (5) chose option 1.



- 6.25 When asked what submitters liked about the plan for Lake Kate Sheppard the most common feedback was enhancing the wetland to let nature take its course (4) and support for the shared path and/or connecting paths (3).
- 6.26 When asked what they didn't like, four submitters mentioned the trial housing at the end of Willryan Avenue (out of scope). A further five submitters requested that the plans include a loop track around the area and three noted a preference for it to stay dog friendly.

Supplementary information

- 6.27 A quick poll that was conducted on the Kōrero mai webpage to reduce barriers to participate. 29 residents provided feedback from this form, with most (24) rating the plans 5-out-of-5 stars.



6.27.1

Impact on Mana Whenua Ngā Whai Take Mana Whenua

- 6.28 The decision involves a matter of significant interest to Mana Whenua and positively impacts our agreed partnership priorities with Te Ngāi Tūāhuriri Rūnanga.
- 6.29 The project area has high mahinga kai values. Staff have an agreed scope with Whitiora Centre Limited (representing Ngāi Tūāhuriri) to review the project, along with their appointed mahinga kai expert.
- 6.30 An initial review of this landscape plan has been completed, with feedback confirming they are generally comfortable with the proposed direction. The partnership will continue into the next stage, with further review and input scheduled during the detailed design phase to ensure cultural values are fully integrated into the final plans. The plan's focus on ecological restoration, particularly of the wetlands and expansion of the delta, strongly aligns with cultural aspirations for the Corridor.
- 6.31 Specific themes and topics raised by Whitiora for further exploration during the detailed design phase include:

- Detail on how the plan will futureproof the successful inanga spawning habitat against climate change, optimise planting to attract a wider range of native birds, and integrate long-term maintenance and weed control.
- Exploring how mahinga kai values/outcomes can be woven throughout the entire plan, rather than confined to a discrete location.
- Further understanding of the site's hydrology and how the design actively responds to long-term climate change impacts like tidal intrusion.
- A commitment to continue the partnership through briefings on future design iterations, involvement in ecology workshops and assistance with developing a te reo name for the area.

Climate Change Impact Considerations Ngā Whai Whakaaro mā te Āhuarangi


6.32 The decisions in this report are likely to:

- Contribute positively to adaptation to the impacts of climate change by restoring natural wetland systems that can buffer the impacts of flooding and sea level rise.
- Have a positive influence on carbon sequestration by replacing mown grass with permanent native forest and wetland vegetation.

7. Next Steps Ngā Mahinga ā-muri

- 7.1 If the landscape plan is approved, staff will proceed to the consenting and detailed design phases of the project.
- 7.2 Construction is anticipated to commence in summer 2026, with completion expected in mid-2027.

Attachments Ngā Tāpirihanga

No.	Title	Reference	Page
A 	Lake Kate Sheppard and Bower Park Preliminary Concept Plan	25/1656456	202

In addition to the attached documents, the following background information is available:

Document Name – Location / File Link
Not applicable

Signatories Ngā Kaiwaitohu

Authors	David Little - Manager Residential Red Zone Hannah Ballantyne - Senior Engagement Advisor Angus Smith - Manager Property Consultancy
Approved By	Rupert Bool - Head of Parks Lynette Ellis - Head of Transport & Waste Management



ŌARC: LAKE KATE SHEPPARD SECTOR
PRELIMINARY DESIGN
PREPARED FOR CHRISTCHURCH CITY COUNCIL







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DOCUMENT QUALITY ASSURANCE

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SITE CONTEXT

SITE CONTEXT

PROJECT BACKGROUND + SITE LOCATION

PROJECT SITE

The Lake Kate Sheppard (LKS) site is bordered by Anzac Drive to the west, New Brighton Road and the Ōtākaro/Avon River to the south, with the existing residential neighbourhood forming the eastern boundary. The site encompasses the waterway of Lake Kate Sheppard (to the east of Anzac Drive) and Bower Park with the remainder of the site being Residential Red Zone.

The site is located on the former Kate Sheppard Retirement Village site, which was badly damaged by heavy subsidence and liquefaction in the Canterbury Earthquakes. The underlying landforms suggests that the area of Lake Kate Sheppard is naturally ponding however it has been artificially modified in connection with the Retirement Village development to create a permanent lake.

The south-west corner of the site has naturally reverted to wetlands due to the increasing 'wetness' in the area, which will likely become more progressive over time due to sea level rise.

Bower Park in the south-east of the site is relatively well-used as a community park with organised sporting activities taking place on the fields. The existing toilet facility and play space are nearing end of life and due for replacement.

ŌTĀKARO AVON RIVER CORRIDOR CONTEXT

The LKS site sits within the eastern reaches of the Ōtākaro Avon River Corridor (ŌARC) Zone. The ŌARC Regeneration Plan (2019) sets out a high-level scheme for the site area via the 'Greenprint' which states that the “**natural environment will be the defining feature...which will preserve and restore local and regional habitat for native wetland and birds**”.

The LKS site has high ecological potential and presents significant ecological restoration opportunities. As a result, the primary design theme for the site will be a focus on the enhancement and protection of the existing wetlands. Recreational programming will generally play a secondary role with the exception of the Bower Park area.

The Regeneration Plan shows a future Trial Housing Area to the north of Bower Park, adjacent to the LKS site. Whilst excluded from the design extent, the area will need to be considered when developing the drainage strategy for the project site including redirecting of overland flows away from neighbours.

ANZAC ROAD REMOVALS PROJECT

The Anzac Road Removals Project involves the removal of some of the decommissioned roads in the area to the west and east of Anzac Drive within the ŌARC. This includes roads which fall within the LKS site as illustrated on the location map opposite. The intent is to excavate the gravel bases from the roads for reuse on other ŌARC projects and smooth/batter the remaining trench to form a series of planted swales. The two roads to the south, Barkers Land and Waygreen Ave, are contaminated with coal tar and the road structure will be removed to an off site disposal facility. The proposed road removal works within the LKS site presents opportunities to extend the existing wetland planting, and aid in capturing overland flow.



- Lake Kate Sheppard Sector site
- Ōtākaro Avon River Corridor Zone extent
- ▨ Trial Housing Area
- Anzac Drive Road Removal Project sites

- ① Lake Kate Sheppard
- ② Anzac Creek
- ③ Travis Wetland
- ④ Avonside Girls' and Shirley Boys' High Schools
- ⑤ Bower Ave shops



LANDSCAPE CONTEXT

The Lake Kate Sheppard (LKS) site sits within the eastern reaches of the Regeneration Plan. The eastern reaches posses a unique character which is heavily influenced by the saltmarsh and wetland environments and largely falls within the Coastal and Wet Plain ecosystems. Due to it's position in relation to the coast, the site is also susceptible to coastal inundation events, and with sea level rise, salinity is expected to increase further up the Ōtākaro/Avon River.

According to the Ōtautahi Christchurch Ecosystems mapping by Lucas Associates, the LKS site falls largely within the broad Wet Plain ecosystem with some Coastal Plain influences in the eastern, slightly 'drier' portion of the site (as demonstrated in the map opposite, highlighting local ecosystem typologies). This mapping gives insight into the historic indigenous vegetation and soil typologies of the site and surrounding context.

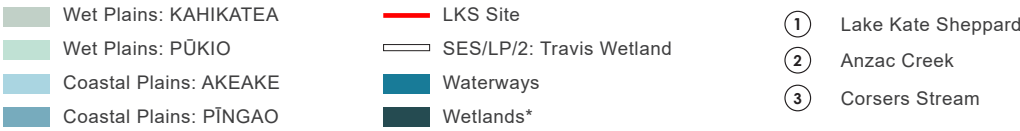
The Lake Kate Sheppard and Anzac Creek waterbodies (either side of Anzac Drive), form a wetland reserve that provides ecological connectivity between Ōruapaeroa/Travis Wetland (to the north) and the Ōtākaro/Avon River to the south.

This wider wetland area of Ōruapaeroa/Travis Wetland was formerly an area of high mahinga kai value, as evidenced by a Ngāi Tahu claim to the Native Land Court in 1868 that attempted to have the site (among others) put aside as a mahinga kai reserve.

Hydrologically, Ōruapaeroa/Travis Wetland is now connected to Lake Kate Sheppard via a diagonal box culvert aligned underneath the QEII Drive roundabout, and otherwise connected to the Ōtākaro/Avon River via Corsers Stream.

These combined wetland, waterway, and riparian habitats have been identified as a 'Site of Ecological Significance' (SES/LP/2: Travis Wetland) *'because it contains a large area of vegetation that is representative of the Low Plains Ecological District including threatened and locally rare plant species, and also provides habitat that supports representative assemblages of native wetland birds including several threatened, at risk and locally rare species.'* (Summary of Significance).

Travis Wetland also supports at-risk fish species and Lake Kate Sheppard is likely an important migration route for these migratory species. Additionally the eastern banks of the lake are one of the most important Inanga spawning grounds in the city. As the same spawning sites may be used year after year, it is important that these sites are to be protected.



*Ecological investigations (wetland delineation and mapping) undertaken as part of the ŌARC Anzac Drive Road Removals project, May 2024

SITE CONDITIONS

NATURAL INLAND WETLAND



FLOODING ISSUES



ELEVATED VIEW TO ALPS



BOWER PARK



EXISTING ROAD NETWORK



COMMUNITY PLANTING



OPPORTUNITIES + CONSTRAINTS ANALYSIS

WETLANDS + VEGETATION



- Lake Kate Sheppard is a constructed wetland, main species include raupō, harakeke and purei. Natural wetlands appear to be developing in THA - further ecological investigations to occur.
- Large area of the south-western portion of the site has reverted to wetlands naturally and this is expanding. Opportunity to offer protection and enhancement.
- Community planting has occurred in the northern portion of the site and will mean some limitations to the design.
- Remaining portions of the site includes stands of largely exotic trees/shrubs from ex-residential gardens.
- Swathes of existing exotic trees/mixed shrub planting occur predominantly in the south and west perimeters of Bower Park.

* Mahinga Kai Exemplar Baseline Survey 2015 by Shane Orchard, Avon Ōtākaro Network

ACCESS + SITE FEATURES



- Existing through-road connection along Wattle Dr/Atlantis St will not be re-established for vehicles, instead offering an opportunity to be utilised for pedestrian/cycle access.
- Design must allow for a future pump station location and consider the 'Archaeological Risk' area.
- High compaction area in location of former Kate Sheppard Hospital site
- Existing car park, toilet block and playground need replacement and relocation.

TOPOGRAPHY + VIEWS



- Lower, wetter portion of the site sits in the west/southwest corner, while the higher, dryer portion of the site follows the eastern residential boundary.
- Site is prone to ponding following subsidence in the Canterbury Earthquakes and is very wet in the southwest corner in particular.
- Key view shafts to maintain and enhance which help to connect the site contextually include views to Lake Kate Sheppard, Travis Wetland and the distant Southern Alps to the north-west and the Port Hills to the south.
- Possibility for a future stop bank needs to be considered by ensuring a 15-20m corridor on the landward side of New Brighton Rd is kept clear.



DESIGN RESPONSE

LANDSCAPE DESIGN STATEMENT

The site presents an exciting opportunity to focus on the ecological restoration and enhancement of a large area of land within the Ōtakaro Avon River Corridor. The LKS site is of high ecological significance and it's protection and enhancement will be a key generator for the design proposal. This level of protection will be carefully considered against other requirements for the site from a recreational and community perspective, albeit these will play a secondary role in shaping the design outcomes of the site.

The following approaches will be explored in the initial high level schematics studies, followed by more detailed design development as a preferred concept is further refined:

ENHANCEMENT + PROTECTION Creating a zone of 'protection' around the high ecological values of Lake Kate Sheppard and the natural inland wetlands.

Using planting and targeted creation of swales and low points to limit access into the high priority restoration areas.

Working with natural processes - enabling and enhancing natural regeneration that is already happening across many parts of the site, with focused earthworks undertaken only where functionally required to address contaminated land, drainage and overland flow issues.

Planting strategy to focus on enhancement of existing natural plant communities within ecological restoration area with natural regeneration of dense harekeke and raupō to be encouraged.

COMMUNITY CONNECTIONS Maximise community benefits through improved amenity, better integration and connectivity of both the wider areas of indigenous restoration and Bower Park to the adjacent residential neighbourhoods. This will be addressed through access and programming of recreational and community activities such as expansions to the mahinga kai exemplar project concept established in 2015-18.

Re-purpose and reuse: making the most of existing features such as the existing Atlantis Street and Wattle Drive alignments to provide the basis for long term pedestrian and cycle routes.

Build on opportunities to complement and create linkages into and across the adjacent ŌARC Parks and 3Waters projects, including adjacent wetlands, pathways, and to the park space from the existing commercial development on the corner of Bower Ave and New Brighton Road.

RECREATION + PERMISSION TO PLAY Adopt a 'permission to play' approach. This may include placement of play and interaction nodes and elements along the key pathways where the community can engage, play, and interact with the wetland environment without disturbing the core habitat areas.

Integrate Mātauranga Māori design principals with concepts such as Māra Hūpara to introduce indigenous play and activity to the new place space in Bower Park and at nodal points along pathway connections.

Reuse of materials and elements that could be salvaged from the existing playground and the wider red zone for cost efficiencies.

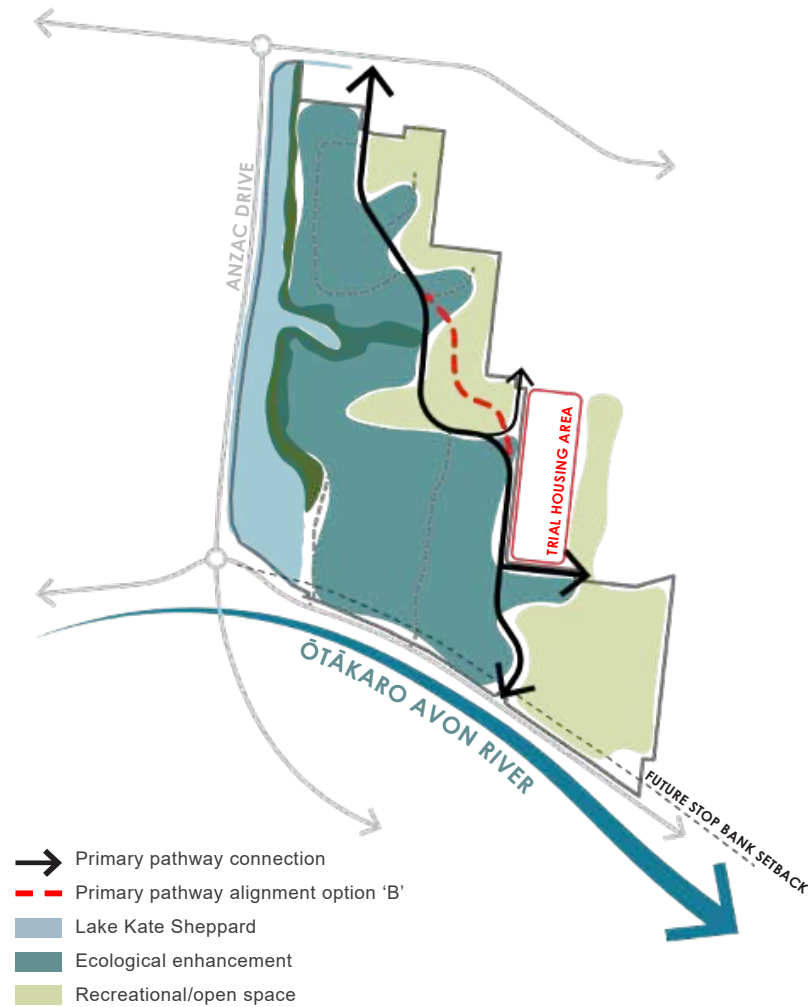
MAI UTA KI TAI | MOUNTAINS TO SEA Build on the 'Mai uta ki tai | Mountains to Sea' narratives by providing visual and physical connections between Travis Wetland and the Ōtakaro/Avon River and highlighting view shaft opportunities to the distant Southern Alps. Explore opportunities to provide elevated views along the edge of the wetland 'protection' zone to achieve this.



LANDSCAPE CHARACTER IMAGERY

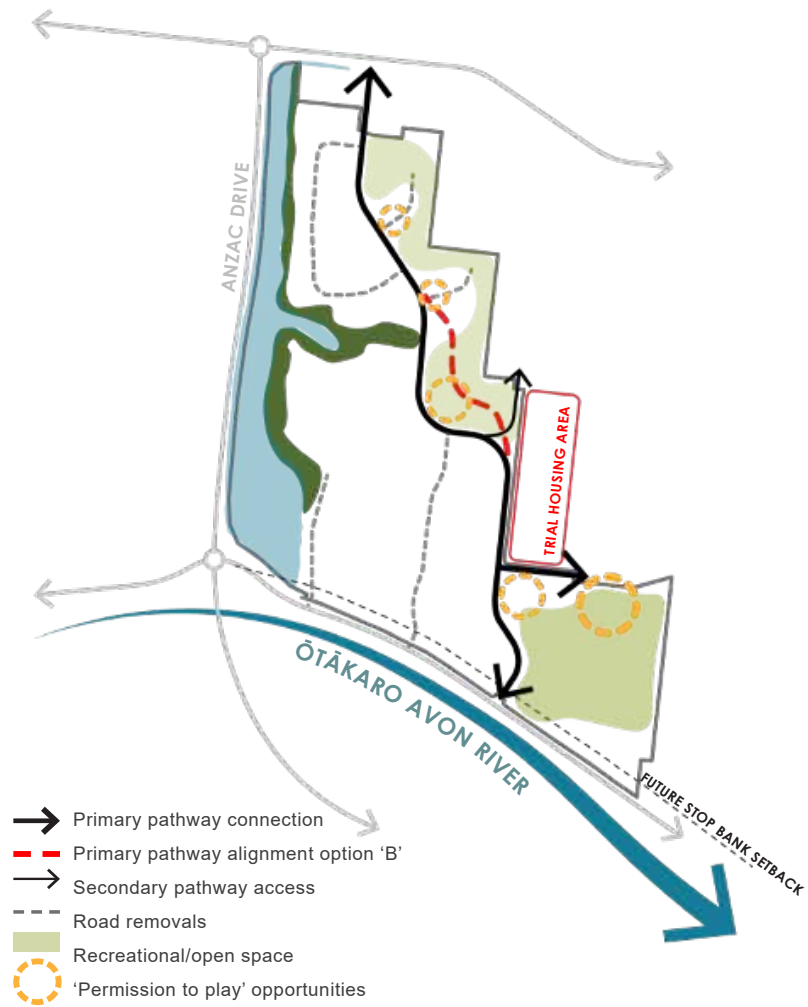
KEY MOVES

ECOLOGICAL VS RECREATIONAL ZONES



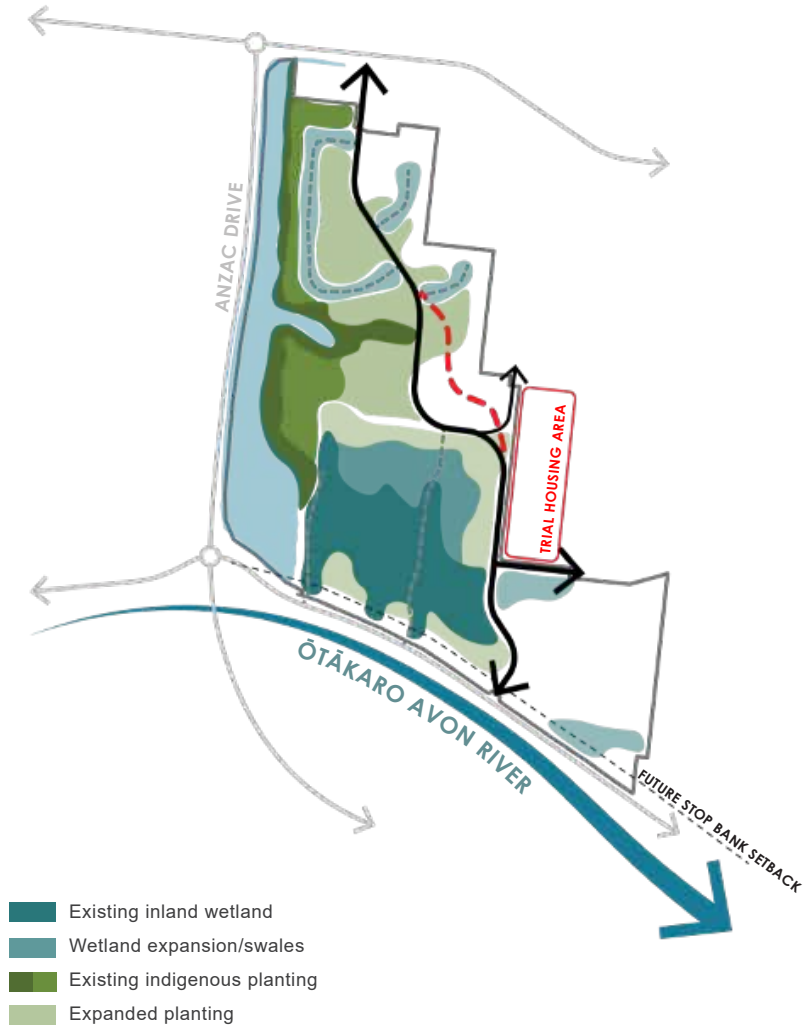
- Protection of high ecological values of Lake Kate Sheppard and existing wetlands by creating a protection zone 'in the wet' to the west of the site.
- This will also allow for the enhancement and expansion of existing natural inland wetland in the south-west of this zone.
- Enable recreational use programme to occur 'in the dry' to the east of the site.
- Create a north-south pathway connection which acts as a divider between the ecological restoration area (no-go zone) to the west and the recreational area to the east.

CIRCULATION + NODES



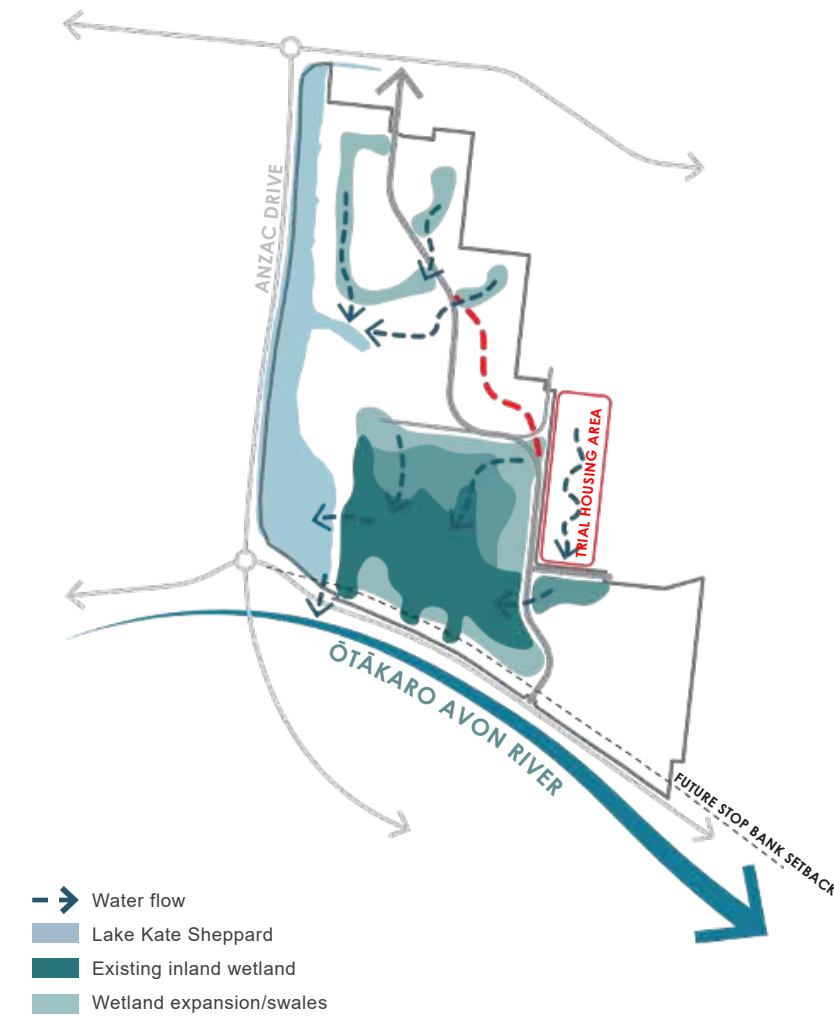
- Primary pathway allows for a through-site connection for the wider community. It's alignment follows the former road corridor, capitalising on reuse of the existing road substrate.
- Secondary pathways increases integration of the site to the adjacent residential neighbourhoods.
- 'Permission to play' opportunities along the primary path encourage play and interaction with new planting and constructed swales to the east of the site, without disturbing the core habitat areas.
- Open space network follows the eastern residential boundary creating a buffer, ensuring sight-lines are maintained and offering space a meandering pathway option for dog-walkers and others.

WATER + PLANTING



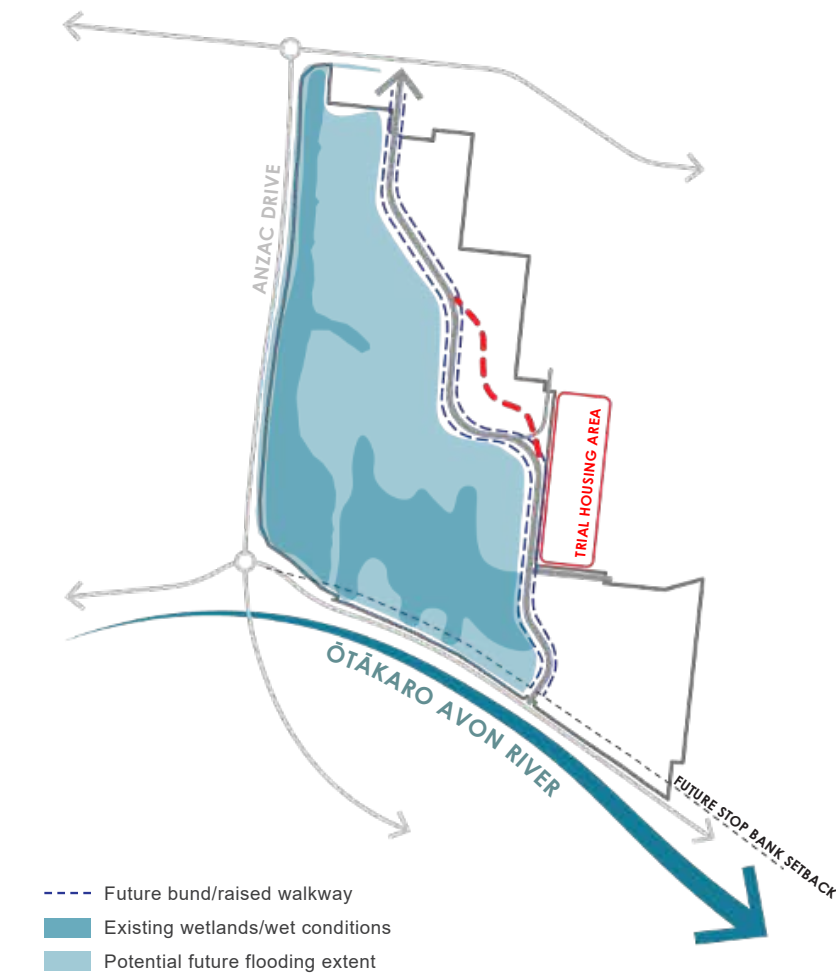
- Using planting and targeted creation of swales and 'wetland ribbons' to control access into the ecological restoration area. These features can also provide opportunities for a 'permission to play' approach.
- Mahinga kai opportunities to be developed with Whiti Ora.
- Planting strategy to focus on enhancement and expansion of existing natural plant communities within ecological restoration area.
- Maximise opportunities to increase the urban forest coverage both in the restoration and recreational zones.
- Leverage road removal excavations to expand/create wetland habitat areas.

DRAINAGE STRATEGY



- Creation of swales in post road-removal locations and along primary pathway to assist with capturing and directing overland flow.
- Proposed bridging/raised board-walk at points along the pathway to allow for hydrological connectivity with 'wet-side' to the west.
- Direct overland flow into play space area in north-west corner of Bower Park expansion and surplus to be picked up by existing pipe network.

EXISTING VS FUTURE WATER CONDITIONS



- Sea level rise will cause the area to become progressively wetter over time by the lake outflow at the tidal gate being increasingly 'held back', or by inundation by the Ōtākaro Avon River itself.
- Allowing for a 10-15m wide corridor following the proposed pathway to accommodate a future bund/raised path to protect the residential areas to the east.
- The water table is likely to become increasingly more saline due to direct tidal influence and saline ground water intrusion.

SCHEMATIC STUDIES

OPTION A: 'ECOLOGICAL EXPANSION'

Option A is heavily focused on an ecological protection and expansion approach. Native wetland planting creeps beyond the primary pathway into the eastern 'recreational' zone of the site. 'Permission to play' opportunities are kept close to the pathway and the restoration areas are buffered by dense planting and 'wetland ribbons' on the western side.



- Extent of design works
- 'Permission to play' opportunities
- Community planting areas
- Future stop-bank setback
- Primary pathway
- Boardwalk sections
- Wetland planting around waterways
- Expanded planting areas
- Grassed open space
- ① 'Wetland ribbons'
- ② 'Wetland forest' planting
- ③ Former roads converted to swales
- ④ Mounding to create lookout
- ⑤ Temporary driveway access
- ⑥ Play space
- ⑦ Toilet block
- ⑧ Car park
- ⑨ Future changing/storage facility
- ⑩ Sport fields line marking
- ⑪ Future pump station indicative location
- ⑫ Future stormwater management

OPTION B: 'RECREATIONAL INTEGRATION'

Option B takes a more integrated approach. The core ecological habitat areas are kept protected however secondary pathways offer opportunities to venture off the main pathway and interact more directly with the ecological restoration zones. The recreational zone to the east is proposed as primarily open space with planting focused around former road swales, a community garden extension and in Bower Park.



CONCEPT DEVELOPMENT: 'ECOLOGICAL EXPANSION'

SITE PLAN: PRIMARY PATHWAY ALIGNMENT OPTION A



SITE PLAN: PRIMARY PATHWAY ALIGNMENT OPTION B

* Option B alignment would increase the ecological wet zone, reducing the extent of recreational activities to the east. Note this option would not allow for re-use of the existing road corridor.



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PREFERRED CONCEPT DESIGN



PREFERRED CONCEPT DESIGN

SITE PLAN



NORTHERN SECTION: BIKE TRACK, WETLAND 'RIBBONS' + ACTIVITY NODES

- Existing trees/shrubs
- Existing trees/shrubs to be removed
- 1 Primary pathway (gravel)
- 2 Boardwalk over swales
- 3 Former roads converted to planted swales
- 4 'Wetland ribbons'
- 5 'Wet forest' planting
- 6 Mown grass buffer along residential perimeter
- 7 Mounding to create lookout
- 8 'Permission to play' opportunities
- 9 Bike track adjacent to pathway
- 10 Pathway connection to Wattle Drive
- 11 Dry forest type planting with native trees
- 12 Low buffer planting along residential boundary



The primary pathway running through the northern section of the site incorporates boardwalks in locations where the path crosses a constructed swale to allow for overland flow into the western 'wet' side. 'Wetland ribbons' to the south provide a physical buffer to the existing inland wetlands and a bike track weaves it's way through planting on the eastern side, adjacent to the pathway. 'Permission to play' opportunities are integrated along this section of the pathway offering playful elements to engage with the wetland environment alongside places to sit and rest, interpretation elements and a lookout mound.



BOWER PARK: PLAY SPACE, SPORTS FIELDS + AMENITIES



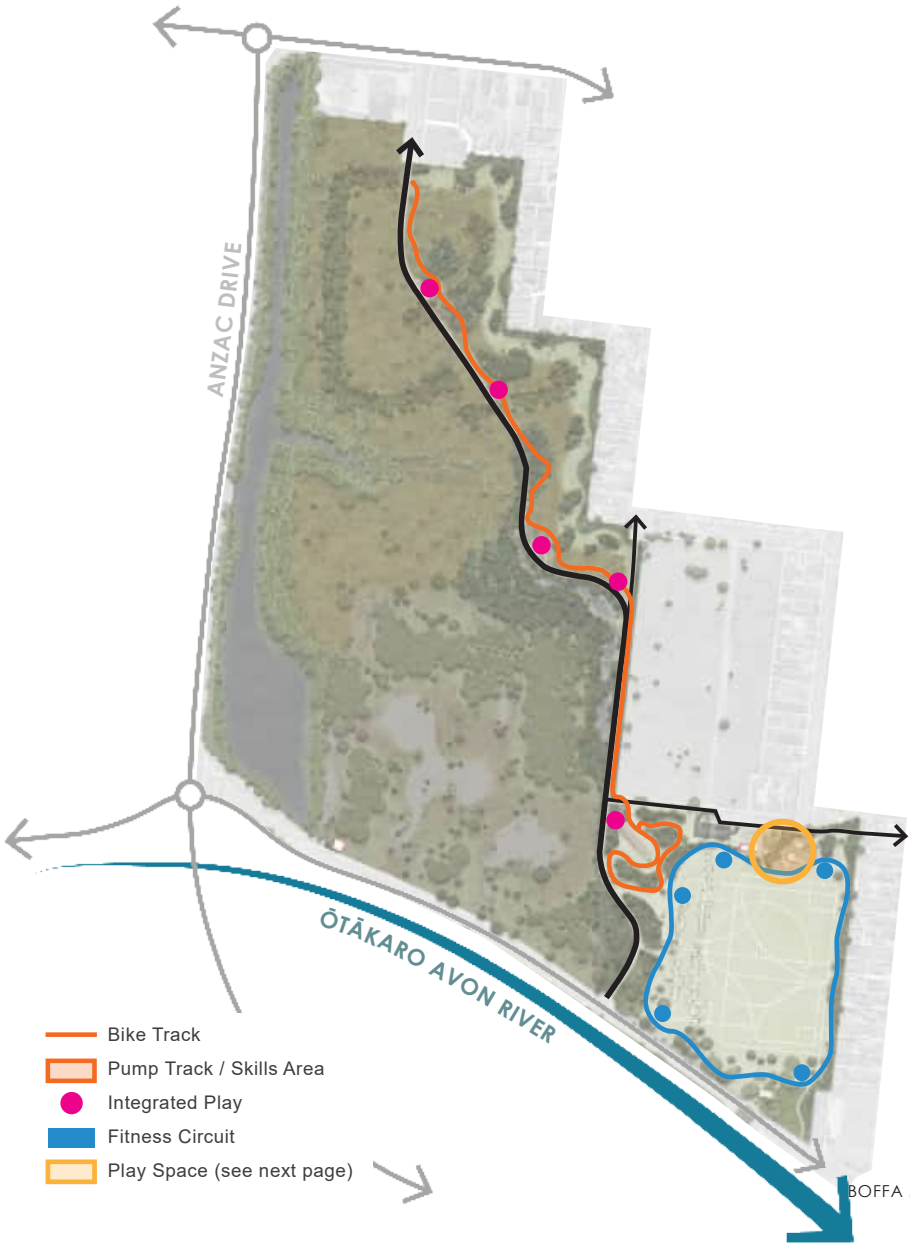
The southern section of the site includes the upgrade and extension to Bower Park. A new play space sits further to the east of the existing playground, adjacent to a toilet block (with space for a future changing facility) and an off-road car park. A lookout tower with flying fox is located in the north-west corner of the park alongside a loop extension to the advanced bike track. Additional sports fields have been integrated within a perimeter pathway which includes fitness stations along the way. New native planting running from the play space to the western edge of the park is an extension of the wetland restoration strategy, improving ecological value within this portion of the park extent.



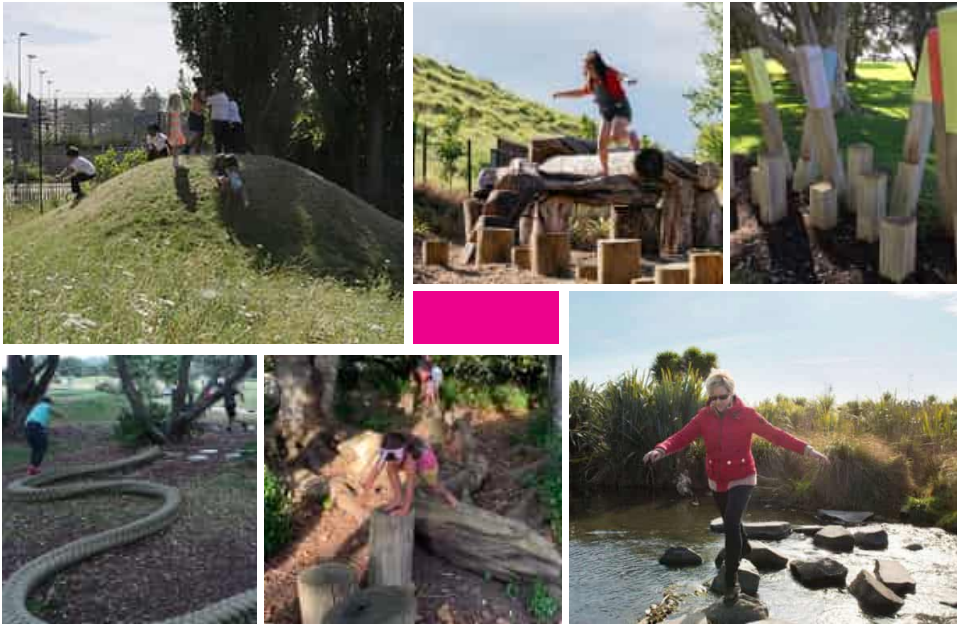
‘PERMISSION TO PLAY’ STRATEGY

This concept advocates for any place to be a play space and encourages fun and engagement for all ages. The overall design of the site adopts this concept by providing a range of ‘play’ opportunities along the length of the primary pathway. These opportunities include larger ‘programmed’ areas such as the Bower Park play space, pump track/skills area and fitness circuit to the south-east and the bike track running alongside the primary pathway in the north-east of the site.

Additionally, smaller playful elements occur along the pathway. Examples include steppers, mounding and climbing pieces, and these generally accompany other amenities such as seated areas and interpretation elements.



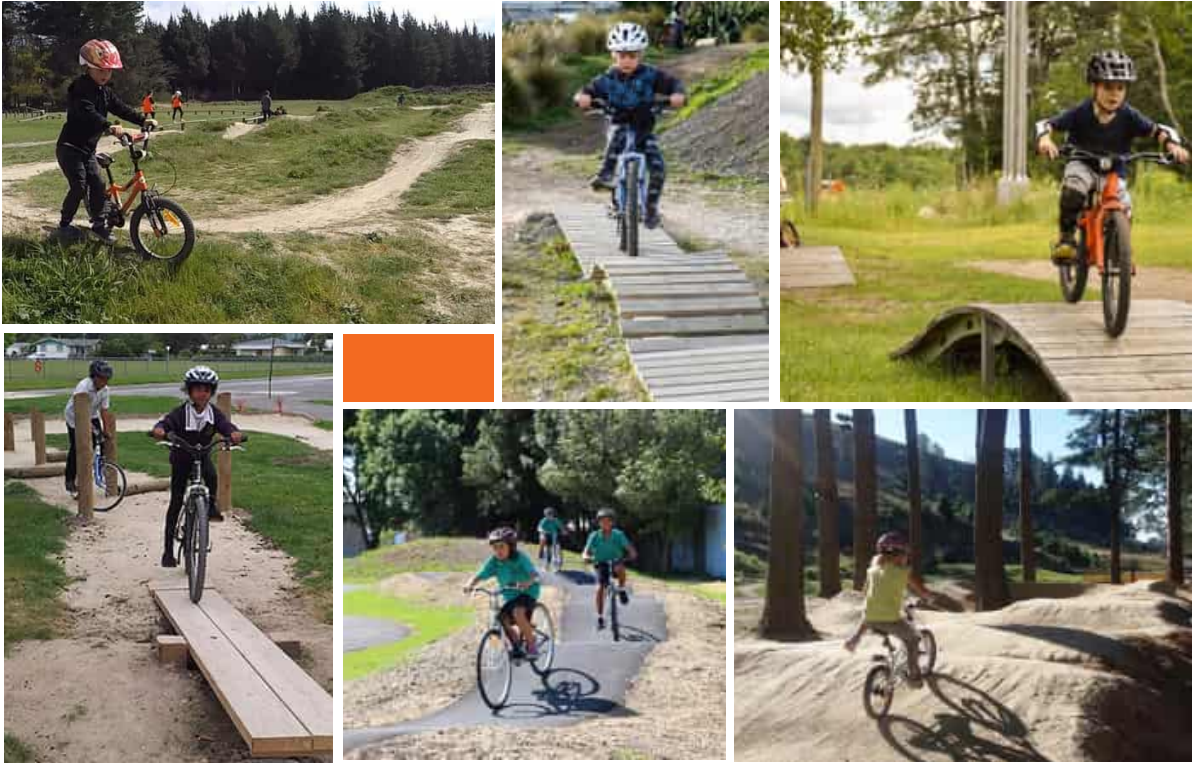
INTEGRATED PLAY OPPORTUNITIES



VIEWING TOWER + FLYING FOX



BIKE TRACK + SKILLS AREA



FITNESS CIRCUIT



BOWER PARK PLAY SPACE

The location of the new play space intersects the Wet Plain and Coastal Plain ecosystem typologies of Ōtautahi. This narrative forms the design generator for the play space; mounding and climbing elements reflect the dune landscapes of the nearby coast, and a dry swale edged with local stone, indigenous wetland planting and stepping elements reflect the wet plain environment, typical of most of the site.

Play elements which embrace the concept of māra hūpara and encourage children to engage with the natural environment are integrated within the space: Spot a bird from the lookout tower on top of the dunes, create an adventurer circuit through vertical logs, rocks and steppers winding through the dunes and planted swales. Hide in the native riparian and tussock planting and jump in puddles of water (within the swales after rainfall).

Materials will largely be natural timber, reclaimed/recycled from the existing playground where possible. Safety matting will be in sandy colours and pops of colour integrated into structures/equipment for added fun.



COASTAL DUNES LANDSCAPE



WET PLAINS LANDSCAPE



PERSPECTIVE MONTAGES

SITE PERSPECTIVE

- Primary pathway through site
- Expanded wetlands
- Bower Park sports fields
- Play space
- Car parking
- Fitness circuit pathway
- Lookout tower and flying fox
- Mounded lookout
- Bike track loop / skills area
- Bike track adjacent pathway
- Forest buffer planting
- Existing community planting
- 'Wetland ribbons'
- Location of 'Ground Perspective View A' (following pages)
- Location of 'Ground Perspective View B' (following pages)



GROUND PERSPECTIVE VIEW A: PRIMARY CORRIDOR



GROUND PERSPECTIVE VIEW B: BOWER AVE PLAY SPACE



INDICATIVE MATERIALS PALETTE

PRIMARY PATHWAY + ACTIVITY NODES



BOWER PARK



PLANTING STRATEGY + INDICATIVE PALETTE

The planting strategy for the site is centred around the enhancement of natural plant communities within the 'wet' zone of the site. Native forest buffer planting wrapping around the existing wetland will encourage natural expansion of dense harekeke and raupō. Riparian and wetland species will surround the constructed 'wetland ribbons' and swales while dry forest species will be the predominant mix within the 'dry' zone, punctuated by native specimen trees in the north-east and within the open space of Bower Park.



WET/RIPARIAN MIX



WET FOREST/SHRUBLAND MIX



DRY FOREST/PARK MIX



Together. Shaping Better Places.

Boffa Miskell is a leading New Zealand environmental consultancy with nine offices throughout Aotearoa. We work with a wide range of local, international private and public sector clients in the areas of planning, urban design, landscape architecture, landscape planning, ecology, biosecurity, Te Hīhiri (cultural advisory), engagement, transport advisory, climate change, graphics and mapping. Over the past five decades we have built a reputation for creativity, professionalism, innovation and excellence by understanding each project's interconnections with the wider environmental, social, cultural and economic context.



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18. Waitai Coastal-Burwood-Linwood Summer with your Neighbours 2025/26

Reference Te Tohutoro: 25/1638687

Responsible Officer(s) Te Pou Matua: Tim Samson, Support Officer

Accountable ELT Member Pouwhakarae: Andrew Rutledge, General Manager Citizens and Community

1. Purpose and Origin of the Report Te Pūtake Pūrongo

- 1.1 The purpose of this report is for the Waitai Coastal-Burwood-Linwood Community Board to consider applications received for the 2025-26 Waitai Coastal-Burwood-Linwood Summer with your Neighbours and to allocate funding as appropriate.
- 1.2 There is a balance of \$4,500 allocated to the 2025-26 Coastal-Burwood-Linwood Summer with your Neighbours.
- 1.3 The staff recommendations in this report total \$3,333.

2. Officer Recommendations Ngā Tūtohu

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receives the information in the Waitai Coastal-Burwood-Linwood Summer with your Neighbours 2025/26 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. Allocate its 2025-26 Summer with your Neighbours as follows:

#	Applicant/Organisation	Activity	# Attending	Amount Recommended
1.	Steven Muir	End of year celebration	40	\$100
2.	Basil Paul	BBQ with kids' activities	20	\$50
3.	Jasper van der Meer	BBQ with Whānau and tamariki	50	\$125
4.	Sarah Stapleton	Summer Street BBQ	30	\$75
5.	Sarah Elicker	Easter hunt/morning tea	30	\$75
6.	Betty Chapman	Residents BBQ	30	\$75
7.	Samantha Stephens	Potluck afternoon tea with games	30	\$75
8.	Natalie Jonkers	Open day with community and lawn bowls	50	\$125

9.	Casey King	Teddy Bear's Picnic	120	\$200
10.	Margaret Jenkin	Carol singing event for the local neighbourhood	200	\$200
11.	Vicki	Neighbourhood dog friends BBQ	15	\$38
12.	Nicola and Stephen Gardiner	New Year BBQ with the neighbourhood	50	\$125
13.	Mike Gibbs	Cul-de-sac BBQ with nearby neighbours	33	\$82
14.	Tayanita Scott	Outdoor musical picnic to get to know more families	40	\$100
15.	Elissa Smith	Residents' afternoon tea	30	\$75
16.	Hamish Kenworthy	Local cul-de-sac resident get together	30	\$75
17.	Kylie Sullivan	Residents' street BBQ	70	\$175
18.	Robyn Kelly	Get together for residents and new neighbours	40	\$100
19.	Georgia Richardson	The Stewarts Gully Community	50	\$125
20.	Annete Hobby	Residents BBQ lunch	30	\$75
21.	Stephanie Van Beynen	All local families and neighbours are welcome	30	\$75
22.	Scott Blinman	Residents' street BBQ	40	\$100
23.	Stephanie Van Beynen	Community open day at Smith Street Farm	300	\$200
24.	Matthew Wilson	Volunteer recognition BBQ for Avondale Community Garden	150	\$200
25.	Helen Knowles	Carols in the carpark	70	\$175
26.	Philip Sapsford	BBQ to celebrate warmer months	25	\$63
27.	Jura Place Neighbourhood Support	Get together and kai sharing	20	\$50
28.	David Collins	A series of 8 BBQ's held every Wednesday night in November and February 2026 to help neighbours get to know each other	1400	\$400

4. Notes that the granted funds are to be used towards food, non-alcoholic drinks or invitation/advertising costs only.
5. Return any funding not required for the Waitai Coastal-Burwood-Linwood 2025-26 Summer with your Neighbours back to the 2025-26 Waitai Coastal-Burwood-Linwood Discretionary Response Fund.

3. Key Points Ngā Take Matua

Strategic Alignment Te Rautaki Tīaroaro

- 3.1 The recommendations above are aligned with the Council's Strategic Framework and in particular the strategic priority of Strengthening Communities. It will provide a strong sense of community, active participation in civic life, safe and healthy communities, celebration of our identity through arts, culture, heritage and sport, valuing the voices of children and young people.

Decision Making Authority Te Mana Whakatau

- 3.2 The Community Board has the delegated authority to determine the allocation of the Discretionary Response Fund for each community.
 - 3.2.1 Allocations must be consistent with any Council-adopted policies, standards or criteria.
 - 3.2.2 The Fund does not cover:
 - Legal or environmental court challenges against the Council, Council Controlled Organisations, or Community Board decisions.
 - Projects or initiatives that change the scope of a Council project or lead to ongoing operational costs to the Council (though Community Boards can recommend to the Council that it consider a grant for this purpose).

Assessment of Significance and Engagement Te Aromatawai Whakahirahira





- 3.3 The decisions in this report are assessed as low significance based on the Christchurch City Council's Significance and Engagement Policy.
- 3.4 The significance level was determined by the number of people affected and/or with an interest.
- 3.5 Due to the assessment of low significance, no further community engagement and consultation is required.

Discussion Kōrerorero

- 3.6 At its meeting on 11 August 2025, the Waitai Coastal-Burwood-Linwood Community Board resolved to allocate \$4,500 from its 2025-26 Discretionary Response Fund to its 2025-26 Summer with your Neighbours.
- 3.7 Local community groups and previous applicants were sent information inviting them to apply for Summer with your Neighbours funding as allocated by the Board.
- 3.8 Summer with your Neighbours will run from 25 October 2025 to 30 March 2026. Applications for funding opened on 12 July 2025 and closed on 10 August 2025.
- 3.9 At the closing date, 28 applications had been received. For comparison, the 2024-25 Waitai Coastal-Burwood-Linwood Summer with your Neighbours, 25 applications were received, with 25 being presented to the Board for consideration having met the guidelines and provided enough information to enable assessment of their application.

- 3.10 The 28 applications received for the 2025-26 Waitai Coastal-Burwood-Linwood Summer with your Neighbours were assessed to ensure that they meet the guidelines and staff have recommended an amount to be allocated to each application. All successful applicants will be told that the funding allocated to them can be used towards food, non-alcoholic drinks or invitation/advertising costs only.
- 3.11 The officer recommendations were based on the following, to maintain consistency over the allocation of recommendations city-wide:
- 3.12 A formula of \$2.50 per person has been applied city-wide as a consistent approach to applications.
- 3.13 A maximum of \$200 per event was applied to all applicants. The exception was Applicant 28, who is hosting eight separate events and requested \$600 to engage with over 1,000 residents. In this case, a grant of \$400 has been recommended.
- 3.14 Where two approximate attendee numbers have been noted, recommendations are based on the higher approximate figure.
- 3.15 When the requested amount is less than the \$2.50 per head formula, the requested amount is what has been recommended.
- 3.16 Organisations have been recommended for funding by staff for the 2025-26 Waitai Coastal-Burwood-Linwood Summer with your Neighbours.
- 3.17 A decision matrix (refer **Attachment A**) outlines the applications and staff recommendations. Also included are the Summer with your Neighbours Guidelines (refer **Attachment B**).

Attachments Ngā Tāpirihanga

No.	Title	Reference	Page
A  	Waitai Coastal-Burwood-Linwood - Summer With your Neighbours 2025-26 - Matrix and Evaluation	25/1675287	235
B  	Summer with your neighbours Guidelines 2025-26	25/1661093	237

Signatories Ngā Kaiwaitohu

Author	Tim Samson - Support Officer
Approved By	Christopher Turner-Bullock - Manager Community Governance, Coastal-Burwood-Linwood

2025/2026 Waitai Coastal-Burwood-Linwood Summer With Your Neighbours

Total amount available	\$4,500
Total amount requested	\$8,038.00
Total Staff Recommendations	\$3,333.00
Remaining amount if recommnedations are accepted:	\$1,167.00

No	Contact Name	Location of Activity	Date of Event	Type of Activity	Who is the activity for?	No. of People	Received funding last 2 year	Total Cost of Activity \$	Amount Requested \$	# of attending x \$2.00	# of attending x \$2.50	Staff Recommendation
1	Steven Muir	118 Shortland Street, Wainoni	11/12/2025	End of year celebration	Neighbours around Aranui and Wainoni	30-40	Yes	\$350	\$250	\$80	\$100.00	\$100.00
2	Basil Paul	220 Wainoni Road, Avondale	24/12/2025	BBQ with kids activities	Neighbours	20	No	\$250	N/A	\$40	\$50.00	\$50.00
3	Jasper van der Meer	180 Queenspark Drive, Parklands	17/12/2025	BBQ in the carpark with Whānau and tamariki	Tamariki and Whānau of the community	30-50	Yes	\$600	\$400	\$100	\$125.00	\$125.00
4	Sarah Stapleton	10 Seneca Place, Burwood	29/11/2025	Summer Street BBQ	Neighbours from the Seneca Place and surrounding streets	30	No	\$250	\$200	\$60	\$75.00	\$75.00
5	Sarah Elicker	11 Thomas Street, Linwood	29/03/2026	Easter hunt/morning tea	All our neighbours on Thomas Street	30	Yes	\$150	\$100	\$60	\$75.00	\$75.00
6	Betty Chapman	222 Lower Styx Road, Bottlelake	24/01/2026	Residents BBQ	Local Neighbours	25-30	Yes	\$150	\$100	\$60	\$75.00	\$75.00
7	Samantha Stephens	65 Norwich Street, Linwood	11/10/2025	Potluck afternoon tea with games	Neighbours from the eastern end of Norwich Street	30	No	\$500	\$250	\$60	\$75.00	\$75.00
8	Natalie Jonkers	24 Hood Street, New Brighton	11/01/2026	Open Day with community and lawn bowls	Current members of New Brighton Bowling Club, new locals, and surrounding community	50	No	\$300	\$250	\$100	\$125.00	\$125.00
9	Casey King	105 Brighton Mall, New Brighton	16/11/2025	Teddy Bear's Picnic	New Brighton families and surrounding communities	120	No	\$703	\$577	\$240	\$300.00	\$200.00
10	Margaret Jenkin	143 Tedder Ave, North New Brighton	12/12/2025	Carol singing event for the local neighbourhood.	Leaflets will be distributed to those in the area (2000 approx)	150-200	No	\$425	\$300	\$400	\$500.00	\$200.00
11	Vicki	137 Metehau Street. Marshland	22/11/2025	Neighbourhood dog friends BBQ	5 families and their dogs	15	No	\$200	\$200	\$30	\$37.50	\$38.00
12	Nicola and Stephen Gardiner	75 St Lukes Street, Woolston	1/02/2026	New Year BBQ with the neighbourhood	Neighbours of St Lukes and St Monica Street	40-50	No	N/A	\$130	\$100	\$125.00	\$125.00
13	Mike Gibbs	107A Queenspark Drive, Parklands	29/11/2025	Culdesac BBQ with nearby neighbours	All those in our culdesac	33	No	\$230	\$82	\$66	\$82.50	\$82.00
14	Tayanita Scott	100 Hawke Street, New Brighton	29/11/2025	Outdoor musical picnic to get to know more families	Neighbourhood families and older neighbours	40	No	\$930	\$469	\$80	\$100.00	\$100.00
15	Elissa Smith	5 Kirsten Place, Parklands	6/12/2025	Residents afternoon tea	Residents of Kirsten Place, Ronald George place and Orca Lane	30	No	\$100	\$80	\$60	\$75.00	\$75.00
16	Hamish Kenworthy	10 Ballance Street, Waimairi Beach	7/12/2025	Local culdesac resident get together	Those living in the seven apartments at 10 Balance Street	30	No	\$490	\$300	\$60	\$75.00	\$75.00
17	Kylie Sullivan	9 Nederland Avenue, Burwood	7/02/2026	Residents Street BBQ	Residents of our street/culdesac - same as previous years	70	Yes	\$1,000	\$300	\$140	\$175.00	\$175.00
18	Robyn Kelly	4 Falconridge Place, Shirley	23/11/2025	Yearly get together for local residents and introduce new neighbours.	All street residents will be invited. In previous years 90-95% of residents attended	30-40	Yes	\$400	N/A	\$80	\$100.00	\$100.00
19	Georgia Richardson	Stewarts Gully Park	6/12/2025	BBQ at Park to get elderly community together	The Stewarts Gully community	40-50	No	\$520	\$400	\$100	\$125	\$125.00
20	Annete Hobby	1 Skylark Lane, Woolston	25/01/2026	Residents BBQ Lunch	Residents and families of Skylark Lane	30	Yes	\$170	\$120	\$60	\$75.00	\$75.00
21	Stephanie Van Beynen	Woolston Playcentre, 29 Portman Street, Woolston	21/02/2026	Playcentre Open Day to bring together local families and neighbours	All local families and neighbours are welcome	30	Yes	\$200	\$200	\$60	\$75.00	\$75.00
22	Scott Blinman	50 Cygnet Street, North New Brighton	15/02/2026	Residents Street BBQ	Residents of Cygnet Street	30-40	Yes	\$270	\$220	\$80	\$100.00	\$100.00
23	Stephanie Van Beynen	180 Smith Street, Woolston	28/02/2026	Community open day at Smith Street Farm	Local families and individuals of all ages, community members interested in gardening	300	No	\$1,605	\$1,605	\$600	\$750.00	\$200.00

24	Matthew Wilson	1 Scoular Place, Avondale	8/11/2025	Community BBQ to to thank local volunteers from the community who help at Avondale Community Garden	Locals in the community, volunteers, our sponsors and supporters.	150	Yes	\$400	\$400	\$300	\$375.00	\$200.00
25	Helen Knowles	34 Portsmouth Street, Aranui	7/01/2025	Carols in the carpark	Church members and our neighbours from around the church	70	No	\$770	\$500	\$140	\$175.00	\$175.00
26	Philip Sapsford	12 and 14 Lonsdale Street, New Brighton	7/011/2025	Big BBQ to celebrate the warmer months	Neighbours of surrounding street	25	Yes	\$165	\$100	\$50	\$62.50	\$63.00
27	Jura Place Neighbourhood Support	28 Jura Place, Woolston	29/11/2025	Get together kai sharing	Neighbours	15-20	Yes	\$105	\$105	\$40	\$50.00	\$50.00
28	David Collins	10 Strathfield Avenue, Dallington	5/11/2025	A series of 8 BBQ's held every Wednesday night in November and February 2026 to help neighbours get to know each other	Each event will have a select number of households invited totalling 438 households invited over the whole period.	1400	No	\$655	\$400	\$2,800	\$3,500.00	\$400.00
TOTALS								\$11,888	\$8,038.00	\$6,046.00	\$7,557.50	\$3,333.00

Summer with your neighbours



2025 guidelines for your information

Summer with your neighbours is back again for 2025. Events can be held from 25 October 2025 to 30 March 2026. Small subsidies are available to help cover costs and support Summer with your neighbours events. Please be aware that allocation of funding towards the project is subject to Community Board approval.

The following criteria applies:

- Funding is not available for alcohol or fireworks.
- Some Community Boards may not give priority to funding items other than food. Please contact neighbourhoodweek@ccc.govt.nz if you have any queries around this.
- Funding is seen as a small contribution towards holding a gathering. Because it is intended to 'bring neighbours together', applications from individuals getting together and holding a local gathering will take priority over those held by organisations.
- Funding should not be seen as a way for individuals or organisations to hold a gathering that they would hold at other times of the year.
- It is expected that those holding the gathering will contribute in some way towards the gathering, even if it is through supplying some of the materials.
- All gatherings need to take place within designated dates – 25 October 2025 to 30 March 2026.
- Where two gatherings are to be held in a close locality (i.e. same street or park), we will encourage you to combine these gatherings.
- Where two or more people apply separately for the same gathering, these applications will be considered together.
- Residents' Associations can apply unless they have received funding for a Summer with your neighbours (Neighbourhood Week) gathering from another Council fund.

Health and safety

The individual(s) organising your gathering must ensure that appropriate standards of health, safety, security and environment practice are maintained at every Summer with your neighbours gathering.

If, for the purpose of the gathering, the individual(s) is/are a person conducting a business or undertaking within the meaning of the Health and Safety at Work Act 2015, they must comply with their various duties under that Act.

If the proposed location of the gathering is on Council property or to be held at a Council venue, the Council will provide information to the organiser of your gathering to advise of its health and safety policy in relation to that property or venue at the time of your booking.

All events must comply with events and gathering guidelines or rules set by the government in relation to Covid-19 restrictions.

Reimbursement

If you have been notified in writing that your application was approved, hold your gathering first, then provide receipts and attach them to the Subsidy Reimbursement Form. This form will be emailed or posted to you.

The process

Once you have decided to participate in Summer with your neighbours, here are the steps to take:

1. Get your neighbours together for a pre-gathering chat to gather ideas.
2. Complete the application form online or collect a hard copy from your local service centre. Submit it via email, post to Papanui Service Centre, 35 Langdons Road, Christchurch 8053, or drop it off at your local service centre prior to the deadline of Sunday 10 August 2025 at 5pm.
3. Once applications have closed these will be presented to the Community Boards for consideration.
Note: Because you are applying for public funding, your name and gathering details will be part of the public record of the Community Board's allocation meeting. You will be notified of the decision made by your Community Board. Please be aware that allocation of funding towards the project is subject to Community Board approval.
4. Hold your gathering. Take lots of photos and have a great time!
5. Complete the Subsidy Reimbursement form, include your receipts, and return.
6. If your application was successful in being allocated funding, your allocated subsidy will be reimbursed.
Note: This could take up to four weeks.
7. Get going!

If you have any questions throughout the process, please get in touch. If you are able to, please email in the first instance: neighbourhoodweek@ccc.govt.nz

If email is not an option, please call Hannah Martin on 03 941 8999 (please be aware we may forward your inquiry to another staff member if your question relates to a specific Community Board area).

19. Waitai Coastal-Burwood-Linwood - Better-Off Fund Applications for Consideration - New Brighton Community Garden and Sustain South New Brighton

Reference Te Tohutoro: 25/1698308

Responsible Officer(s) Te Pou Matua: Sam Savage, Community Development Advisor

Accountable ELT Member Pouwhakarae: Andrew Rutledge, General Manager Citizens and Community

1. Purpose and Origin of the Report Te Pūtake Pūrongo

- 1.1 The purpose of this report is for the Waitai Coastal-Burwood-Linwood Community Board to consider applications for funding from its **Better-Off Fund** as listed below.

Funding Request Number	Organisation	Project Name	Amount Requested	Amount Recommended
CBL_00001_BOF	New Brighton Community Gardens Trust	New Brighton Community Garden Kitchen Upgrade	\$14,000	\$14,000
CBL_00002_BOF	Sustain South New Brighton	The Common Ground Consent Project	\$11,500	\$11,500

- 1.2 There is currently a balance of \$59,493 remaining in the fund.

2. Officer Recommendations Ngā Tūtohu

That the Waitai Coastal-Burwood-Linwood Community Board:

1. Receives the information in the Waitai Coastal-Burwood-Linwood - Better-Off Fund Applications for Consideration - New Brighton Community Garden and Sustain South New Brighton 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 \$14,000 from its Better-Off Fund to New Brighton Community Gardens Trust towards the New Brighton Community Garden Kitchen Upgrade.
4. Approves a grant of \$11,500 from its Better-Off Fund to Sustain South New Brighton towards the Common Ground Consent Project.

3. Key Points Ngā Take Matua

Strategic Alignment Te Rautaki Tīaroaro

- 3.1 The recommendations above are aligned to the Council's Strategic Framework and in particular the strategic priorities of a Collaborative and Confident City and A Cultural Powerhouse City. The projects also align with the Te Haumako Te Whitingia Strengthening Communities Together Strategy.

- 3.2 The purpose of the fund is to partner with organisations and groups to support local initiatives, projects, and activities through additional Community Board funding, including a focus on supporting local action to increase climate resilience.
- 3.3 Projects will improve well-being by building social capital, encouraging participation, increase accessibility and connectedness – generating opportunities for youth, and diverse communities and increasing local pride.
- 3.4 When considering allocation of funds, priority will be given to projects/initiatives that contribute towards the following outcomes:
 - Increasing the tree canopy across the city and our regional parks
 - Enhancing biodiversity
 - Safer neighbourhoods
 - Repairing infrastructure and facilities
 - Responding to climate change through adaptation planning
 - Encouraging active travel
- 3.5 Projects should also show a strong alignment to the Council's Te Haumako Te Whitingia Strengthening Communities Together Strategy.
- 3.6 Priority will also be given to projects that directly contribute towards achieving Community Board Plan priorities.

Decision Making Authority Te Mana Whakatau

- 3.7 The Community Board has the delegated authority to determine the allocation of the **Better-Off Fund** for each community.
 - 3.7.1 Allocations must be consistent with any policies, standards or criteria adopted by the Council.
 - 3.7.2 The Fund does not cover:
 - Legal challenges or Environment Court challenges against the Council, Council Controlled Organisations, or Community Board decisions.
 - Projects or initiatives that change the scope of a Council project or that will lead to ongoing operational costs to the Council (though Community Boards can recommend to the Council that it consider a grant for this purpose).

Assessment of Significance and Engagement Te Aromatawai Whakahirahira

- 3.8 The decisions in this report are assessed as low significance based on the Christchurch City Council's Significance and Engagement Policy.
- 3.9 The level of significance was determined by the number of people affected and/or with an interest.
- 3.10 Due to the assessment of low significance, no further community engagement and consultation is required.

Discussion Kōrerorero





3.11 At the time of writing, the balance of the **Better-Off Fund** is as below.

Total Budget 2023/25	Granted To Date	Available for allocation	Balance If Staff Recommendation adopted
\$500,000	\$440,507	\$59,493	\$33,993

3.12 Based on the current **Better-Off Fund criteria**, the above applications are eligible for funding.

3.13 The attached Project Brief(s) provide detailed information for the applications. This includes organisational details, project details, financial information, and a staff assessment.

Attachments Ngā Tāpirihanga

No.	Title	Reference	Page
A  	Better-Off Project Brief - New Brighton Community Gardens Trust	25/1698343	242
B  	Better-Off Project Brief - Sustain South New Brighton	25/1698344	246

Signatories Ngā Kaiwaitohu

Author	Christopher Turner-Bullock - Manager Community Governance, Coastal-Burwood-Linwood
Approved By	Matthew McLintock - Manager Community Governance Team John Filsell - Head of Community Support and Partnerships

BETTER-OFF FUND PROJECT BRIEF

SECTION ONE: APPLICANT DETAILS

Name of Community Board	Staff member and position	Staff member contact details (email & phone)
Waitai Coastal-Burwood-Linwood	Sam Savage Community Development Advisor	Sam.savage@ccc.govt.nz 941 6889

SECTION TWO: PROJECT DETAILS

Name of Project	Project Description
New Brighton Community Garden Kitchen Upgrade	The New Brighton Community Gardens Trust is seeking funding to upgrade its kitchen. The current kitchen is no longer fit for purpose and limits the delivery of key community programmes. A modern, functional kitchen will better support the Trust's school programme and a range of other community-based activities, helping to meet growing demand and ensure safe, effective use of the space.

Alignment to Funding Priorities

Better-Off Fund Priorities	Council Strategies	Community Board Plan Priorities
Safer Neighbourhoods	<p>Te Pou Tuatahi: Te Tāngata Pillar 1: People Objective 1.5: Support groups involved in providing access to arts, culture, heritage, recreation, and those who care for the environment. Objective 1.6: Facilitate and promote lifelong learning opportunities for all. Objective 1.7: Work with others to reduce loneliness and social isolation, with particular focus on intergenerational approaches.</p> <p>Te Pou Tuarua: Te Whenua Pillar 2: Place Objective 2.1: Encourage communities to create and sustain a sense of local identity and ownership</p> <p>Te Pou Tuatoru: Te Mahi Pillar 3: Participation Objective 3.4: Increase volunteering opportunities across the Council and the wider community and support the organisations providing such opportunities.</p>	<p>New Brighton Safety Initiatives</p> <p>New Brighton Mall</p>

SECTION THREE: PROJECT DELIVERY

1. Will the project be delivered in partnership with an external community organisation? Yes

If Yes

Name of Organisation	Contact person and position	Contact details (email & phone)
New Brighton Community Gardens Trust	Lin Klenner	nbgardens@xtra.co.nz 021 775 104

2. Will the project be delivered by the local Community Governance Team? No

3. Will the project be delivered by another Council Unit? No

Has the Unit Head agreed to the project? n/a

SECTION FOUR: PROJECT BUDGET

Total Cost of Project \$44,000

Budget items requested

Item	Amount
Kitchen	\$30,565.76
Installation	\$8160.72
Plumbing	\$2,000
Electrician	\$600
Contingency	\$2,673.52
Painting, flooring – to be done by the community garden and volunteers	\$0
TOTAL	\$44,000

Are there any other sources of funding contributing to the project? Yes

Other funding source	Amount
Lotteries – Outcome by November 2025	\$10,000
Donation – funds on hand	\$10,000
Rata Foundation – apply in October, outcome December 2025	\$10,000
TOTAL	\$30,000

Any other comments on budget?

If full funding is not secured from other sources, the Community Garden has committed to contributing a portion of the funds raised during its October 2025 open day to support the project.
--

SECTION FIVE: TIMEFRAMES AND REPORTING

Expected start date of project:	December 2025.
Expected end date of project:	Timeframe is dependent on funding confirmation. Ideally by the end of summer 2026.

Reporting – How will you report to the Board on progress of the project and how often?

Monthly update in the Area Report to keep the Community Board updated on activities, events and developments.

SECTION SIX: STAFF ASSESSMENT

Background:

The New Brighton Community Gardens Trust (NBCG) has operated at Rāwhiti Domain since 2005. It maintains a thriving organic garden that models environmental sustainability through recycling, composting, and use of freely available coastal resources. Open four days a week, the gardens are also accessible by request for educators, community groups, and members of the public.

NBCG is an inclusive and safe space where everyone is respected, valued, and heard. It brings together people of diverse backgrounds to participate in shared activities with a common purpose. Unlike traditional volunteer models, NBCG focuses on working with clients, supporting individuals to feel valued, adopt healthier lifestyles, reduce isolation, and build confidence. This approach contributes to improved wellbeing and stronger, more connected communities. Clients may participate independently or as part of a group.

NBCG provides a range of initiatives to support diverse community needs. It supports people with disabilities through a purpose-built, wheelchair-accessible garden and partnerships with organisations. It also maintains a dedicated Sensory Garden for children with disabilities and their families. An 8-week winter programme for local schools engaged 95 children in 2024. NBCG also works with Corrections to support low-risk, first-time, and youth offenders. Each year, it hosts a popular open day, giving the wider community a chance to connect and purchase organic seedlings.

In 2024 alone, NBCG has worked with 4,783 clients. Staff record daily interactions and participant information in a diary, which is later transferred to a reporting spreadsheet. This data feeds into NBCG's Annual Report, helping to identify community needs and ensuring the garden remains a welcoming, respectful, and mentally supportive environment.

Project Focus: Kitchen Upgrade for Community and School Programmes

The New Brighton Community Gardens Trust (NBCG) is seeking funding to upgrade its on-site kitchen, that is no longer fit for purpose. The current space is too small and outdated to safely support the Trust's growing school and community programmes.

The kitchen is central to NBCG's schools programme, where tamariki harvest fresh produce and prepare simple, healthy meals. These sessions promote sustainability, nutrition, and teamwork, and are consistently a highlight for students. The kitchen also supports a wide range of other initiatives, including workshops for people with disabilities, Corrections clients, and community food events.

The planned upgrade will ensure the kitchen is safe, functional, and fit for purpose, with features including:

- More space for safe movement and handling of hot items
- A wider benchtop and multiple working heights for inclusive group use
- A double-width cooktop and oven, including a child-height element, fan-bake function, and capacity for large pots and group meals
- Two sinks (including one child-height) to support safe and accessible clean-up
- Secure, closed storage for equipment used in programmes and events
- A pantry suitable for bulk ingredients

NBCG is aiming for a semi-commercial quality kitchen not high-spec but durable enough to support regular, high-use community activity for many years to come. This upgrade will enhance safety, access, and learning outcomes for a diverse range of participants across New Brighton.

Alignment with Community Board Priorities:

Funding the New Brighton Community Garden Trust's kitchen project directly supports the *New Brighton Safety Initiatives* priority in the Community Board Plan by helping to make Rāwhiti Domain a more welcoming and safer space, in line with CPTED recommendations from the 2025 report.

The project also supports engagement with the youth sector by enhancing the development of activities and recreational opportunities for local tamariki. In addition, NBCG contributes to the *New Brighton Mall* priority by promoting local food resilience through its community-based gardening and education programmes.

Kitchen Design Highlighting Key Features:



SECTION SEVEN: STAFF RECOMMENDATION

Recommended for funding? Yes

Amount recommended: \$14,000

BETTER-OFF FUND PROJECT BRIEF

SECTION ONE: APPLICANT DETAILS

Name of Community Board	Staff member and position	Staff member contact details (email & phone)
Waitai Coastal-Burwood-Linwood	Sam Savage Community Development Advisor	Sam.savage@ccc.govt.nz 941 6889

SECTION TWO: PROJECT DETAILS

Name of Project	Project Description
The Common Ground Consent Project	Sustain South New Brighton is a community-led organisation that has transformed a previously vacant site at the corner of Estuary Road and Bridge Street into the Common Ground, a vibrant community hub featuring a garden, book fridges, social spaces, and regular events like Food Truck Fridays and local markets. Due to the growing scale and impact of its activities, the group now seeks funding to engage a planning consultant to support a resource consent application, enabling them to continue activating the space.

Alignment to Funding Priorities

Better-Off Fund Priorities	Council Strategies	Community Board Plan Priorities
Safer Neighbourhoods	<p>Te Pou Tuatahi: Te Tāngata Pillar 1: People Objective 1.5: Support groups involved in providing access to arts, culture, heritage, recreation, and those who care for the environment. Objective 1.7: Work with others to reduce loneliness and social isolation, with particular focus on intergenerational approaches.</p> <p>Te Pou Tuarua: Te Whenua Pillar 2: Place Objective 2.1: Encourage communities to create and sustain a sense of local identity and ownership Objective 2.3: Support the community activation and kaitiakitanga of public places and spaces.</p> <p>Te Pou Tuatoru: Te Mahi Pillar 3: Participation Objective 3.1: Empower and equip residents and groups to participate in decisions affecting their communities and neighbourhoods. Objective 3.4: Increase volunteering opportunities across the Council and the wider community and support the organisations providing such opportunities.</p>	New Brighton Safety Initiatives.

SECTION THREE: PROJECT DELIVERY

1. Will the project be delivered in partnership with an external community organisation? Yes

If Yes

Name of Organisation	Contact person and position	Contact details (email & phone)
Sustain South Brighton	Caroline Riley	sustainsouthbrighton@gmail.com

2. Will the project be delivered by the local Community Governance Team? No

3. Will the project be delivered by another Council Unit? No

Has the Unit Head agreed to the project? n/a

SECTION FOUR: PROJECT BUDGET

Total Cost of Project \$13,500

Budget items requested

Item	Amount
Baseline Group Consultancy Fees	\$3,000
Resource Consent Fees	\$8,000
Implementation of any resource consent requirements – building or material costs	\$2,500
TOTAL	\$13,500

Are there any other sources of funding contributing to the project? Yes

Other funding source	Amount
Funds on hand	\$2,000
TOTAL	\$2,000

Any other comments on budget?

Resource consent fees vary depending on complexity. Any unspent funds may be applied to project-related work, such as building or material costs required to implement the consent.

SECTION FIVE: TIMEFRAMES AND REPORTING

Expected start date of project:	September 2025
Expected end date of project:	March 2026

Reporting – How will you report to the Board on progress of the project and how often?

Monthly update in the Area Report to keep the Community Board updated on activities, events and developments.

SECTION SIX: STAFF ASSESSMENT

Background:

Sustain South New Brighton is a community-led organisation dedicated to enhancing local spaces and fostering community connection. The group manages the Common Ground; a community space located at the corner of Estuary Road and Bridge Street in South New Brighton.

This land, while privately owned, had previously remained vacant since the removal of buildings. Through an arrangement facilitated by Life in Vacant Spaces, the area has been transformed into a vibrant and accessible community hub.

Since its establishment, Common Ground has evolved into a larger and more visible community initiative. As a result of this growth and the increased scale of activities, along with their impact on nearby residential properties, the group is now required to apply for a resource consent.

Sustain South Brighton deliver several community activities and initiatives:

Ongoing Maintenance and Activation of the Common Ground

- Regular care and maintenance of the site via volunteer working bees
- Activations include: Two community book fridges, A community garden, Toy box for local children, Community notice board and Informal 'bumping spaces' for social interaction

Community Events and Social Connection

- *Food Truck Fridays*: A recurring weekly event running every Friday over the summer period
- *Annual Halloween Dog Parade*: A themed community event fostering local participation
- *Local Market*: Held on a sporadic basis to support local makers and bring people together
- Other one-off seasonal events such as craft days, fun days, clothing swaps, shared meals, performances and celebrations.

Wider Community Contribution

- Environmental enhancement and stewardship, such as Estuary Edge clean ups
- Supporting local advocacy efforts. Such as supporting the Safer Streets campaign for Bridge Street round about and Submissions regarding the Pages Road upgrade.

Planning and Resource Consent:

To continue its weekly Food Truck Friday and other larger events, Sustain South New Brighton must apply for a resource consent. The group is now seeking funding to engage a planning consultant who can support the application process and help cover the associated consent costs.

The site has had regular community use since 2018 and no longer qualifies as a temporary or transitional activity under the District Plan. In addition, some activities, particularly the weekly Food Truck Friday events, have broader impacts on the surrounding residential area, including noise and parking. As a result, a resource consent is now required. Council's involvement at this stage reflects its responsibility to respond to community concerns and ensure planning rules are being followed.

Alignment with Community Board Priorities:

Funding Sustain South Brighton for this project aligns with the Community Board's New Brighton Safety Initiatives priority, which advocates for incentives encouraging landowners to maintain and activate neglected sites for community use. Without this initiative, the land would remain vacant and unused; instead, it has been transformed into a vibrant, well-used space that enhances the local area and fosters a sense of pride.

Additionally, the project supports the delivery of local events that bring the community together, through initiatives like Food Truck Fridays, markets, and other social activities held on site. Supporting the project enables this grassroots community to continue delivering positive outcomes and connecting residents through inclusive, low-cost events.

SECTION SEVEN: STAFF RECOMMENDATION

Recommended for funding? Yes

Amount recommended: \$11,500

20. Waitai Coastal-Burwood-Linwood Community Board Area Report - September 2025

Reference Te Tohutoro: 24/2271078

Responsible Officer(s) Te Pou Matua: Christopher Turner-Bullock, Community Governance Manager

Accountable ELT Member Pouwhakarae: Andrew Rutledge, General Manager Citizens and Community

1. Purpose of Origin of the Report Te Pūtake Pūrongo

- 1.1 This report provides the Board with an overview of initiatives and issues current within the Community Board area.
- 1.2 This report is staff-generated monthly.

2. Officer Recommendations Ngā Tūtohu

That the Waitai Coastal-Burwood-Linwood Community Board:

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

3. Community Support, Governance and Partnership Activity

3.1 Community Governance Projects

Activity	Detail	Timeline	Strategic Alignment
Planter Boxes Bring Life to the Mall	The New Brighton Project recently coordinated the relocation of planter boxes from the Village Green site into the New Brighton Mall. Local group Growing New Brighton has been busy replanting them with a colourful mix of flowers and vegetables. The refreshed planters are helping to brighten the space, support local food growing, and contribute to making the mall feel safer and more welcoming for everyone.	Completed	New Brighton Mall
Naming the River project	New colourful stylised signs have been installed at foot and road-bridges which cross the Ōpāwaho, aimed at celebrating the river's cultural and natural significance. The project is a collaboration between Christchurch City Council's Parks Visitor Experience Team, and the Ōpāwaho Heathcote River Network. By seeing and recognising its name every time you cross the Ōpāwaho, it elevates the	On-going	Enhancing Environmental Wellbeing: Supporting the Ōpāwaho/Heathcote River by advocating for the implementation of the Lower Heathcote Ōpāwaho River Guidance Plan.

	river's profile, acknowledging its status as a taonga to be cared for. This project aligns with the Manaakitanga section of the Ōpāwaho Lower Heathcote Guidance Plan supporting increased interaction through developing positive messaging for visitors.		
Linwood Drain Working Bee	The second working bee event was held on Saturday 16 August with over a dozen residents volunteering to plant some seedlings, tidying the pathway edges and removing ivy from a fence. The Play Preservation Trust with support from UC Geography students, hosted a pop-up play space to get feedback on what improvements could be made for families and children to use the space more. The aim of the project is to engage with the local community, enhance the environment by cleaning up the walkway and improve the water quality to support the tuna living in the drain. The next two working bee events will be hosted on 18 October and 13 December 2025.	Ongoing	Enhancing Environmental Wellbeing: Improving health of our waterways, is a top priority focused on restoration and improving habitats for indigenous plants, animals and mahinga kai/mahika kai. Support protection of the Avon-Heathcote Estuary Ihutai Estuary as a top priority.
Play Box at Aranui Library	The Play Box at Aranui Library launched on 21 August 2025. Refer to the attached poster and photos of the box. The box was built by the New Brighton Menz Shed. The initiative seeks to address barriers to play - particularly access to equipment, while encouraging informal activation of Wainoni Park and strengthening the connection between the Library and the Park.	Trial from August to October 2025	Aranui / Wainoni Safety Initiatives Directly sponsor and support collaborative projects that aim to activate and increase usage of Wainoni Park.
Wainoni Park	Safety improvements to Wainoni Park with the installation of posts adjacent to Aranui Library carpark after a car drove onto the sports fields in July and damaged the turf (refer to the photo below).	August 2025	Aranui / Wainoni Safety Initiatives Directly sponsor and support collaborative projects that aim to activate and increase usage of Wainoni Park.

Linwood Drain Working Bee – Play Preservation Trust pop up play





Play Box Poster

PLAY BOX

Come check out the Play Box in the Aranui Library foyer!
Open Monday to Friday from 3:00 to 5:00pm

No gear? No worries! Grab a ball and have some fun with the play box gear
Return gear when you're finished

IT'S ALL FREE TO BORROW!



Aranui Library carpark/ Wainoni Park posts



Planter Boxes Bring Life to the Mall



Naming the River project



3.2 **Community Funding Summary**

3.2.1 For the Board's Information, a summary is provided (refer **Attachment A**) on the status of the Board's 2025-26 funding as at 25 August 2025.

3.2.2 **Youth Development Fund**

Board members with the delegation for the Waitai Coastal-Burwood-Linwood Community Board Youth Development Fund (Jo Zervos, Greg Mitchell and Paul McMahon) made six decisions under delegation:

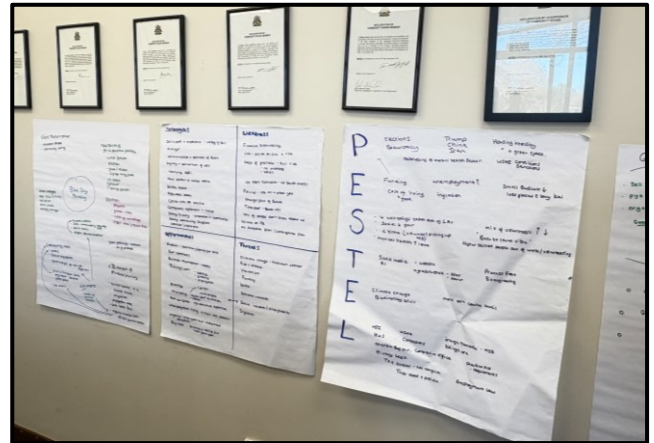
- A grant of \$200 to Johnathan Tamepo to travel to the New Zealand Māori Rugby league tournament in Rotorua.
- A grant of \$350 to Dylan Lowe to attend the 2025 Hip Hop World Championships in Prague.
- A grant of \$400 to Mina and Pūmau Tana to travel with their team to Bali to perform at the Nusantara Folklore Festival.
- A grant of \$200 to Lewis Monk to represent the junior New Zealand Black Fins at the International Surf Lifesaving competition at Mount Maunganui.
- A grant of \$250 to Amaleila to represent New Zealand at the upcoming Tauila International Tag Series in Sāmoa.
- A grant of \$250 to Amasio to represent New Zealand at the upcoming Tauila International Tag Series in Sāmoa.

3.2.3 Smith Street Community Farm Strategic Planning Workshop

Having worked through some significant challenges and transition at Smith Street Community Farm, the Trust, now strengthened with three new Board members, have turned their focus to strategic planning.

On Saturday 16 August the Trust Board and Manger came together for a strategic planning workshop facilitated by Community Governance staff at the Linwood Board room. With full view of the gardens out the windows, it was an opportunity for the Board to do a deep dive into their *why*, their values, opportunities and priorities for the next few years. Very quickly two key themes emerged; address food insecurity (feed people) and community (grow people). With open and honest *kōrero*, robust debate and no shortage of enthusiasm, the Trust Board worked through the series of exercises culminating in a first draft of a strategic plan.

The next steps for this process are honing and finalising the strategic plan along with their vision and mission statement for the community farm. The Board continue to meet fortnightly to progress this mahi as well as updating, consolidating and preparing their policies, procedures and plans.

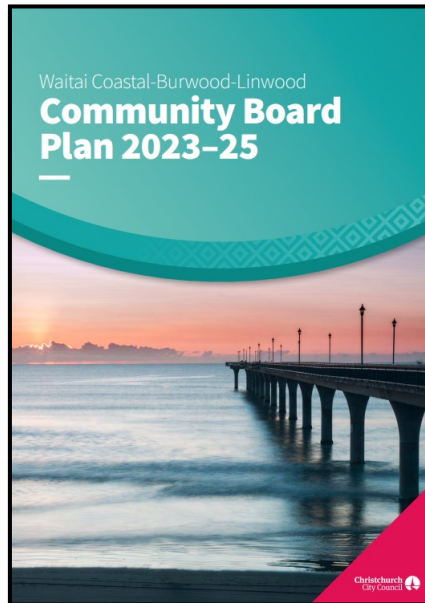


3.3 Participation in and Contribution to Decision Making

3.3.1 Report back on other Activities contributing to Community Board Plan [for items not included in the above table but are included in Community Board Plan]

- **Community Board Plan**

The last monitoring report of the Waitai Coastal-Burwood-Linwood Community Board Plan 2023-25 is attached (refer **Attachment B**).



- **New Brighton Community Garden Sensory Garden Upgrade**

Volunteers at the New Brighton Community Garden have been busy enhancing the Sensory Garden little house. The roof has been repaired and vibrant new artwork installed, creating a brighter, more welcoming space for the community to enjoy.



- **Cook Island Language Week**

Te Kura Katorika o Hato Ani St Annes School in Woolston celebrated Cook Island Language Week with a visit from Kuki Learning, a digital platform for Cook Island language, culture and connection. Epetoma o te reo Māori Kūki 'Airani - Cook Islands Māori Language Week ran the first week in August. Students at St Anne's had the opportunity to learn some Cook Island Māori and were taught traditional songs and dance.



- **SuperGrans SuperSkills Ōtautahi Launch**

SuperGrans SuperSkills Ōtautahi celebrated their launch at The Loft in Eastgate Mall on Friday 8 August 2025.

SuperGrans the organisation was operating in Ōtautahi until 2016. After almost nine years, the organisation is back and has relaunched under their new name Supergrans SuperSkills.

The organisation works alongside individuals, whānau and communities, mobilising volunteers to share practical life skills and knowledge to enhance the well-being and confidence of the tangata they engage with. The types of services they offer include financial mentoring and budgeting, cooking healthy meals on a budget, growing kai at home, developing household routines, making your own cleaning products, basic repairs around the home, clothes mending, sewing and knitting and job seeking skills among others.

Now located at The Loft, SuperGrans SuperSkills is ideally located to collaborate with the other agencies and services on offer upstairs in Eastgate Mall.



- **Emergency Response Planning with St Lukes's Samoan Assembly of God Church**

Recognising the importance of Pacific communities being well-prepared for emergencies, a Civil Defence Emergency Response Planning session was held in June at Christ City Church. The initiative focused on building local capability and resilience. Over 40 members of the St Lukes Samoan AOG attended including youth, young adults, elders and families. Participants learnt about setting up a community emergency hub, the key functions of a response during a disaster and what resources are needed to support the neighbourhood in times of crisis. The session was facilitated by the CDEM team and the Pacific Community Liaison Advisor. The church community is now working to gather the necessary resources to set up a well-equipped emergency hub and plans to participate in future CIMS training with CDEM, building a stronger, safer and more connected Pacific community in Ōtautahi.



- **Radley Reserve**

A trial of new tree swings has begun across Christchurch with the installation of swings in local parks to encourage more ‘risky’ play. One of these swings has been installed at Radley Park in Woolston. Council staff have been working with Youth Town and have heard how much the young people in their after school programme are enjoying it and have plans to visit every week as part of their programme. It has inspired them to ask about other ways they could activate Radley Park.

This is part of a trial initiated by Council’s Play Advocate to see how the swings hold up and how the public responds to low cost play elements that don’t have the same playground safety standards but do have a rigorous process for checking they are as safe as reasonable and the benefit of them outweighs any small risk.

This is the first location within the Waitai ward area, however if the pilot is successful more could be installed, particularly in areas the community identifies.

Rosalind Potter Programme lead from Youthtown said “The young people are excited to go and visit the swing - they wanted to walk down in the hail! And are excited to be part of developing the park with more cool things for teenagers”.



- Legit Art Wall event

Alma Place in Shirley was transformed into a vibrant bustling street party on Friday 15 August. Organised by Shirley Village Project in partnership with Youth and Cultural Development Trust and Christchurch City Council the event was centred around the *Legit Art Wall*, a long stretch of corrugated steel fencing which lines the north side of the street leading up to the residential area.

The *Legit Art Wall* project aims to spruce up the fence, giving the street a lift of colour and vibrancy. Whilst local artists from Shirley began painting the mural, the FRESH events crew from YCD were on hand with free drinks, kai, fades and braids and live DJ. Rangatahi who came along to the event were also invited to add to mural with their own designs and inspiration, transforming the fence line into a living piece of artwork and activating and otherwise quiet street.



- **Village Green Update**

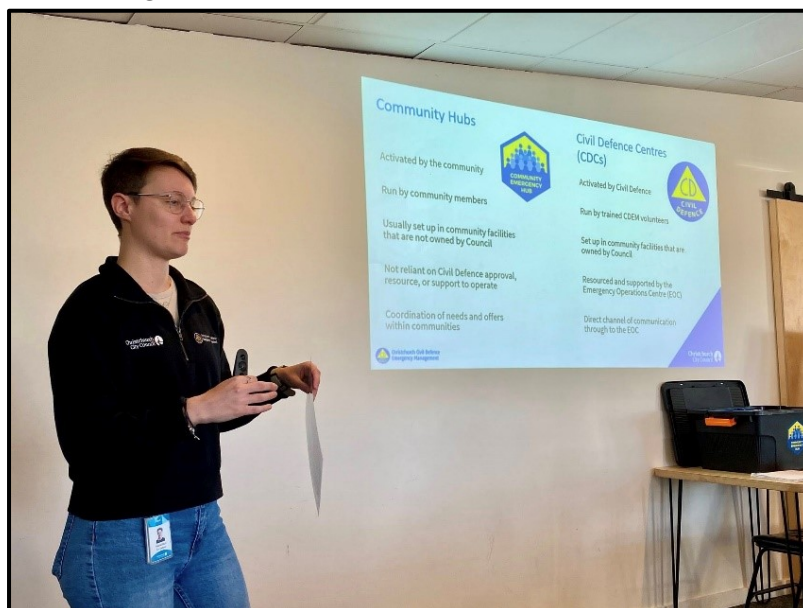
The Greater New Brighton Charitable Trust recently delivered two public presentation sessions in August on the Village Green, which is now starting construction and on track to be completed by the end of the year.

More than five years in the making, the project reflects extensive community input and features upgraded designs to better serve local needs. Planned facilities include huts for start-ups, pop-up presentations, workshops, wellbeing services, community meetings, artistic displays, and performances. The lawn will provide space for socialising, games, and relaxation.



- **Renew Brighton's Community Emergency Preparedness Exercise**

Renew Brighton in partnership the Civil Defence team delivered a community preparedness exercise for its three emergency hubs. The three hubs include The Bridge, Grace Vineyard and Union Street Church. Members of each organisation participated, along with other key community organisations to discuss what to do in an emergency.



- **Ōtākaro Avon River Corridor Bridges**

Brooker Bridge

A new bridge was installed in the Ōtākaro Avon River Corridor (OARC) replacing a structure badly damaged in the Canterbury earthquakes.

The new Brooker Bridge, located in Belair Close Reserve, will provide walking access across Corsers Stream between Brooker Avenue and Belair Close.

The previous bridge had been fenced off for several years. The new structure is expected to be open for public use in September.

It will then form part of the Christchurch 360 Trail, a walking path linking up the city's existing tracks and urban routes.

The 135km trail features flora and fauna, and historical, architectural and cultural aspects of Christchurch.



Dallington Bridge

The opening of the new Dallington Bridge is scheduled for the middle of September. Its taking shape and looking amazing.



- Whītau Faleo’o Opening Ceremony

Whītau School held the opening ceremony of their new Faleo’o on Friday 8 August, which saw the whole community come together to celebrate the occasion.

The ceremony included performances from the school’s Pasifika group, speeches from the community and Principal, shared kai and lots of connection.

The Faleo’o is the culmination of the school’s ongoing participation in and commitment to Pasifika educational initiatives.



3.3.2 Council Engagement and Consultation.

Topic	Date	Link
Notified Resource Consent Coastal Protection Works	Open for feedback until Thursday 4 September 2025	https://letstalk.ccc.govt.nz/southshore-and-south-new-brighton-coastal-protection-works

3.4 Governance Advice

3.4.1 Waitakiri School – Burwood Road School Crossing

At its meeting on 11 August 2025, the Board received a public forum presentation from students of Waitakiri School in relation to safety concerns outside Waitakiri School when crossing Burwood Road. The Board decided to refer the issues raised to staff for investigation and response back to the Board.

Staff have advised that a proposal to raise the existing zebra crossing for Waitakiri Primary on Burwood Road is in the Minor Road Safety Programme and is currently planned for financial year 2027/2028. However, this is subject to the budget being available. The scheme would also need to be consulted on and approved by the Waitai Coastal-Burwood-Linwood Community Board.

A copy of this response has been shared with Waitakiri School.

4. Advice Provided to the Community Board Ngā Kupu Tohutohu ka hoatu ki te Poari Hapori

4.1 Customer Service Request/Hybris Report

For the Board's information, attached is a copy of the July 2025 Hybris Reports (refer **Attachment C**).

4.2 Graffiti Snapshot

For the Board's information, attached is a copy of the July Graffiti Snapshot (refer **Attachment D**).













4.3 Parklands Reserve Helicopter Renewal

For the Board's information, attached is a staff memorandum providing an update on the Parklands Reserve helicopter renewal (refer **Attachment E**).

4.4 QEII Park Development

For the Board's information, attached is a staff memorandum providing an update on the QEII Park Development (refer **Attachment F**).

Attachments Ngā Tāpirihanga

No.	Title	Reference	Page
A  	Waitai Coastal-Burwood-Linwood Community Board Funding Update August 2025	25/1708567	267
B  	Waitai Coastal-Burwood-Linwood Community Board Plan Monitoring Report - September 2025	25/1698192	269
C  	Waitai Coastal-Burwood-Linwood Community Board - Hybris Report - July 2025	25/1612549	303
D  	Waitai Coastal-Burwood-Linwood Community Board - Graffiti Snapshot - July 2025	25/1612550	304
E  	Waitai Coastal-Burwood-Linwood Community Board - Staff Memorandum - Parklands Reserve Helicopter Renewal	25/1612551	306
F  	Waitai Coastal-Burwood-Linwood Community Board - Staff Memorandum - QEII Park Development	25/1612553	309

Signatories Ngā Kaiwaitohu

Authors	Cindy Sheppard - Community Board Advisor Emily Toase - Community Development Advisor Sam Savage - Community Development Advisor Rory Crawford - Community Development Advisor Jacqui Miller - Community Development Advisor Tim Samson – Support Officer Christopher Turner-Bullock - Manager Community Governance, Coastal-Burwood-Linwood
Approved By	Christopher Turner-Bullock - Manager Community Governance, Coastal-Burwood-Linwood Matthew McLintock - Manager Community Governance Team John Filsell - Head of Community Support and Partnerships

Waitai Coastal-Burwood-Linwood 2025-26 Community Board Funds - Updated as at: 25 August 2025		
Waitai Coastal-Burwood-Linwood Discretionary Response Fund	Allocation 2025-26	Board Approval
DRF Carry Forward	\$40,000.00	
Transfer from SCF (\$712,717 start balance less \$659,700 granted)	\$53,017.00	11.08.25
Establish the Waitai Coastal-Burwood-Linwood Youth Development Fund	(\$8,500.00)	11.08.25
Establish the Waitai Coastal-Burwood-Linwood Anzac Day Expenses Fund	(\$500.00)	11.08.25
Establish the Waitai Coastal-Burwood-Linwood Koru Fund	(\$5,000.00)	11.08.25
Establish the Waitai Coastal-Burwood-Linwood Summer with Your Neighbours Fund	(\$4,500.00)	11.08.25
Establish the Waitai Coastal-Burwood-Linwood Community Board Awards Fund	(\$8,000.00)	11.08.25
Grant to Youth and Cultural Development towards FRESH in the East	(\$7,500.00)	11.08.25
Grant to Kawai Rangatahi towards the Outdoor Movies and Youth Week Event	(\$3,500.00)	11.08.25
Granted to Date	(\$37,500.00)	
Available Balance	\$55,517.00	
Waitai Coastal-Burwood-Linwood Youth Development Fund	Allocation 2025-26	Approval
Establishment of the 2025-26 Youth Development Fund	\$8,500.00	11.08.25
A grant of \$200 to Johnathan Tamepo to travel to the New Zealand Māori Rugby league tournament in Rotorua.	-\$200.00	21.08.25
A grant of \$350 to Dylan Lowe to attend the 2025 Hip Hop World Championships in Prague.	-\$350.00	21.08.25
A grant of \$200 to Lewis Monk to represent the junior New Zealand Black Fins at the Internation Surf Lifesaving competition at Mount Maunganui.	-\$200.00	21.08.25
A grant of \$400 to Mina and Pūmau Tana to travel with their team to Bali to perform at the Nusantara Folklore Festival.	-\$400.00	21.08.25
A grant of \$250 to Amaleila to represent New Zealand at the upcoming Tauila International Tag Series in Sāmoa.	-\$250.00	21.08.2025
A grant of \$250 to Amasio to represent New Zealand at the upcoming Tauila International Tag Series in Sāmoa.	-\$250.00	21.08.2025

Youth Development Fund Available Balance	\$6,850.00	
Waitai Coastal-Burwood-Linwood Koru Fund	Allocation 2025-26	Approval
Establishment of the 2025-26 Koru Fund	\$5,000.00	11.08.25
Koru Fund Available Balance	\$5,000.00	
Better Off Funding		Approval
Allocated funds	\$500,000.00	
Waitai Coastal-Burwood-Linwood Community Governance Team towards the Waitai Youth Board Project	(\$30,000.00)	11.12.2023
The New Brighton and Districts Historical Society and Museum Incorporated towards employing a part time curator.	(\$26,000.00)	06.05.2024
Christchurch City Council Parks Unit towards the costs of two shade sails and two picnic benches at the New Brighton Play	(\$32,000.00)	06.05.2024
Anglican Diocese of Christchurch Parish of Shirley towards the All Saints Community Facility Outdoor Space	(\$20,000.00)	06.05.2024
Kāwai Rangatahi Trust towards the Kāwai Rangatahi Mobile Youth Centre.	(\$41,394.00)	06.05.2024
Woolston Development Project towards the Woolston Gala Event for 2024, 2025 and 2026 (\$7,000 per year).	(\$21,000.00)	06.05.2024
Dallington Residents Association towards the provision of Skip Days and Community Events for 2024, 2025 and 2026 (\$5,000 per year).	(\$15,000.00)	06.05.2024
Aranui Community Trust A.C.T.I.S towards the Parking Security	(\$32,470.00)	06.05.2024
New Brighton Project Incorporated towards the New Brighton Seaside Christmas Parade for 2024, 2025 and 2026 (\$10,000 per year).	(\$30,000.00)	06.05.2024
The Green Lab towards The Green Lab Mobile Workshop.	(\$35,000.00)	06.05.2024
A Town Boxing Incorporated towards the Roof Repairs.	(\$84,052.00)	06.05.2024
The Pūkeko Centre Incorporated towards the Pūkeko Centre Activation.	(\$30,000.00)	06.05.2024
Parklands United Sports Club - Parklands Community Centre Actication	(\$30,000.00)	10.06.2024
Return of the Waitai Coastal-Burwood-Linwood Community Governance Team towards the Waitai Youth Board Project	\$30,000.00	07.10.2024
Bromley Community Association Inc towards the Activate Bromley Project	(\$16,040.00)	07.10.2024
Bromley School - Outdoor Volleyball Space	(\$5,295.00)	10.03.2025
Christchurch City Council – Facilities and Property Unit - Woolston Memorial Board Restoration	(\$8,256.00)	07.04.2025
EnviroHub Trust - Stormwater Superhero Trailer	(\$14,000.00)	12.05.2025
Better Off Fund Balance	\$59,493.00	

Waitai Coastal-Burwood-Linwood Community Board Plan 2022-25 – Final Monitoring Report – September 2025

Priority: Earthquake Legacy and Transport Projects: Southshore Estuary Edge, QEII Masterplan, Christchurch Regeneration Acceleration Facility and Pages Road Bridge		
What the Board will do	Measures of Success	Progress to date/actions taken
<ul style="list-style-type: none">Advocate for funding to remain in the Long Term Plan to see the Southshore Estuary Edge project completed and for the preservation and enhancement of the Ihutai (Estuary) as an environmental taonga.Collaborate with staff, the community and mana whenua on progressing the Southshore Estuary Edge project through the resource consent process and in the ongoing preservation and enhancement of the Ihutai.Advocate for progress on the QEII Masterplan including bringing forward funding where possible to see some projects completed in the next financial year.Advocate for the Pages Road Bridge project to be completed as soon as possible and that funding remain in the Long Term Plan to achieve this.Advocate for the best solution for the future of New Brighton Road.Advocate for planning for Natural Hazards, climate change adaptation and Tsunami Evacuation with prioritisation of delivery of key infrastructure.Advocate for progress on the CRAF and CERF funded projects in the board area, e.g. Linwood, Woolston, Bromley, and New Brighton.Advocate for delivery of Ōtākaro Avon Major Cycleway Route as a key priority and with no delay	<ul style="list-style-type: none">Ensure that the matter is included in community board submissions to appropriate consultations.Receive regular briefings and updates on progress of these key projects.Ensuring \$100k for planning of Ōtākaro Avon Cycleway is back on the Council budget.See works begin on the ground.	<p>Key Achievements for the 2022-25 Term:</p> <ul style="list-style-type: none">Pages Road Bridge project had \$38.5 million confirmed from the National Land Transport Fund ensure design work can start early 2026.CRAF & CERF funded projects completed:<ul style="list-style-type: none">Linwood Avenue school Slip Lane upgrade.Smith Street Cycle and Pedestrian improvements.Bus stop improvements – 21 bus stops approved by the Community Board to be upgraded.Ōtākaro Avon Major Cycleway Route – City to Sea Pathway - phase 1 completed. <p>September 2025</p> <p><u>Pages Road Bridge</u> Detailed design work will begin in 2026 on the Pages Road bridge, following confirmation of \$38.5 million in central government funding through the National Land Transport Fund (NLTF). The NZ Transport Agency Waka Kotahi Board has endorsed the Council’s business case for a new Pages Road bridge and upgrades to surrounding streets. The project will be jointly funded by NZTA and Christchurch City Council. Construction is anticipated to start in 2028. The new bridge and traffic lights will be positioned slightly north of the current location, allowing the existing bridge to remain operational during the build.</p> <p><u>QE2 Master Plan</u> The play space originally outlined in the QEII Master Plan has been refined to ensure it is fit for purpose. The tender for the design and construction services was published on GETS on 22 May 2025 and closed on 19 June 2025. Negotiations are currently underway with the preferred supplier.</p> <p>The revised concept has been shared with key stakeholders and participants from the 2018 consultation. Feedback received will be presented to the Community Board when the concept design is submitted for approval in the decision report. Staff are preparing this report for presentation at the Community Board meeting on 8 September 2025.</p> <p>Five Under Par Limited for a multi-sport training and entertainment complex has paused planning work for the southwestern corner of the QEII Master Plan 2019, which includes a multi-sports artificial turf, sports pavilion, car park, and revised wetland layout. Planning is expected to resume in FY26, following the property team’s update to the Board at the 8 September meeting on the status of the Five Under Par lease.</p> <p><u>CRAF and CERF funded projects</u> On the 7 April 2025 the Waitai Community Board approved shelter installation and improvement to 21 well-used bus stops across the Waitai area.</p> <p><u>Ōtākaro Avon Major Cycleway Route – City to Sea Pathway</u></p> <p>The \$7.6 million contract to construct phase 1 of the City to Sea Pathway has been completed. The section of the cycleway running from Fitzgerald Avenue to Avon Park connecting the city centre to the Avon Ōtākaro River Corridor and on to New Brighton. The project includes the construction of the new Dallington Bridge, completed at the end of August which connected the City to Sea West Pathway from the corner of Avonside Drive to Dallington Terrace.</p>

		<p>March 2025 <u>Draft Annual Plan 2025/26 Submission</u> Transport and Waste: During its submission to the Draft Annual Plan 2025/26, the Board advocated for \$5m funding towards the implementation of the Bromley Transport Plan as a matter of priority, a further increase in budget of the minor safety programme and highlighted the importance of returning earthquake damaged roads and footpaths to acceptable levels of repair.</p> <p><u>QEII Masterplan:</u> The Board highlighted the QEII Masterplan and supported the implementation of the plan but would like to prioritise the playground and the number 2 carpark. The Board also requested that the QEII playspace be a separate line item.</p> <p>The Board highlighted a number of key priorities in the board area. A copy of the Board Submission can be found here (pages 7 to 12 refers).</p> <p><u>Information Sessions/Workshops and Updates:</u> On 27 February 2025, the Board received an update by way of Information Session from staff on the implementation of the QEII Masterplan. On Friday 21 March 2025, the Board received a memorandum providing an update on the consenting process for the Southshore South New Brighton Estuary Edge Project.</p> <p><u>QE2 Master Plan</u> A gravel pathway, bench seats and picnic tables were installed in February 2025 at QEII Park as set out in the QEII Master Plan.</p> <p>September 2024 <u>Long Term Plan Submission</u> During its submission to the Long Term Plan, the Board advocated for funding to remain on budget to see the Southshore Estuary Edge Project completed, QEII Masterplan to prioritise the playground and the number 2 carpark, Pages Road Bridge Project funding and to be completed as soon as possible as well as more investment in adapting to climate change</p> <p><u>Pages Road Bridge</u> Following the consultation in August 2023, the Hearings Panel met to consider submissions and make the following recommendations:</p> <ul style="list-style-type: none">• Including an additional car park outside 134 Hawke Street.• Including three additional car parks adjacent to the red zone beside 42 Rawson Street.• Inclusion of a separated cycle facility on Seaview Road (instead of the shared path). <p>The Hearings Panel asked staff to investigate and report back to Council on the possibilities of:</p> <ul style="list-style-type: none">• Removing the kerb build out in front of the Police Station on Seaview Road to allow for more car parks.• A pedestrian refuge island on Hardy Street near Nova Montessori School.• Wider footpaths on Hardy Street to assist with day-to-day use and emergency evacuation for Nova Montessori School. <p>Additionally, the Hearings Panel recommend that the Council prioritises Section 3 of the Avon-Ōtākaro Major Cycleway Route and endeavours to do the two projects in parallel, noting that budget would be needed in a future Long Term Plan or Annual Plan.</p> <p>The Waitai Community Board Chair presented to the Hearings Panel in April 2024 to talk to their submission.</p>
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Priority: Improve Access to Burwood Community Facilities		
What the Board will do	Measures of Success	Progress to date/actions taken
<p>There are two opportunities to improve access to community-led facilities in the Burwood Ward:</p> <ul style="list-style-type: none">The community board will support All Saints in progressing their community facility to completion as this project is in an advanced state.The community board will support Marshlands Hall Trust in progressing their community facility in the Prestons area.	<ul style="list-style-type: none">Seeing the All Saints Community Facility completed.Support the Marshlands Hall Trust to progress towards commencing a community facility in the Prestons area.	<p>Key Achievement for the 2022-25 Term</p> <ul style="list-style-type: none">All Saints Facility Completed and open for public use <p>September 2025 <u>All Saints Facility</u> The All-Saints Community Facility was officially opened at a public ceremony on Sunday 11 May 2025.</p> <p><u>Marshlands Hall Trust</u> Work continues on the feasibility study being undertaken by RSL. The report is now into the final stages with high-level costings from quantity surveyors being obtained which will provide an indicative capital cost for the facility. The current timeline will see the draft report completed by the week of 25 August 2025 where it will be shared with the Trustees to provide feedback before the report is then finalised and made available to the public.</p> <p>March 2025 The Community Board will support Marshlands Hall Trust in progressing their community facility in the Prestons area. The Marshland Hall Trust have begun work on their feasibility study/business case for the establishment of a Community Facility in the Marshland/Prestons area. The trust has approached Recreation Sport Leisure Consultancy (RSL) to undertake the study on behalf of the trust and estimate the work to be completed by the middle of 2025.</p> <p>The Community Board will support All Saints in progressing their community facility to completion as this project is in an advanced state. The Construction and fit out of the All-Saints Community Facility has now been completed. The facility is close to beginning operations with all that needs if the final compliance certificate to be signed off and then the focus will move to activating the space and making it a hub for community activities within the Burwood Community.</p> <p>September 2024 - The community board will support Marshlands Hall Trust in progressing their community facility in the Prestons area. Local staff in the Community Governance Team are working with the Trust to undertake a feasibility study, findings will be reported to the Community Board upon completion of the report. \$20,000 was granted to the group to assist with this. In addition to this Staff have provided operational funding to the Trust to support their fundraising efforts and ability to promote/tell their story to community.</p> <p>September 2024 – The community board will support All Saints in progressing their community facility to completion as this project is in an advanced state. The Community Board provided funding support through the Better Off Fund to support the costs of installing safety railings between the facility and New Brighton Road. \$20,000 was granted to All Saints to assist with the purchase and installation.</p> <p>The facility build is well underway and is on track to be completed by the end of January 2025.</p>

		<p>March 2024 - The community board will support All Saints in progressing their community facility to completion as this project is in an advanced state. Construction of the Facility continues to progress towards completion at the end of 2024. The former foundry building is now in position and work is beginning on the framing for the remainder of the building. Staff are investigating funding options to support the completion of outdoor community spaces as part of the project.</p> <p>March 2024 - The community board will support Marshlands Hall Trust in progressing their community facility in the Prestons area. Staff continue to support the trust in sourcing funding to continue the operation of the Annual Marshlands Community Day as well as other community awareness projects. In addition, support is being given to resourcing a business case for the facility to enable the trust to source other financial support from community or philanthropic funders. As part of the draft Long-Term Plan (LTP) adopted by council there currently is approximately \$3,500,000 allocated across 2032 and 2033 to design and build a new Community Centre for the Preston’s/Marshland community. As this is still in draft phase it is subject to consultation to be adopted into the LTP for 2024-34.</p> <p>September 2023 - The community board will support All Saints in progressing their community facility to completion as this project is in an advanced state. All Saints Construction has begun with site works underway. Staff are working with All Saints to source funding to support the completion of the outdoor community space.</p> <p>September 2023 - The community board will support Marshlands Hall Trust in progressing their community facility in the Prestons area. -Staff are supporting the Marshlands Hall Trust to grow their community awareness and impact work through funding guidance for the Annual Marshlands Community Day.</p>
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Priority: Support the Bromley Traffic Project		
What the Board will do	Measures of Success	Progress to date/actions taken
<ul style="list-style-type: none">Continue to advocate for improvements in the Bromley area, including speed reduction, enhanced monitoring and quality control, street planting and visual appeal.Advocate for an increase in maintenance to pre-quake levels.Encourage citizen participation in decision making and practical projects.Advocate for improved public transport service in Bromley.In preparation for the LTP, seek to learn lessons from Bromley to apply to other areas (e.g. North Linwood).Advocate for and support measures to reduce heavy vehicle traffic on residential streets.	<ul style="list-style-type: none">The Local Area Traffic Management Plan is reviewed and outstanding items incorporated into an implementation plan that deals with current issues.Traffic speed in Bromley reduced.Resident surveys indicate that local wellbeing and happiness have improved.Increased collaboration with Waka Kotahi/NZTA, ECan and other agencies.	<p>Key Achievement for the 2022-25 Term</p> <p>During the 2025-26 Annual Plan, \$5 million was secured for the Improving Bromley Roads project, allocating \$1 million in 2025-26 and \$4 million in 2026-27.</p> <p>A budget of \$50,000 was secured to green Woodhouse Street with street trees and to calm traffic.</p> <p>September 2025</p> <p>Work on both Keighleys and Bromley roads was completed in early August that included new Speed Humps and signage, tactile paving at crossing points, a new pedestrian refuge island and renewed asphalt and line markings. In addition to this work the first of two stages of street light improvement has also been completed with stage two to begin in early November and once completed this will see seven upgraded streetlights and four new streetlights installed near key crossings at Bromley School and the Bromley Community Centre.</p> <p>There has also been \$1,000,000 allocated towards stage two of the Improving Bromley Roads project within the 2025-26 Annual Plan Capital Programme Budget.</p> <p>March 2025</p> <p>During its submission to the Draft Annual Plan 2025/26, the Board advocated for \$5m towards the implementation of the Bromley Transport Plan as a matter of priority.</p> <p>There is now a dedicated page on the Council’s website. The plan summarises the work carried out to date with the wider community, the issues identified and provides options for improving safety and access in the Bromley Community. The treatments proposed and the order in which any of them are implemented is flexible, however additional budget will need to be allocated through Council’s Annual Plan and Long Term Plan processes. You can view the page here.</p> <p>The Board also be held an Information Session/Workshop with residents of Hay Street and Council Staff to discuss issues and concerns on Hay Street and any potential improvements.</p> <p>September 2024</p> <p>The Board received an Information Session/Workshop from staff on the Improving Bromley’s Road project in June 2024 and another meeting is scheduled for the end of 2024.</p> <p>During its submission to the Long Term Plan, the Board advocated for increased levels of services in around suburban villages.</p> <p>March 2024</p> <p>The Board will be reminded during its preparation of a Long Term Plan Submission to advocate for an increase in maintenance to pre-quake levels.</p> <p>March 2024 - Continue to advocate for improvements in the Bromley area, including speed reduction, enhanced monitoring and quality control, street planting and visual appeal and to advocate for an increase in maintenance to pre-quake levels.</p> <p>Due to changes in govt funding all of the CERF (Transport Choices) projects are currently being put on hold, this includes the CERF which funded part of Improving Bromley Roads project. Currently there is still a portion of the project which is fully funded through Council and is continuing.</p>

		<p>Governance team staff supported Parks staff and the Bromley Community Centre in running a several community planting days as part of the school holiday programme at the Centre. This project saw the entire fence line between Bromley part and a new storage unit facility planted with various species which over time will create a natural visual and sound barrier between the Park and industrial areas.</p> <p>March 2024 - Encourage citizen participation in decision making and practical projects.</p> <p>Governance Team Staff in collaboration with other CCC staff and external partners such as Te Whatu Ora – Health New Zealand Waitaha Canterbury to continue to provide platforms and opportunities for community to be engaged and participate in the decision-making process. Governance Team staff continue to have a strong working relationship with the Bromley Community Centre Board and Staff ensuring it remains aware and involved in processes where possible.</p> <p>September 2023 - Continue to advocate for improvements in the Bromley area, including speed reduction, enhanced monitoring and quality control, street planting and visual appeal and to advocate for an increase in maintenance to pre-quake levels.</p> <p>Relationship/Interactions have improved with Waka Kotahi/NZTA through Briefings to the Community Board allowing the platform for continued advocacy for Traffic Lights at Maces Rd/Dyers Rd Intersection. Consultations/hearings in relation to the Traffic planning for roading improvements (CERF projects) in the Bromley area have been undertaken. Currently awaiting Council decision on the final designs, local community will be updated following this decision. As mentioned in priority - Earthquake Legacy and Transport Projects: Southshore Estuary Edge, QEII Masterplan, Christchurch Regeneration Acceleration Facility and Pages Road Bridge, the Community Board made a submission on the CERF projects.</p> <p>Council Staff have been working with the Bromley Community Centre to run several community Planting days in the park areas around the centre, with subsequent maintenance days planned to ensure the upkeep and visual appeal in maximised.</p>
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Priority: New Brighton Mall		
What the Board will do	Measures of Success	Progress to date/actions taken
<ul style="list-style-type: none">Support progression of the New Brighton Master Plan.Support funding to be brought forward from the LTP to make improvements to the New Brighton Public Realm to align with other planned works in 2023 and beyond.Support the progression of the Oram Avenue extension, including investigation of all options.Advocate for incentives for landowners to care for their derelict premises and sites, and find solutions to get them repaired and leased; support extension of the City Vacant Differential rate to the New Brighton mall by July 2024, or earlier if possible.Support delivery of Canterbury Earthquake Appeal Trust (CEAT) project and activation of the Mall through funding for local events.Advocate for improved amenities to improve safety, accessibility and public perception of the mall.Collaborate with the community, in the development and implementation of a localised Food Resilience Action Plan.	<ul style="list-style-type: none">Ensure that these matters are included in community board submissions to appropriate consultations.Receive regular briefings and updates on progress of these key projects with clear timelines and deliverables.Collaborate with key stakeholders, local businesses, community, CEAT Community Leadership Group, and council to deliver upgrade of the mall.Ensuring funding is on budget in the LTP to prioritise delivery of all stages of New Brighton Master Plan.See works begin on the ground.	<p>Key Achievement for the 2022-25 Term</p> <p>Completion of the Oram Ave Walkway Progress on the Village Green Project</p> <p>September 2025</p> <p><u>LiVS Art Windows – Penguin Arms Project</u> Phase two of the <i>LiVS Art Windows</i> project has now been completed, transforming the Brighton Mall-facing windows of the Penguin Arms into vibrant galleries of youth art. Phase one, completed in March 2025, revitalised the Marine Parade side. By simply installing large-scale vinyl prints of artworks onto empty windows, this project brings colour, creativity, and life to spaces that are currently unused or awaiting longer-term revitalisation. It’s a simple, effective, and quick solution that brightens underutilised sites, which is important in areas like New Brighton, which is undergoing a long-term regeneration. The featured works are by young artists from <i>ArtStart</i> a springboard for talented secondary school students to explore careers in the creative industries. QR codes on each artwork link directly to purchase options, providing a platform for emerging artists and an easy entry point for new collectors.</p> <p><u>Oram Ave</u> The Oram Avenue Walkway was officially opened in April 2025. To celebrate the opening, <i>Ocean Alley</i> was held over the course of a month, with 14 events delivered by Christchurch NZ. The celebration was well attended and considered a great success. Since then, local school children have contributed to the second stage of the Ocean Alley mural, with each student painting a fish to help bring the artwork to life.</p> <p><u>Funding support via Strengthening Communities 2025/26 to groups that support outcomes in the New Brighton Mall priority:</u></p> <ul style="list-style-type: none">Growing New Brighton - \$1,500New Brighton Gallery - \$5,000New Brighton Community Garden’s Trust - \$20,000Anglican Diocese of Christchurch – Parish of East Christchurch - \$8,000Stitch O Mat - \$5,000 <p><u>Brighton Mall Upgrade</u> The Project team continue to work on the plans for the mall upgrade and are working closely with the Better for Brighton Group to ensure alignment between the public and private projects, the plans were presented to the Board on 28 August 2025 with the following key timeframes highlighted.</p> <ul style="list-style-type: none">Consultation planned for 2nd Dec 2025 till 1st Feb 2026Construction planned for second half of 2026 <p><u>Better for Brighton Group</u> The Better for Brighton (Mall Upgrade) group was established in March 2024 to work together to coordinate, provide oversight and give strategic advice across the delivery of investment projects at the eastern end of New Brighton Mall in the commercial core. The group consists of staff from ŌtautahiNZ, the local Councillor for the Coastal Ward, Harris Development Limited, representatives from the Community Leadership Group, and a transport representative from Council. The group meets regularly to provide a forum for a coordinated approach to the Brighton Mall upgrade, Oram Avenue extension and the Village Green Project working with CEAT. Most recently the Greater New Brighton Charitable Trust recently delivered two public presentation sessions in August 2025 on the Village Green, which is now starting construction and on track to be completed by the end of the year.</p>

		<p>March 2025</p> <p><u>Oram Ave</u></p> <p>The Oram Ave pathway has been completed. The lighting is up, parking spots have been marked and bike racks moved. The CCTV cameras are also up and running. Christchurch NZ has installed some planters at the mall end to act as a barrier. Christchurch NZ have 6 weeks of planned pop-up activations in the space over the April/May period.</p> <p><u>Better for Brighton Group</u></p> <p>The Better for Brighton (Mall Upgrade) group was established in March 2024 to work together to coordinate, provide oversight and give strategic advice across the delivery of investment projects at the eastern end of New Brighton Mall in the commercial core. The group consists of staff from ŌtautahiNZ, the local Councillor for the Coastal Ward, Harris Development Limited, representatives from the Community Leadership Group, and a transport representative from Council. The group meets regularly to provide a forum for a coordinated approach to the Brighton Mall upgrade, Oram Avenue extension and the Village Green Project working with CEAT. Most recently the Village Green resource consent has been approved.</p> <p><u>Brighton Mall Upgrade</u></p> <p>The Project team continue to work on the plans for the mall upgrade and are working closely with the Better for Brighton Group to ensure alignment between the public and private projects, the plans will be presented to the Board and the community later in the year.</p> <p><u>Draft Annual Plan 2025/26 Submission</u></p> <p>During its submission to the Draft Annual Plan 2025/26, the Board advocated for “New Brighton Mall Update should continue, and funding should be made available to work in concert with private redevelopment of the area. The targeted rate on vacant lots should be applied with urgency to New Brighton.” as well as advocating for the New Brighton Road renewal.</p> <p><u>Food Resilience Plan</u></p> <p>Community Governance Staff and Christchurch NZ are working with the New Brighton Community Fridge and Pantry to review and explore opportunities to improve its layout and operations. Community Governance staff continue to work closely with groups that contribute to food resilience in the New Brighton area including; New Brighton Community Gardens and The Green Lab.</p> <p>September 2024</p> <p><u>Long Term Plan</u></p> <p>Public funding of approximately \$4 million for the mall update project and \$14.5 million for the North-South Corridor (Oram Avenue) project has remained in the Long Term Plan.</p> <p>During its submission to the Long Term Plan, the Board listed the New Brighton Mall upgrade as number two of the Board’s top five priorities.</p> <p><u>Better for Brighton Group</u></p> <p>The Better for Brighton (Mall Upgrade) group was established in March 2024 to work together to coordinate, provide oversight and give strategic advice across the delivery of investment projects at the eastern end of New Brighton Mall in the commercial core. The group consists of staff from ŌtautahiNZ, the local Councillor for the Coastal Ward, Harris Development Limited, representatives from the Community Leadership Group, and a transport representative from Council. The group meets regularly to provide a forum for a coordinated approach to the Brighton Mall upgrade, Oram Avenue extension and the Village Green Project working with CEAT.</p> <p><u>Brighton Mall Upgrade</u></p>
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		<p>Investigation work commence on 30 August along the pedestrian section of the mall between Marine Parade and Oram Avenue. The investigations are required to inform the design and will confirm depths and locations of services (water, power, stormwater etc), tree root depths, ground conditions, presence of coal tar or other contaminants and the levels for drainage.</p> <p>Work on the Pierside Development by Martini Investments which encompasses the former Dowsons site (#34 Brighton Mall) the former Wave Bar building and the Pierside Building is progressing.</p> <p><u>Oram Avenue</u> Citycare has been engaged to construct the path and some minor ancillary works. This will be completed once the light /CCTV pole has been installed. ŌtautahiNZ have secured a license to occupy and will be managing the site once the pathway construction has been completed.</p> <p><u>City Vacant Differential rate</u> The Community Board were successful in advocating for the City Vacant Differential rate to be extended to New Brighton as part of the Long Term Plan 2024-34, adopted on 27 June. Land and property owners in the area zoned Commerical Core in the District Plan within 150m either side of Brighton Mall and within 500m west of Marine Parade are now subject to higher rates if the site is vacant and where there is no active or consented use being made of the land.</p> <p><u>CEAT Funding</u> The Greater New Brighton Community Leadership Group put out a request in early August for expressions of interest and received considerable interest from local builders and building firms to tender for the New Brighton Mall Village Green Development. The group are now waiting on the costings before finalising site plans and the design work.</p> <p><u>Food Resilience Plan</u> Through the Strengthening Community Fund 2024-25 the Waitai Community Board granted funding to the following groups supporting food resilience in the Coastal Brighton area:</p> <p>Biological Husbandry Unit Organics Trust: \$6,000 New Brighton Community Gardens Trust: \$22,000 Renew Brighton: \$3,000</p> <p>Growing New Brighton were granted \$500 through the 2023-24 Koru Fund.</p> <p>March 2024 The Board will be reminded during its preparation of a Long Term Plan Submission to advocate for: Progression of the New Brighton Masterplan, funding to be brought forward to make improvements to the New Brighton Public Realm to align with other planned works, the progression of the Oram Avenue extension, incentives for landowners to care for their derelict premises and sites, the extension of the City Vacant Differential Rate to the New Brighton mall by July 2024.</p> <p>March 2024 <u>ORAM Avenue</u> Demolition of the former Westpac building is now complete. The Driftwood Council of Brighton are taking this on as one of their projects, working alongside ChristchurchNZ and Council supporting some temporary activations to brighten up the space until the corridor can be completed.</p>
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		<p><u>CEAT Funding</u> Representatives Community Leadership Group made a presentation to the Community Board on the 23 February 2023. They have since been meeting every two weeks, discussing options with the landowner and working with the designers on the concept design, making the changes community feedback has offered. The CLG anticipate they will be able to release the final design within the next couple of months.</p> <p><u>New Brighton Mall</u> Martini Investments owned by the Harris family have now purchased twelve New Brighton Mall properties and work has started on developing these. Whilst this has seen the closure of more businesses namely WholeFoods and XOXO Cafe leaving more shops derelict, work has started on developing these with refurbishment of a number of shops already underway. The investors are actively working with Greater New Brighton to integrate the Village Green project the Community Leadership Group are focusing the CEAT funding on.</p> <p>The Community Board continue to support New Brighton Project through their Strengthening Communities Fund to run the popular Seaside Market every Saturday which activates the Mall area and supports local businesses, artists and performers by attracting in large crowds, boosting economic activity for Brighton’s CBD. The Board also supported Stitch-O-Mat and Brighton Gallery Trust with funding which has allowed them to continue renting their respective shops within Brighton Mall and activate what would otherwise be empty derelict premises.</p> <p><u>Food Resilience</u> Renew Brighton launched Te Pēke Kai in September 2023. This is an initiative aimed at addressing challenge to food security due to the increasing food prices and cost of living. Te Pēke Kai sources produce from local growers to sell at as low a price as possible to community. After their initiate launch the initiative has been review and made some adjustments to how they run operationally based on feedback from the community. Te Pēke Kai now has two local pick-up points, central New Brighton and their newest location at Common Ground in South Brighton.</p> <p>The Community Board gave support through a grant to New Brighton Community Fridge and Pantry in September to enable the group to weather firstly the newly introduced fees and then change of supplier after FoodBank Canterbury disestablished. Whilst the Pantry address the more acute needs in the community for kai, they are also an integral part of the food resilience action plan for Greater Brighton.</p> <p>The Biological Husbandry Trust continue to employ their Whānau Ora kaimahi who has been working with families in the East, several from New Brighton to help them establish their own garden beds, grow and harvest food and connect with other household nearby to collaborate on what they grow, swapping excess and seeds. Positive Directions Trust are also providing this hands-on approach to addressing kai security having teamed up with New Brighton Community Gardens to offer their Māra Kai project, a service which provides a starter kit to grow your own vegetable garden.</p> <p>September 2023 – Support the progression of the Oram Avenue extension, including investigation of all options. Governance Staff have met with the Project Manager and New Brighton Project incorporated to give some guidance as to how the demolition of the Westpac building will impact the Seaside Market. New Brighton Project now have the information they need to adapt their market lay-out to accommodate the cordons which will impinge on the pavement area directly outside of the Westpac building. The project team are hoping to have the demolition completed in time for the Santa Parade in December 2023.</p> <p>The Community Board have received a memorandum (a copy of which is attached to the 9 October 2023 Area Report) and an additional update provided on 19 September 2023 advising that the demolition will commence on 25 September and it is anticipated to be completed by 1 December 2023.</p>
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		<p>September 2023 – Advocate for incentives for landowners to care for their derelict premises and sites, and find solutions to get them repaired and leased; support extension of the City Vacant Differential rate to the New Brighton mall by July 2024, or earlier if possible.</p> <p>The New Brighton Project have been proactive in reporting on specific derelict buildings that are posing a safety risk along Brighton Mall. Staff have encouraged them to use the Snap Send Solve app to keep reporting on it to raise awareness of the risk caused by mall buildings falling into disrepair.</p> <p>September 2023 - Collaborate with the community, in the development and implementation of a localised Food Resilience Action Plan.</p> <p>ReNew Brighton presented to the Community Board on 11 September around their research into kai security. From this data collected ReNew are trialling a pop-up grocery shop aiming to sell affordable vegetables and other products at 20% less than the cost at supermarkets. The shop is due to be launched on 23 September 2023.</p>
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Priority: Infrastructure / Roding Levels of Service Improved to see issues with roads, footpaths, stormwater and flooding addressed in the board area		
What the Board will do	Measures of Success	Progress to date/actions taken
<ul style="list-style-type: none">Advocate during the Long Term Plan process for improvements to the levels of service in the board area.Prioritise repairs to key infrastructure, wastewater and stormwater systems and drainage, flood mitigation works, pump stations and stormwater pipes to improve resilience.Encourage community submissions to the Long Term Plan and Annual Plan processes.Encourage and educate the community on the use of the Snap, Send, Solve app for repairs and maintenance.Support better strategic planning coordination of work programmes across transport, three waters and parks to ensure efficient delivery and to minimise disruption to community.Advocate for an equity lens to ensure adequate funding to build resilience within all of our communities.Advocate for Council funding and subsidies for green infrastructure including permeable pavements, rain gardens, gray water reuse, rainwater capture, etc. to help mitigate impacts on households and whānau.Advocate for completion of CRAF, CERF and Aranui Streets for People projects.Advocate for the resolution and relief of flooding issues in areas where there are particular challenges, e.g. Avondale, New Brighton, and Woolston.	<ul style="list-style-type: none">Ensure that the matter is included in community board submissions to appropriate consultations.Monitor regular Hybris reporting in the monthly Community Board Area Report.Increased number of tickets generated and issues resolved through use of the app.Improved resident’s satisfaction through the annual survey within the board area.	<p>Key Achievement for the 2022-25 Term</p> <p>Outcomes from the adopted Annual Plan 2025/26:</p> <ul style="list-style-type: none">\$5 million towards implementing the Improving Bromley Roads Project.\$50,000 to green Woodhouse Street with street trees and to calm traffic.Staff are to investigate and report back on the implementation requirements for a low costs, low impact, gravel cycle path beside Lower Styx Road between Spencerville and Brooklands.Staff will work with the Board to consider the priority of Cutler Park Renewal Project and the Aranui Playground Renewal Project.Staff are to investigate and confirm the scope and estimated costs of a Parklands toilet refurbishment and to report back to the Board how the project can be funded within Parks financial year 2026-27 programme. <p>September 2025</p> <p>In its submission to the Draft Annual Plan 2025/26, the Board advocated to for funding towards the Improving Bromley Roads Project, an increase to the minor safety programme and returning earthquake damaged roads and footpaths to an acceptable level of repair. The Board also advocated for the three North Beach stormwater outlets upgraded to resolve the long standing issues there.</p> <p>The Board supported maintaining levels of service at the same levels as present in general but indicated they would like to see the levels of service increased in and around suburban villages such as Woolston, New Brighton and Queenspark.</p> <p>March 2025</p> <p>The Board continued to advocate during the Draft Annual Plan 2025/26 Submission for improvements, repairs and an increase of levels of services in the board area.</p> <p><u>Resolution and relief of flooding issues</u></p> <p>The first river wetland opened in the Ōtākaro Avon River Corridor. The sheet metal pilings north of Pages Road Bridge at Waitaki Street were removed ion March allow in the tidal waters creating a two-hectare tidal wetland. The awa can now flow into low lying areas, helping to restore the river’s natural floodplain function. The new wetland will accommodate the river’s tidal movement and floodwaters to reduce pressure on the main river channel.</p> <p>September 2024</p> <p>As an outcome of the Long Term Plan, a new capital programme fund of \$20 million per year starting in FY27 for addressing and resolving regular surface flooding at sites identified against a priority matrix established by Council in FY25 and FY26 has been established. The Cygnet Street Catchment to be included in this review.</p> <p>The Aranui Streets for People Project has been completed. At its meeting on 10 June 2024, the Board resolved the final permanent changes to the local streets.</p> <p>CRAF projects are still ongoing.</p>

		<p>March 2024 The Board will be reminded during its preparation of a Long Term Plan Submission to advocate for: Improvements to the levels of service in the Board area, an equity lens to ensure adequate funding to build resilience within all our communities, council funding and subsidies for green infrastructure, resolutions and relief of flooding issues in areas where there are particular challenges.</p> <p>March 2024 - Advocate for completion of CRAF, CERF and Aranui Streets for People projects. Due to changes in govt funding all of the CERF (Transport Choices) projects are currently being put on hold, this includes the CERF.</p> <p>The Aranui Streets for people project is currently in its final installation phase after an amended trial proposal was approved by the Community Board in December 2023. Since implementation there has been alterations made to the initial installation because of community feedback. Consultation will remain open throughout the trial phase with design changes able to be made based on the feedback received throughout the trial phase.</p> <p>March 2024 - Encourage and educate the community on the use of the Snap, Send, Solve app for repairs and maintenance. Staff attended the 2023 Affirm event, promoting several council initiatives and projects including the Snap, Send, Solve app. As part of the Aranui Streets for People project, staff are investigating ways to promote the use of snap send solve across the Aranui Community through various methods which could include signage/wayfinding and street/pathway art.</p> <p>March 2024 - Encourage community submissions to the Long-Term Plan and Annual Plan processes At the March Elevate Youth Hui staff arranged for Council engagement team staff to attend and present on the long-term plan submission and engagement process. Representatives from 8 organisations who work with Rangatahi attended. The Hui was an opportunity for these groups to engage with Christchurch City Council Staff regarding the Long-Term Plan Submission process and as a collective discuss ways to increase the number of submissions from both Youth Organisations and their Youth Advisory groups from across the East.</p> <p>September 2023 - Advocate for completion of CRAF, CERF and Aranui Streets for People projects. The Streets for People – Aranui Connections delivery timeframes have been updated to better align with the 2023/24 summer school holidays. After the three design Jam sessions held with local school students from Haeata Community Campus, St James School and Chisnalwood Intermediate, community consultation will now be conducted during a single one-month pre-trial period. Approval from the Community Board to proceed with the project will be sought in late October. The project will be rolled out as a three-month trial, with monthly checkpoints on public feedback and changes made accordingly. A final recommendation on whether changes should remain will be made to the Community Board in June 2024.</p> <p>September 2023 - Encourage and educate the community on the use of the Snap, Send, Solve app for repairs and maintenance. The Community Board continue to receive monthly Hybris reports and Governance Staff have scheduled a briefing with staff on 26 October 2023 to discuss the Hybris reports and to have a better understanding of the statistics provided.</p>
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Priority: Enhancing Environmental Wellbeing		
What the Board will do	Measures of Success	Progress to date/actions taken
<ul style="list-style-type: none">The board will strongly advocate for the Organics Processing Plant to be relocated as per the decision made in principle by the Council.The board will continue to advocate for the repairs to the Waste Water Treatment Plant to ensure the plant is resilient and does not continue to produce odours that impact on the community.The board will continue to work with ECan to improve monitoring of odours, noise, air and water quality in the East.The board will continue to advocate for a timely resolution to the issues impacting the community from the industrial-residential fringe and for any needed planning changes needed to land use rules.Improving health of our waterways, is a top priority focused on restoration and improving habitats for indigenous plants, animals and mahinga kai/mahika kai.Support protection of the Avon-Heathcote Estuary Ihutai (the Estuary) as a top priority.Supporting the Ōpāwaho/Heathcote River by advocating for the implementation of the Lower Heathcote Ōpāwaho River Guidance Plan.Raising awareness and supporting enhancement of the Pūharakekenui (Styx) River catchment and its environs including its ecology, drainage, landscape, culture, heritage and recreation values.Support delivery of the Ōtākaro Avon River Corridor Regeneration Plan acknowledging the significant opportunity it plays by enhancing positive community wellbeing, building connection and improving resilience.	<ul style="list-style-type: none">Funds being retained on budget for the Organics Processing Plant to be relocated.Receiving regular updates and information on the progress being made at the Waste Water Treatment Plant.Funds being allocated specifically towards projects detailed in the Lower Heathcote Ōpāwaho River Guidance Plan, including through an Activity Management Plan within the LTP.A plan change approved by Council to better regulate/control industrial activities in close proximity to residential areas.Receiving regular monitoring updates from ECan on reported odours etc. in the East.See a decrease in complaints from residents about odour and midge activity.Support funding for a dedicated Estuary/wetland Ranger in recognition of the special ecological values of these areas.Support funding for initiatives to improve health of waterways and biodiversity by reducing contaminants and pollution and reducing sediment in river/wetland environments; increasing riparian planting; prioritisation of delivery of stormwater and flood management basins.Work with community to identify and develop positive social and recreational spaces for the community across the board area.The Estuary is better protected from disturbance from dogs, with better signage and compliance with bylaws.	<p>Key Achievements for the 2022-25 Term</p> <ul style="list-style-type: none">6 December 2023, the Council approved the establishment of a new organics processing plant in Hornby. The resource consent for the new Ecogas Organics Processing facility were granted on 13 August.16 new aerators were installed in April 2023. Demolition of the trickling filters was completed in April 2025 making way for construction on the new activated sludge reactor.5 air monitors have been set-up at location around the oxidation ponds and nearby communities. The monitors continuously monitor the hydrogen sulphur in the air.Significant progress towards the restoration of native forest at Waikākāriki, Brooker Reserve, Mugford Drain Wetland at Bexley Park, Marshlands Road and the Forest of Peace and Remembrance at Dallington Landing.New group established as kaitiaki of the Linwood Canal. The group meet monthly for working bees to help keep the waterway free from litter and noxious weeds, improving water quality and raising awareness about the aquatic life that live in the stream. <p>September 2025</p> <p><u>Organics Processing Plant</u></p> <p>The resource consent for the new Ecogas Organics Processing facility in Aruhe Road, Hornby was granted on 13 August. The Community Liaison Group (CLG) met on Tuesday 19th August.</p> <p><u>Wastewater Treatment Plant</u></p> <p>The team at the WWTP continue to monitor the efficiency and health of the ponds, gain further understanding on where exactly odour is coming from and find solutions as quickly as is practical. Since March 2025 staff have continued to undertake maintenance on the aerators to improve the health in Oxidation Pond 2. Two additional aerators were ordered and due to be installed to further mitigate intensity and frequency of odours A fifth air monitor has been installed on Shortland Street to help identify sources of odour and address the problem.</p> <p><u>Improving health of waterways</u></p> <p><u>Linwood Waterway Enhancement Project:</u> The Linwood Waterway Celebration was held on 6 March 2025 at Linwood Park. The event was a collaboration which brought together a range of stakeholder groups and local residents who helped to suggest ideas, support the planning and provided stalls and activities on the day. The event was initiated by the Linwood Community Corner Trust Girls Group who regularly go down to the Linwood ‘Drain’ as it was known as the spot the eels and other aquatic life in the waterway are. Following a clean-up event they organised in 2024, the group decided they wanted to do more, to raise awareness and improve the health of the waterway. Having raised the profile of the waterway, the event paved the way to the establishment of a new group who act as kaitiaki for the Linwood Canal and its surround areas. The group have since held two working bees, tidying up and planting along the footpath and removing weeds and rubbish which are causing issues for the waterway and the aquatic life its supports.</p> <p><u>Mugford Drain Wetland Restoration:</u> The Avon-Heathcote Estuary Ihutai Trust have facilitated a series of four working bees every Friday morning in March to weed, plant and mulch in Mugford Stream Reserve. This 20ha section along Anzac Drive once belonged to the Mugford family but is now part of Bexley Park. With guidance from the Christchurch City Council Park Rangers, the Ihutai Trust have been working to recreate the wetland area as it once was. Forest and Bird Youth Club assist the Trust one Saturday each month to plant, mulch, weed and prepare baseline research on what lives in and around the Drain. The recent Friday morning working bees with staff from Kiwicare Company has helped to progress the project, making a huge difference in helping to restore the wetland.</p>

		<p>Forest & Bird Youth Christchurch held a working bee at Mugford Reserve on 24 May 2025. This was part of the ongoing restoration programme at Bexley Park. Volunteers helped to remove weeds, add new plants and do a general tidy up of the area.</p> <p>Mother of All Clean-ups: A number of groups including Linwood Avenue Community Corner Trust, Avon-Heathcote Estuary Ihutai Trust Conservation Volunteers, the Avon-Ōtākaro River Network teamed up to organise events across the Community Board (and river catchments) as part of Mother of All Clean-ups for 2025. Clean-up events were held at New Brighton, along the Linwood waterway to Linwood Park, Souhtshore, beside the Bridge Hub, Dudley Stream and along the Avon-Ōtākaro River Corridor. This year's Mother of All Clean-ups was a huge effort to collect littler and ensure that harmful plastic and other contaminants stay out of the waterways and Ihutai.</p> <p><u>Avon-Heathcote Estuary Ihutai</u> The Community Board granted the Avon Heathcote Estuary Ihutai Trust \$2,000 from its 2025-26 Strengthening Communities Fund towards wages for the Wetland Reserve Restoration Coordinator.</p> <p><u>Lower Heathcote Ōpāwaho River Guidance Plan</u> New colourful stylised signs have been installed at footbridges which cross the Ōpāwaho aimed at celebrating the river's cultural and natural significance. The project is a collaboration between CCC's Parks Visitor Experience Team, and the Ōpāwaho Heathcote River Network. By seeing and recognising its name every time you cross the Ōpāwaho, it elevates the river's profile, acknowledging its status as a taonga to be cared for. This project aligns with the Manaakitanga section of the Ōpāwaho Lower Heathcote Guidance Plan supporting increased interaction through developing positive messaging for visitors.</p> <p><u>Port Link Site</u> The Community Board arranged for a community hui, held on 6 March 2025 to provide an update on the recent Environmental Court decision on the Port Link site, and the up-coming District Plan Change consultation. The hui provided an opportunity for residents who are living with the negative impacts of the container storage site to get a full understanding of the Environment Court's decision and were able to ask questions of staff on other issues such as the noise monitoring and landscape plan.</p> <p><u>Raising awareness and supporting enhancement of the Pūharakekenui</u> Now in their 5th and final year of Project Kōtare the Styx Living Laboratory Trust are celebrating the planting of their 200,000th tree. 8,000 plants went in this season at their Marshlands Road planting site helping to increase condition, extent and density of native vegetation, mahinga kai species and improve water quality. The Creative Communicator and local artist from the Pūharakekenui Trust gave a free walking tour of the awa, taking participants on a short walk to some favourite spots in the catchment. Starting at the Christine Heremaia field Centre in Marshlands, participants enjoyed learning about the awa, connection to the environment and about its significance for the future of Ōtautahi.</p> <p><u>Ōtākaro Avon River Corridor Regeneration Plan</u> In partnership with Rotary International and Christchurch City Council, Conservation Volunteers facilitated a series of eight working bees, with volunteers planting 10,000 more trees in the ground at Dallington Landing. The site is part of a wider vision to recloak the Red Zone in indigenous ngahere (forest). These trees will support future climate resilience and encourage native birds, bugs and lizards back to the area. The project is also part of the Forests of Peace and Remembrance, New Zealand wide project to celebrate the centenary of the Rotary Foundation establishing 100 forests throughout the country over the next decade.</p> <p>March 2025</p> <p><u>Organics Processing Plant</u></p>
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		<p>The Community Liaison Group (CLG) have met four times since March 2024. CLG is a community forum to discuss consent compliance for the Organics Processing Plant, discharging contaminants to air and water and use of land to organic matter and decaying organic matter. At the last CLG meeting on 18 February 2025 it was noted from members of the community that there has been an improvement in odour compared to last year.</p> <p>Ecogas are in the initial stages of its procurement process for the construction. They have started the tendering process and are working with several local businesses, where possible. CCC has granted the consent and ECan are processing the resource consent application.</p> <p>Living Earth has engaged Tonkin and Taylor to conduct a review of the biofilter. A thermographic review of the biofilter has been completed with initial findings showing no dead spots and a consistent temperature through the biofilter which is a positive outcome. During the monitoring period, dust levels were within the permitted limits, with no exceedances recorded. The CLG were provided with an update on Pattle Delamore Partners proactive odour monitoring. They reported that no compost odour detected in the residential zone during this reporting period.</p> <p>On the 27 February 2025 the Waitai Community Board heard from staff regarding the future use of the OPP site once it has been completely transitioned to Hornby. The Board gave their feedback on the engagement process for this, requesting early pre-engagement and a thorough consultation process starting with those affected most (the Bromley community) before going out to the wider public.</p> <p><u>Industrial-residential fringe</u></p> <p>The Community Board arranged for a community hui, held on 6 March 2025 to provide an update on the recent Environmental Court decision on the Port Link site, and the up-coming District Plan Change consultation. The hui provided an opportunity for residents who are living with the negative impacts of the container storage site to get a full understanding the Environment Court’s decision and were able to ask questions of staff on other aspects of the issues such as the noise monitoring and landscape plan.</p> <p><u>Avon-Heathcote Estuary Ihutai</u></p> <p>Working alongside South Shore Residents Association, the Avon-Heathcote Estuary Ihutai (both groups that the Community Board support with funding) held their annual <i>Farewell to the Godwits</i> event early March to which around 750 people went along to mark the occasion. The event raises awareness and provides information on the Godwits, their habitat and threats. Since September 2024 the Trust have also organised clean-up events, worked with schools to remove plastic from the beaches around the Ihutai and delivered school educational talks. The group also completed a comprehensive count of the Godwits as they arrived in October, keeping track on how the species are doing year on year.</p> <p><u>Pūharakekenui</u></p> <p>With the support in funding received from the Waitai Community Board the Styx Living Laboratory Trust have delivered the following activations, projects and events to raise awareness and supporting enhancement of the Pūharakekenui (Styx) River catchment:</p> <ul style="list-style-type: none">• Afforestation Project to assess how authentic their restoration planting has been and where is can be improved.• Augmented Reality Project – partnering with Lincoln University using H5P technology to generate virtual reality views of underwater environments from the perspective of native freshwater species. The project aims to raise awareness about the impact of pollution and sediment in the awa.• eDNA Project – tracing the genetic material found in the catchment to support research on invasive species, ecosystem health evaluation and identifying what species are inhabiting the catchment.• Janet Stewert Reserve Harakeke Restoration – selective removal of harakeke to restore the health of the harakeke so that it can be harvested as a resource.
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Priority: New Brighton Safety Initiatives		
What the Board will do	Measures of Success	Progress to date/actions taken
<ul style="list-style-type: none">Advocate for incentives for landowners to care for their derelict premises and find solutions to get them repaired and leased.Support local events aimed at bringing the community together through funding streams.Build relationships with other Government agencies who can offer support services for at-risk tangata in emergency and alternative housing.Support engagement with youth sector in the development of activities and recreational spaces for our tamariki in the mall, and key activity areas across the ward including Parklands.Meet regularly with key agencies to discuss appropriate and timely response to safety issues.Support the re-establishment of the community-led group which supports regeneration of the mall, builds social capital and advocates for businesses and residents in the Greater New Brighton area.Investigate and fund safety initiatives in the New Brighton CBD through environmental design; investigate funding for security patrols; urban design initiatives; provide information, resources and support to local businesses and residents to improve safety.	<ul style="list-style-type: none">A community-led group advocating for the mall, such as a Business, or joint Business and Resident's Association is established and meeting regularly.Wrap-around social services are provided for emergency and alternative housing in the area.Decrease in the amount of derelict buildings in commercial centres of Brighton suburbs.New ideas for local events and activations are funded.	<p>Key Achievement for the 2022-25 Term</p> <ul style="list-style-type: none">Successfully establishing the New Brighton Safety Partnership Group, creating a structured, collaborative group that brings together community members, local organisations, and authorities to proactively addresses safety in the New Brighton area.The CPTED project for Rawhiti Domain and Thomson Park, facilitating cross unit collaboration, secure funding, and implement recommendations that enhance community safety and guide future improvements.Progress on the Village Green Project.Securing funding for TIDE New Brighton Business Association, enabling initiatives that support local businesses and strengthen the New Brighton business community. <p>September 2025 <u>Youth Projects supported by the board:</u></p> <ul style="list-style-type: none">La Vida - QEII Youth Drop-in Centre The weekly youth drop-in centre continues to attract an average of 40–50 young people, with team sports such as basketball, touch rugby, and other group games proving popular. Food ranged from pizzas in the wood-fired pizza oven, sausage sizzles, hot chip sandwiches and pancakes.Queenspark Community Trust Youth Programmes Delivered twice a week on Tuesday's & Thursday's the youth programme attracts young people each week.YCD Fresh in the EastKawai Rangatahi Outdoor Movies <p><u>New Brighton Safety Partnership Group</u></p> <p>New Brighton Safety Partnership Group meet monthly to support the overall safety and wellbeing of the New Brighton Community.</p> <ul style="list-style-type: none">Liquor Ban Awareness: the group advocated for CCC to ensure liquor ban areas were clearly identified, and NZ Police committed to recording all interactions related to liquor ban issues.Letters were sent to Chief Executive Mary Richardson, Area Commander Lane Todd, and Woolworths raising key local safety concerns.These actions have resulted in formal responses, increased visibility of concerns, and attendance from Lane Todd at a recent meeting. At this meeting Lane Todd announced that the New Brighton Police Station may re open it's front counter, one of the major things the safety partnership was advocating for.Presentations and Collaboration: The group has hosted updates and presentations from agencies such as the City Mission to support information-sharing and coordinated responses. <p><u>Funding support via Strengthening Communities 2025/26 to groups that support outcomes of the New Brighton Safety Initiatives priority:</u></p> <ul style="list-style-type: none">Anglican Diocese of Christchurch – Parish of East Christchurch - \$8,000New Brighton Community Gardens Trust - \$20,000Compassion Trust - \$12,000Growing New Brighton \$1,500It Takes a Village Hub - \$6,000La Vida Youth Trust - \$5,000New Brighton Silver Band Incorporated - \$2,000Parklands Christchurch United Softball Club - \$1,000Parklands United Sports Club Incorporated - \$13,000

		<ul style="list-style-type: none">• Pukeko Centre - \$17,500• Queenspark Community Trust - \$17,500• The Bridge South Brighton Trust - \$9,000• Waimairi Beach Residents Association - \$500 <p><u>CPTED for Rawhiti Domain and Thomson Park Update:</u> A meeting was held on 21 November 2024 to discuss safety concerns at Rawhiti Domain. Representatives from the Waitai Community Board, local governance staff, parks staff, and community groups attended. A Crime Prevention Through Environmental Design (CPTED) assessment was identified as a key tool to address these concerns. The purpose of the assessment was to develop both short- and long-term solutions that could be implemented by the council and the community to enhance safety at Rawhiti Domain and Thomson Park. Funding for the project has been approved and the CPTED report completed. Several recommendations have already been actioned, and a plan is in place to identify top priorities and guide next steps.</p> <p><u>Better off Funding projects approved that have supported New Brighton safety initiatives</u> Installation of three security cameras in the New Brighton mall and surrounding area for an increase in safety and security. The three locations include Marine Parade directly opposite from Brighton Mall, Marine Parade opposite Hawke Street and Marine Parade opposite Beresford Street.</p> <p><u>Community-Led Group</u> The Better for Brighton (Mall Upgrade) group was established in March 2024 to work together to coordinate, provide oversight and give strategic advice across the delivery of investment projects at the eastern end of New Brighton Mall in the commercial core. The group consists of staff from ŌtautahiNZ, the local Councilor for the Coastal Ward, Harris Development Limited, representatives from the Community Leadership Group, and a transport representative from Council. The group meets regularly to provide a forum for a coordinated approach to the Brighton Mall upgrade, Oram Avenue extension and the Village Green Project working with CEAT. Most recently the Greater New Brighton Charitable Trust recently delivered two public presentation sessions in August 2025 on the Village Green, which is now starting construction and on track to be completed by the end of the year.</p> <p>March 2025 <u>Derelict premises</u></p> <ul style="list-style-type: none">• Life in Vacant Spaces have been funded via Capacity Building to complete phase two of its Art Windows project on the Pegasus Arms in New Brighton Mall.• The Wave Bar in New Brighton has been demolished. Christchurch NZ have been working in the area to influence landowners to care for and invest in their properties with limited success. They continue to make this a priority and update Community Governance staff on any movement. <p><u>Local events or projects delivered with the support of Board Funding since the last update:</u></p> <ul style="list-style-type: none">• House of Hoopz Street Ball League Finals – Thomson Park• Annual Christmas Parade• Duke Festival of Surfing• New Brighton Netball Skills Day• Queenspark Community Trust, Trust Managers Wages Project• Parklands @ Play• Eastern Community Sports Hub Open Day• Seaside Saturday Market <p><u>Better off Funding projects approved that have supported New Brighton safety initiatives</u></p> <ul style="list-style-type: none">• Establishment of the TIDE group. TIDE stands for Together, Innovation, Development, Enterprise. This group is previously known at the New Brighton Business Association.
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		<p>Youth Board known as Changemakers, giving a platform for young people across the east to voice and share their concerns and views on issues facing their communities. Within the allocated funding there is budget to enable the Changemakers to allocate or spend funds on project/events that meet the objectives of their Changemaker Plan or the Waitai Community Board Plan. The group will provide ongoing advice to the Community Board where required ensuring a youth perspective is heard and considered during the decision-making process.</p> <p>Governance staff have continued to hold quarterly ELEVATE network hui which brings together over twenty representatives from a range of organisations from the youth sector and those who provide opportunities for youth engagement and activities.</p> <p>Staff have worked with Youth and Cultural Development (YCD) to develop a series of 3v3 Streetball events across the city. Four of these events were held in the Waitai Community Board area; Linwood, Aranui and Woolston culminating in the final held in New Brighton. The Hoopz series is aimed at giving rangatahi who have never had a chance to join a team or play competitively a chance to compete in a tournament and test their skills against other players their age. The partners involved have reported back how much raw talent they've seen in the players showing up to each one who have never had any coaching or formal playing experience.</p> <p>YCD also deliver the FRESH Pool Parties regularly at Te Pou Toetoe activating not only the pool but the spaces outside the facility and Linwood Park. After the success of their first pool party at He Puna Taimoana for Matariki last year YCD are commitment to making this an annual event. Staff are also currently working with YCD to pilot a pool party a Taiora in the coming months.</p> <p>Through their Strengthening Communities 2023-24 Fund the Community Board have supported the following organisations to run youth drop-in sessions, activations and engagement projects across the ward area:</p> <ul style="list-style-type: none">- Crossroads Youth- Kāwai Rangatahi- Youth Town- La Vida Youth Trust- Queenspark Community Trust- Youth Alive Trust- Positive Directions Trust- Legacy Youth- Aranui Bike Fix Up- Linwood Avenue Union Church- Te Kupenga o Aranui- ACTIS- Eastern sports- Sustain Brighton- Christchurch Methodist Mission <p><u>New Brighton Guardians Project</u> The Guardians have completed their 30 weeks that the budget covered. The partners involved, Positive Directions Trust (as deliverers), New Brighton Project and Christchurch City Council are now planning for the next steps.</p> <p>ŌtautahiNZ have agreed to fund a review of the project so that the feedback can be collected and analysed with recommendations for the next steps.</p> <p>September 2023 - Support local events aimed at bringing the community together through funding streams. The Board supported seven groups through Strengthening Community Funding with projects to support engagement with youth in the Brighton/Parklands area.</p>
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		<p>September 2023 - Support engagement with youth sector in the development of activities and recreational spaces for our tamariki in the mall, and key activity areas across the ward including Parklands. Weekly youth drop-in programmes provided in the area including – Youth Alive Trust and Parklands Parkview Lounge drop-in, Eastern Sports – youth drop-in at canopy and La Vida Youth drop-in programme for youth.</p> <p>September 2023 - Support local events aimed at bringing the community together through funding streams. The Waitai Community Board allocated \$6,000 to deliver <i>I Love Brighton</i>, an event aimed at celebrating the coastal Brighton area and brining all of the local group ad organisations together.</p> <p>Through the Koru Fund the Waitai Community Board also supported a community BBQ at Point Break Backpackers, delivered by New Brighton Union Church as a meet and greet to engage with the residents and start a kōrero about what support they might require to help lead healthier and fulfilling lives.</p> <p>September 2023 – Build relationships with other Government agencies who can offer support services for at-risk tangata in emergency and alternative housing. The Well-Being hui continues to be held bi-monthly, hosted by New Brighton Union Church. This is attended by local services and representatives from Government agencies such as Kāinga Ora, NZ Police, Te Tumu Waiora (New Brighton Medical Centre), Ara Poutama Aotearoa (Department of Corrections) and Ministry for Social Development who provide context of the mahi going on behind the scenes in providing transitional and emergency housing, re-introducing offenders into society and working with tangata with mental health issues. The hui is also attended by many of the local community groups who have an interest in helping to make New Brighton safer. The Well-Being hui are proving invaluable to creating connections between local stakeholders and government agencies and generating a greater understanding, and therefore reassurance of the mahi being undertaken to address social issues.</p> <p>September 2023 - Support engagement with youth sector in the development of activities and recreational spaces for our tamariki in the mall, and key activity areas across the ward including Parklands. The Waitai Community Board supported a number of events as part of ELEVATE, Youth Week 2023 in the East. Through the Koru Fund the Community Board were able to support 6 groups to deliver 5 different events for rangatahi across the Coastal ward area as part of Waitai.</p> <p>September 2023 - Investigate and fund safety initiatives in the New Brighton CBD through environmental design; investigate funding for security patrols; urban design initiatives; provide information, resources and support to local businesses and residents to improve safety. \$60,000 in funding was secured through the Capital Endowment Fund to re-establish the <i>New Brighton Guardians</i>. The project involved 2 guardians/ambassadors 'patrolling' in a community support capacity to help create a safe zone for the community to go about their business with the knowledge that support was on hand. The Guardians will be located predominantly around the mall area every Thursday to Sunday from 11am to 6pm offering support and local information to the community. Positive Directions Trust (PDT) who are delivering the project will also have a mobile unit (mobile home) stationed at various places too for the Guardians to have a central location. The project is currently in the first phase, recruiting, training and raising awareness of the Guardians. The Trust aim to have the Guardians on the streets for the start of October. The New Brighton Project are also partners in this venture and will be liaising with PDT, to report back to stakeholders on any outcomes and provide information on the 'hot spots' in New Brighton where the Guardians can have the greatest impact.</p>
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Priority: Aranui / Wainoni Safety Initiatives		
What the Board will do	Measures of Success	Progress to date/actions taken
<ul style="list-style-type: none">Support the activation and community management of the Aranui-Wainoni Community Centre.Explore and investigate opportunities for wider use and activation of Wainoni Park by local community organisations and groups.Support the Streets for People project in Aranui.Partner with key local organisations who work with tamariki and rangatahi to provide opportunities for pro-social activities and events.Promote and encourage greater use of the Snap, Send, Solve app.	<ul style="list-style-type: none">Increased hours of usage at the Aranui-Wainoni Community Centre with a more diverse range of users booking the facility.Directly sponsor and support collaborative projects that aim to activate and increase usage of Wainoni Park.Increased number of tickets generated and issues resolved through use of the app.	<p>Key Achievements for the 2022-25 Term</p> <ul style="list-style-type: none">Streets for People project completed with positive responses from the Kura in particular to the changes to enable safe crossing points for tamariki and rangatahi.Regular use of Wainoni Park for events and activities including the annual AFFIRM event, House of Hoopz YCD youth event, Outdoor Movie whānau event, after school play opportunities including tag and cricket.An advisory group was established in August 2025 to guide the development of a fitness trail project to be located at Wainoni Park to support increased community of the park for all ages and abilities. A draft design for the fitness trail combined with a tree planting plan will go out for community consultation in December 2025 to include the AFFIRM event.A-Town Boxing Gym fire damage roof repairs and building improvements completed with funding assistance from Rata Foundation and Council Better Off funding.Eastern Eagles Rugby League Club had a successful rugby league 2025 season and expect their club membership to increase further for the 2026 season. The Club utilise Wainoni Park and the Aranui/Wainoni Community Centre for training and social functions. The club also runs off season fitness training in Wainoni Park for the whole whānau to get involved as well as cultural workshops with funding support from Sport Canterbury. <p>September 2025</p> <ul style="list-style-type: none">Eastern Eagles hosted Club Day at Wainoni Park on 24 May 2025, where League clubs from across the city played at the park. The weather, hospitality and atmosphere were amazing. Check out the video here.Play Box at Aranui Library trial project was launched in August 2025. The initiative seeks to address barriers to play—particularly access to sports and play equipment, while encouraging informal activation of Wainoni Park and strengthening the connection between the Library and the Park. The Play Box is located in the Aranui Library foyer and tamariki and rangatahi can borrow the free gear to use on the park between 3-5pm weekdays.Consistent promotion of how to hire and the costs to the Aranui Wainoni Community Centre as a regular listing in the monthly ACTIS newsletter and in the school newsletters to promote local use and inform people of the hireage costs.Amplify Music School after school weekly (Thursday and Friday) drop in music sessions at Crossroads Youth with a Future to continue after the successful trial of this project from April to August.Wildflower trial project initiated in July 2025 at Wainoni Park in the areas between the Library and the playground in response to the Haeata Community Campus Neighbourhood Play System Report where tamariki and rangatahi asked for more colour, art and maintenance at Wainoni Park.Through the 2025-6 Strengthening Communities funding round the Waitai Community Board granted several groups funding towards projects which support the Aranui/Wainoni safety initiatives to activate the community centre and Wainoni Park. <p>March 2025</p> <p>A number of events and programmes have been organised by Aranui Community Trust to activate Wainoni Park and the Community Centre including:</p> <ul style="list-style-type: none">Term 4 2024 ACTIS trialled a new after-school tag module for up to 60 Tamariki aged 5 to 12 years on a Wednesday during term 4 at Wainoni Park.Smash Play Cricket programme during term 1 2025 each Tuesday after school as a partnership with Canterbury Cricket.

		<ul style="list-style-type: none">• After School play hub for school aged children to use their imagination for create play and experiment with craft skills.• A have a go sports day event for 130 students from Haeata Community Campus and St James School at Wainoni Park on 6 March featuring Korfball, Football, Hockey, Rugby and Ki-O-Rahi. This was a partnership with Canterbury Hockey, Canterbury Rugby, Proteus Sports Group and Mixed Korfball.• The annual under 5s play day on the 27 March at the Community centre for preschoolers and whanau to play and connect with ECE Centres within the local community and learn how to enrol tamariki. <p>At the beginning of March 2025 Crossroads Youth with Future launched an after-school youth drop-in music space at their centre with free music lessons and equipment working in partnership with Amplify Music School in New Brighton with funding support from Creative Communities NZ.</p> <p>The roof repair project for the A-Town Boxing Gym began in mid-November 2024. The project was supported by the Community Board’s Better Off Fund. The group are now investigating options for new murals on the building.</p> <p>Through Community Board Funding YCD for the second year running held their House of Hoopz 3v3 Basketball series at the park which formed the Aranui qualifier for the city wide final that was held in New Brighton. There were over 200 participants at the event showing both the sports and local events popularity within the park.</p> <p>September 2024 The Community Board provided funding support through the Better Off Fund to ACTIS for the installation of a security gate for their rear carpark at 34-45 Hampshire Street. \$32,470.40 was provided to see the project through to completion.</p> <p>Directly sponsor and support collaborative projects that aim to activate and increase usage of Wainoni Park. Community Governance team Staff have worked with the Aranui Library to establish a 24/7 accessible AED at the Library. This AED plugs a key gap in 24/7 availability within the Wainoni Park area and will ensure that should a need arise for users at the park or for residents that there is an AED available to be used.</p> <p>The Community Board provided funding support through the Better Off Fund to compete the fundraising efforts for the A-Town Boxing Gym Roof repairs. Following a \$100,000 grant from the Rata foundation the Community Board provided the remaining \$84,000 required to see the project to completion. This will maximise the capacity for the Boxing Club to utilise the Gym on Wainoni Park and securing the long-term future of the Club at the Park.</p> <p>Support the Streets for People project in Aranui At its 10 June 2024 meeting the Community Board approved Option D for permanent street improvements that were trialled through the pilot project. These improvements included Speed Humps, Safer speed platforms and Kerb buildouts across the Aranui Community.</p> <p>March 2024 - Promote and encourage greater use of the Snap, Send, Solve app. Staff attended the 2023 Affirm event, promoting several council initiatives and projects including the Snap, Send, Solve app. As part of the Aranui Streets for People project, staff are investigating ways to promote the use of snap send solve across the Aranui Community through various methods which could include signage/wayfinding and street/pathway art.</p> <p>March 2024 - Partner with key local organisations who work with tamariki and rangatahi to provide opportunities for pro-social activities and events. Staff have worked with Youth and Cultural Development (YCD) to develop a series of 3v3 Streetball events across the city. Staff ensured that one of these events were held at Wainoni Park. The Hoopz series is aimed at giving</p>
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		<p>rangatahi who have never had a chance to join a team or play competitively a chance to compete in a tournament and test their skills against other players their age. The partners involved have reported back how much raw talent they've seen in the players showing up to each one who have never had any coaching or formal playing experience. Additionally, staff have been working with community organisations who provide programmes aimed at Rangatahi have expressed interest in long term bookings within the Aranui-Wainoni Community Centre. In addition, staff have supported A-Town Boxing Gym in lodging applications with both Rata and through internal Council funding to secure resource to complete the roof repair project of their Gym located on the park. This free up valuable resource within their organisation to focus on growing their programmes, with particular emphasis on providing accessible suited classes.</p> <p>March 2024 - Support the activation and community management of the Aranui-Wainoni Community Centre and Explore and investigate opportunities for wider use and activation of Wainoni Park by local community organisations and groups. Governance Team Staff have been working with various community groups who have expressed interest in booking spaces within the Aranui-Wainoni Community Centre and are actively working with the Facilities team to accommodate their requests where possible.</p> <p>Staff have worked with Youth and Cultural Development (YCD) to develop a series of 3v3 Streetball events across the city. Four of these events were held in the Waitai Community Board area; staff ensured one of these were held at Wainoni Park with the others being held in Linwood and Woolston culminating in the final held in New Brighton. The Hoopz series is aimed at giving rangatahi who have never had a chance to join a team or play competitively a chance to compete in a tournament and test their skills against other players their age. The partners involved have reported back how much raw talent they've seen in the players showing up to each one who have never had any coaching or formal playing experience.</p> <p>March 2024 – Support the Streets for People Project in Aranui The Aranui Streets for people project is currently in its final installation phase after an amended trial proposal was approved by the Community Board in December 2023. Since implementation there has been alterations made to the initial installation because of community feedback. Consultation will remain open throughout the trial phase with design changes able to be made based on the feedback received throughout the trial phase.</p> <p>September 2023 - Promote and encourage greater use of the Snap, Send, Solve app. Community Governance Team Staff have taken the lead on coordinating a number of Council Units to be in attendance at the 2023 AFFIRM event held at the Park to raise awareness of services such as Snap, Send, Solve; the CCC Graffiti Programme and Give Gear Get Great.</p> <p>September 2023 - Partner with key local organisations who work with tamariki and rangatahi to provide opportunities for pro-social activities and events. Funding was provided over the next three years to ACTIS to support the ongoing costs associated with running AFFIRM.</p> <p>The Community Board funded Six groups through the Strengthening Communities Funding scheme for projects linking to youth engagement/activation in the Aranui community. One event was funded for the Aranui community – AFFIRM on Wainoni Park December 2022 and one event supported ‘Unstoppable’ collaboration lead by He Waka Tapu held in Wainoni Park in March 2023.</p> <p>September 2023 - Support the activation and community management of the Aranui-Wainoni Community Centre and Explore and investigate opportunities for wider use and activation of Wainoni Park by local community organisations and groups. Staff are currently scoping potential projects/resource that can be utilised to support the activation and community management of the Aranui-Wainoni Community Centre as well as supporting the activation of the Wainoni Park area.</p>
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Priority: Woolston Village Safety Initiatives		
What the Board will do	Measures of Success	Progress to date/actions taken
<ul style="list-style-type: none">Support initiatives to activate public spaces with a view to discouraging the anti-social behaviour and street begging.Build relationships with other Government agencies who can offer support services for at-risk tangata in emergency and social housing.Meet regularly with key agencies to discuss appropriate and timely response to safety issues.Build relationships with local residents and business.Support local residents and businesses to collaborate for the common good of Woolston Village and the wider suburb.	<ul style="list-style-type: none">Regular collaboration meetings of community and businesses are established with support from the board.Community board have granted funding towards activation projects for the Woolston Village shops and Library.New ideas for local events and activations are funded.The temporary alcohol ban is evaluated and altered accordingly.There is an improvement in the perception of safety within Woolston Village.	<p>Key Achievements for the 2022-25 Term</p> <ul style="list-style-type: none">Provided funding to support the planning and delivery of 7 events for the Woolston area, activating public spaces generating positive opportunities for residents to engage with.Brought back the Woolston Gala – a collaboration from local businesses, community organisations, agencies, residents and schools celebrating all things Woolston.Established the Woolston Well-Being Network helping to build connections and foster collaboration between local groups, agencies and services.Supported Youth Town to take on the lease at Woolston Community Centre, activating the hall and outside spaces, which in turn has helped to mitigate anti-social behaviour and rubbish dumping in the car park and surrounding areas.Introduced the <i>Woolston Way</i> e-newsletter fostering connection and supporting local businesses, residents, community organisations and agencies.Resolved to make the temporary alcohol ban in Woolston Village Permanent addressing street drinking and anti-social behaviour issues. <p>September 2025</p> <p><u>Support initiatives to activate public spaces</u></p> <p>Through the 2025-6 Strengthening Communities funding round the Waitai Community Board granted the following groups funding towards projects which support initiatives to activate public spaces and build relationships with residents and local businesses.</p> <ul style="list-style-type: none">Smith Street Community Farm: \$15,000Woolston Community Library: \$1,000 <p><u>Woolston Gala:</u> Planning is underway for the Woolston Gala, to be held on Saturday 9 November.</p> <p><u>Meet regularly with key agencies</u></p> <p><u>Woolston Well-Being Network:</u> The Woolston Well-Being network has met a further three times since March 2025 and continues to provide a platform for sharing information, fostering collaborating and building connection between local community groups, staff, agencies and services.</p> <p><u>Support local residents and businesses to collaborate for the common good of Woolston Village and the wider suburb.</u></p> <p><u>Woolston Newsletter:</u> The inaugural Woolston Newsletter, the <i>Woolston Way</i> was launched in the last week of May. The idea of a newsletter arose from suggestions from members of the Woolston Well-Being Network hui. It is intended as a platform to promote the programmes and activities the groups offer, share good news stories and to promote local business, groups and services in Woolson.</p> <p>The newsletter will be released bi-monthly, and staff will continue to work with the Well-Being network to ensure it reflects and showcases the community it speaks for and represents.</p> <p>March 2025</p> <p><u>Support initiatives to activate public spaces</u></p> <p>The Community Board approved a grant of \$20,000 from their Better Off Fund to support Youthtown to dedicate more resources to Woolston. The funding will allow the Youth Worker based at Woolston Community Centre to do more at the centre, rather than being pulled into other areas which Youth Town are across. Youthtown have</p>

		<p>reported that since they have been based at Community Centre and the more they have a presence there, they are seeing less of the anti-social behaviour and homeless sleeping outside and round the facility.</p> <p>The Woolston Gala was held on 9 October 2024 at Woolston Park. The event attracted around 800 people who enjoyed a range of free activities, market and food stalls and live entertainment. The Gala was primarily aimed at celebrating and promoting all the assets, refocusing an often negative narrative of Woolston to one of pride and belonging. The other key outcome, as result of the planning and promotion of the event, was to connect with a range of local businesses, services, community groups and residents. This has helped to create more momentum and enthusiasm for other placemaking and community development initiatives in Woolston and enable the building of relationships within the community.</p> <p><u>Build relationships with local residents and business: SouthEast Woolston Residents Association</u> Since last year the Waitai Community Board facilitated two community meetings to discuss the potential for establishing a Residents Association for the Southeast area of Woolston. Although still in its infancy, the group now have enough members signed to register as an Incorporated Society and have agreed upon their purposes of the Association and where their boundary should lie.</p> <p><u>Meet regularly with key agencies</u> The Woolston Well-Being network has continued to meet bi-monthly with consistent attendance from Kāinga Ora, Neighbourhood Support Canterbury and local community organisations. The group are working on a couple of projects including a Woolston newsletter and Woolston Directory listing businesses, services and community organisations.</p> <p>September 2024</p> <p>Through the 2024-5 Strengthening Communities funding round the Waitai Community Board granted the following groups funding towards projects which support initiatives to activate public spaces and build relationships with residents and local businesses.</p> <ul style="list-style-type: none">• Smith Street Community Farm: \$5,000• Woolston Community Library: \$1,250• Woolston Development Project: \$23,000 <p><u>Woolston Well-Being Network</u> The network has continued to meet bi-monthly since March and is steadily growing in its participant base. Hui have mainly been focused on sharing updates from the key agencies and planning for the Woolston Gala to be held on the 9 November 2024. Canterbury Neighbourhood Support are the most recent organisation to join the network.</p> <p><u>Woolston Gala</u> The Waitai Community Board allocated \$7,000 per year for 3 years, towards delivery of the Woolston Gala event. The funds are held by Woolston Development Project. Planning for the event is underway and through the process of approaching and engaging with local businesses and organisations the planning group continue to build and strengthening relationships, building social capital and connection with the Woolston community. The Gala will be held on 9 November 2024 on Woolston Park.</p> <p><u>Woolston Community Centre</u></p>
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		<p>The Waitai Community Board granted Youthtown \$20,000 from their Better off Fund towards the salary for a Kaimahi Rangatahi to be based in Woolston. The funding has allowed for the youth worker to complement their work in the local schools with additional time based at the Woolston Community Centre. Youthtown report that they notice less anti-social behaviour, littering and vandalism issues the more the building is being activated and occupied which is made more feasible with the support of the additional funding.</p> <p>In May, as part of Youth Week 2024, Youthtown ran a community engagement event for rangatahi to find out what they would like to see and do in Woolston and specifically at the Woolston Community Centre. The event had a good turn-out of youth people who gave their whakaaro on the activities they’d like to participate in at the centre. There was a strong call for a basketball hoop and safe place to play outside the facility. Community Governance staff are working with Youthtown to investigate the feasibility and process for this project.</p> <p>March 2024 <u>Woolston Well-Being Network</u> Working with Woolston Development Project, Governance Staff have initiated a Woolston Well-Being Network. The aim of the network is to bring together stakeholders from the Woolston suburb to continue the kōrero around Woolston safety initiatives. An inaugural hui was held on 21 February 2024, hosted by Woolston Development Project. The network is intended to be an informal monthly hui, where interested parties can attend and offer their whakaaro and ideas on what they'd like to see for their community. The network will meet on the second Thursday of every month starting from 11 April.</p> <p><u>Woolston Community Centre</u> Now established in the Centre, Youth Town are providing the following activations: Youth Hub every Friday from 4-6pm Study time drop-in every Monday from 3:30 – 5pm with Youth Town staff available to help with homework, job applications, learner license study and more Her Move – free girls only every Tuesday from 3:30 – 4:40pm session based out of the Community Centre</p> <p>Since Youth Town have moved in the library volunteers have reported fewer occurrences of anti-social and disorderly behaviour and are generally feeling safer when working in the facility. The homeless couple who were residing under the eaves at the back of the building have moved on since the cement blocks were put in place by the facilities team and have not return since. The blocks were removed when Youth Town officially took over the lease and moved in. Since the couple have moved on the rubbish left strewn around the back of the building has also decreased significantly.</p> <p>A new mural has been created on the wall adjacent to the Community Centre’s pergola to commemorate a local tane who died recently. The previously black painted wall now features a graffiti art style portrait of the resident and design work, bringing more colour to the space and generating a sense of belonging and connection to place and people.</p> <p><u>Woolston Events – activating spaces</u> Governance Staff supported Youth Town to deliver the Woolston Village Twilight Gala on the 28 November to lunch the organisation in their new home. The event activated the space behind the Woolston Community Centre and most of the car park area. Woolston Community Library held their Annual Gala on 24 November which utilised the space down the side and in front of the library with stalls, a plant sale and activities for whānau. Community Governance staff worked with Youth and Cultural Development and Te Waka Unua to plan and deliver a Streetball 3v3 Competition for rangatahi as part of YCD’s House of Hoopz series. This is the first time a youth basketball competition has been delivered in Woolston and the partners hope to make it an annual event.</p>
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		<p>September 2023 - Support initiatives to activate public spaces with a view to discouraging the anti-social behaviour and street begging. Staff from Community Governance and Facilities Teams have worked through an RFP process and secured Youth Town as a long-term tenant for Woolston Community Library. Youth Town now have a part time Coordinator based in the small meeting room at the facility who is working on a launch and planning the programs that are going to be run from there as a base. It is anticipated that having a more activated facility, particularly around late afternoons and early evenings will discourage the anti-social behaviour, littering and street begging in the immediate vicinity of the hub.</p> <p>September 2023 - Support local residents and businesses to collaborate for the common good of Woolston Village and the wider suburb. Staff are liaising with Woolston Development Project on the feasibility of creating and securing funding for an 'Activator' role whose remit would be to work with Christchurch City Council staff to re-instate the Woolston Gala with the aim of building connections between the local businesses, community groups, residents and agencies in the area.</p> <p>Governance Staff have also initiated discussion with Te Waka Unua School and local Woolston groups about ideas for a community event in the area for 2023/24.</p> <p>September 2023 - The temporary alcohol ban is evaluated and altered accordingly. At its meeting on 6 September 2023, the Council resolved to make the temporary alcohol ban in Woolston Village Permanent.</p>
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Ticket Report

01 07 2025 - 26 07 2025

Filter by Ward

Coastal-Burwood-Linwood

Filter by month

2025 (Year) + July (Month)

2715

Reported Tickets last month

90.98%

Resolved within SLA

Status as of Report Date

Closed/Resolved

70.46%

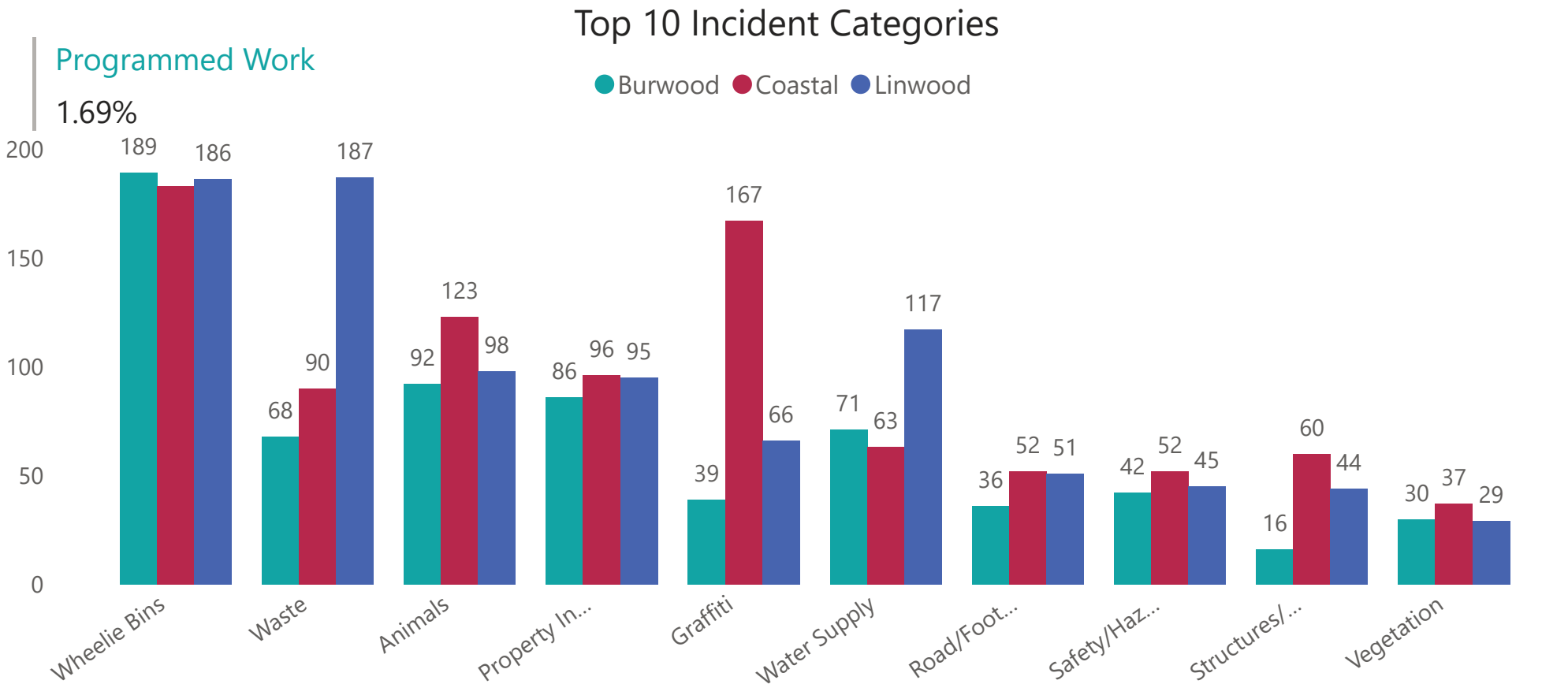
Open

27.85%

Programmed Work

1.69%

Channels



Top 10 Object Categories

# Tickets	ObjectCategory	+/- Previous Month
312	Litter	13
199	Damaged Bin	-18
186	Graffiti - Fence, building or structure	35
170	Bin Not Collected	15
121	Water Leak	29
107	Residential LIM	14
93	Residential Property Files	-12
92	Missing Bin	10
57	Wandering dog	-3
57	Water Supply	19

GRAFFITI SNAPSHOT

July 2025

Ward and Suburb Insights



Ward	Jul-25	Jun-25	% Monthly Change
Central	792	567	32%
Heathcote	198	146	32%
Coastal	175	110	47%
Spreydon	77	93	-19%
Burwood	45	63	-29%
Linwood	80	60	27%
Innes	46	61	-33%
Papanui	43	42	-2%
Riccarton	72	57	24%
Hornby	32	12	167%
Cashmere	43	84	-49%
Banks Peninsula	16	14	0%
Fendalton	40	25	54%
Halswell	28	21	27%
Harewood	18	18	0%
Waimairi	5	4	0%
Unknown	0	3	-100%
Total	1710	1380	18%

Ward	Graffiti cleaned mtrs2 July 2025	Graffiti cleaned mtrs2 June 2025
Central	1815	1671
Heathcote	824	571
Coastal	460	242
Spreydon	209	228
Burwood	180	164
Innes	101	117
Papanui	206	181
Linwood	319	256
Riccarton	102	114
Hornby	97	13
Harewood	25	77
Cashmere	48	54
Banks Peninsula	64	38
Halswell	87	26
Fendalton	131	59
Waimairi	19	11
Unknown	0	4
Total	4685	3824

Reporting Hot Spots

Streets/Locations with the most reported graffiti
(Excluding non- CCC Utility cabinets)

Suburb	Reports made - July 2025	Reports made - June 2025
Central City	675	504
Sydenham	101	93
New Brighton	105	66
Linwood	59	41
Addington	52	60
Phillipstown	19	16
Riccarton	48	31
Waltham	53	46
Papanui	28	44
Woolston	50	35
Bromley	21	7
Opawa	24	9
Sockburn	21	7
Wainoni	17	18
Burwood	14	12
Hornby	25	16
South New Brighton	33	14
Lyttelton	18	16
Richmond	18	24
Brooklands	4	0
Bryndwr	11	5

Removal Hot Spots

Locations with the most graffiti removed (m2)

Street	Cleaned graffiti m2
Mountfort Park	111
Pilgrim Place	108
Oxford Terrace, Colombo to Manchester	91
Ferry Road, Fitzgerald to Phillips	86
Linwood Park	80
Margaret Mahy Family Playground	80
Gloucester Street	77
Ferry Road, Barbadoes to Fitzgerald	62
Tuam Street, Mata to Manchester	58
Hagley Park South	58
Tramway Lane \ Worcester Street, Central City	54
Cathedral Square, Worcester to Colombo	51
Papanui Domain	50
Brooklands Domain	48
Rawhiti Domain	48
Cathedral Square	46
Bower Park	45
Armagh Street	45
Bath Street \ Colombo Street, Central City	40
Hornby Domain	40
Matai Street West, Matai to Harakeke	40
Wordsworth Street, Gasson to Brisbane	40
Brougham Street, Waltham to Wilsons	37
Wordsworth Street, Buchan to Hawdon	37
Nga Mahi Road	36
Oxford Street Reserve	36

GRAFFITI SNAPSHOT

July 2025

Further Insights

Snap Send Solve Insights

	July	June	% Change
Orion	368	330	+12%
Chorus	79	84	-6%
Enable	79	68	+16%
One NZ	22	36	-39%
Spark	17	9	+89%
NZ Post	3	4	-25%
Rockgas	10	8	+25%
2 Degrees	14	4	+250%
Kiwi Rail	4	8	-50%
NZTA	11	6	+83%

These are the reports that have been sent directly to the utility owner from Graffiti Programme volunteers and members of the public

Monthly Draw Winner:



REPORTING UPDATE

When using Snap Send Solve, please ensure a photo is attached. This assists with identifying exactly where the graffiti is on a structure and assigning the job correctly. It also avoids the potential of having the ticket closed. If you are unable to provide a photo, please phone the report through on 03-9418999. We appreciate your support with this.

Donna, Belinda and Gary

Latest artwork – Artist Jay Skelton

This is Dak Bird, A character I have been drawing, painting and sculpting for around 15 years. I thought his bold colourful cartoon style would be a fun contrast in the city scape. While also incorporating a well meaning message (Have a good day) in the form of a thought balloon.



Memos



Memo

Date: Enter Date
From: Barbara Heise, Project Manager Community Parks Play and Recreation
To: Waitai Coastal-Burwood-Linwood Community Board
Cindy Sheppard, Community Board Advisor
Cc: Bridie Gibbings, Operations Manager- Community Parks Development
Reference: 25/1553744

Parklands Reserve play space - helicopter module renewal

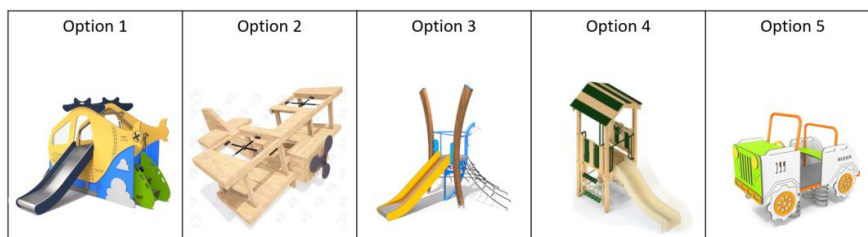
1. Purpose of this Memo Te take o tēnei Pānui

- 1.1 To share information on the helicopter, play module renewal at Parklands Reserve, with the Community Board.
- 1.2 The information in this memo is not confidential and can be made public.

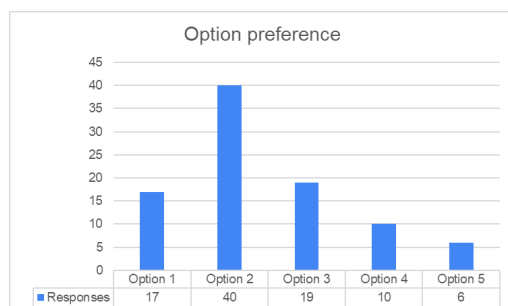
2. Update He Pānui

- 2.1 The current helicopter play module at Parklands Reserve has reached the end of its useful life and requires replacement with modern equipment that complies with the current NZ Play Standards. Repairs have been undertaken more frequently over the past year, and the module is now at a point where it is no longer sustainable to repair and only holds limited play value due to some elements having to be removed as they had become unsafe to play on.
- 2.2 The other play items at the play space are still in moderate condition and do not require renewal at this time.
- 2.3 Staff are aware that the helicopter play module has been at the reserve for a long time and holds sentimental value. We therefore met with members of the community at the Queenspark/Parklands hui on 1 May 2025 to better understand what it is that the community likes about the module.
- 2.4 Following the meeting, staff explored renewal options, taking into account community feedback, estimated costs for a new play item, and site constraints — specifically, that the item must fit within the existing footprint of approximately 7.5m x 6.5m.
- 2.5 On 9 June, staff attended an information workshop with the Waitai Coastal-Burwood-Linwood Community Board and presented the following options:
 - Option 1 - Maintain the helicopter theme
 - Option 2 - Maintain the “flying” theme
 - Option 3 - Alternative junior play module – slide1
 - Option 4 - Alternative junior play module - hut
 - Option 5 - Alternative junior play module – springer

Memos



- 2.6 The Waitai Coastal-Burwood-Linwood Community Board asked staff to undertake further targeted consultation with the local community to ensure a replacement is chosen that strongly aligns with the community preference.
- 2.7 On 10 June 2025, staff received feedback from the Queenspark Community Trust who had done a quick poll with attendees at the morning's preschool group. Anita Darnell of the Queenspark Community Trust wrote that the majority of the adult voted for Option 1, with option 2 being a second choice. When the children were asked, they were more interested in Option 3 and 4.
- 2.8 Staff attended a second Queenspark/Parklands hui on 22 July 2025. Attendees shared some preferences for renewal but suggested we'd best engage with the nearby Parkview School to seek children's feedback. When discussing the various options, attendees raised concerns with option 2 being made from timber, as there is pattern of fire-related vandalism in the park.
- 2.9 At a meeting on 23 July 2025 with student representatives (Skye, Y6, Hamish, Y4, Elliot, Y7, Noah, Y4, Aylah, Y8 and Elyse, Y6) and the principal at Parkview School we discussed the proposed options. Five out of the six students preferred option 2 with option 1 being a close second choice. The student reps also thought that their younger siblings might be disappointed to see the helicopter go but would soon take a liking to the timber plane.
- 2.10 Survey results received on 29 July 2025 from Parkview School students (Years 3–8) indicate the following:



3. Conclusion Whakakapinga

- 3.1 Based on the feedback received, the preferred option for renewal is the timber plane.
- 3.2 While there is a known risk of fire-related vandalism in other parts of the park, the close proximity to the street as well as to the Parklands Community Centre and well-used sports fields beyond have been considered as mitigating factors, staff believe it is justified to renew the module in line with the communities preferred option. Staff are also investigating whether a non-toxic-fire-retardant coating can be applied to the module for additional protection.
- 3.3 The estimated cost to complete the renewal is \$18,000. The renewal will be funded through the "Community Parks Play Item Renewal Programme".

Memos



- 3.4 If no feedback is received from the Community Board regarding the planned play item renewal by 15 August 2025, staff will proceed with the renewal and place the equipment order.
- 3.5 Once the module is delivered (lead time of approx. 13 weeks), staff will schedule the removal of the old helicopter module and installation of the new plane module. The works should not take longer than 2 weeks.

Attachments Ngā Tāpirihanga

No.	Title	Reference
A	Parkview School Student Survey Results July 2025	25/1553819

Signatories Ngā Kaiwaitohu

Author	Barbara Heise - Project Manager - Community Parks
Approved By	Bridie Gibbings - Manager Operations - Parks Development

Memos



Memo

Date: 17 July 2025
From: Barbara Heise, Community Parks Project Manager
To: Waitai Coastal Burwood Linwood Community Board
Cc: Cindy Sheppard, Community Board Advisor
Reference: 25/1392109

QEII Park Development - Revised play space concept plan and overall project update

1. Purpose of this Memo Te take o tēnei Pānui

- 1.1 The purpose of this memo is to provide an update to the Waitai Coastal Burwood Linwood Community Board on the revised concept plan for the new play space development at QEII Park, part of the larger QEII Park Development project (#61787).
- 1.2 The memo will also present an updated project timeline and outline other relevant information related to the QEII Park Development project.
- 1.3 The information in this memo is not confidential and can be made public.

2. Update He Pānui

- 2.1 The last project update was presented to the Community Board at the Information session on 9 June 2025.
- 2.2 While a concept design had already been available for the play space in the QEII Park Development Master Plan 2019, refer image one below, several factors raised the requirement for a revision of the concept:
 - **Addressing Trip Hazards:** A pedestrian and bicycle desire line has caused trip hazards on the nearby sports fields, necessitating the creation of an additional path to mitigate this issue, which has implications for the play space area.
 - **Underground Services Issue:** Existing underground services below the play space area will hinder foundation installation, which was not fully considered in the initial concept.
 - **Collision Risk:** The 2019 concept plan introduced running movement around the play space, creating a risk of collisions between children on the running track and children or caregivers entering/exiting the play area.
 - **Youth-Oriented Play Area:** Opportunity identified to improve flow between the play space and basketball court, creating a more cohesive space for youth play
 - **New public toilet:** The location of public toilets within the Ascot Community Centre were deemed unsuitable to cater for the new play space, basketball court and wider park due to the limited visibility. A new location had to be incorporated into a revised concept design.

Memos



Image 1: QEII Park Development Master Plan 2019 - Play space Concept Plan

- 2.3 The tender for the design and construction services of the new play space was published on GETS on 22 May 2025 and concluded on 19 June 2025. We are currently negotiating with the preferred supplier.
- 2.4 As part of the submission, the supplier provided an updated concept plan for the play space, refer image two below and Attachment A.

Memos



Image 2: QEII Park Development - Revised Play Space Concept Plan

- 2.5 The revised concept plan incorporated all key elements that were included in the concept design as documented in the QEII Park Master Plan 2019.
- **Play equipment:** the revised concept incorporates the same play equipment as the original concept plan, including a large climbing structure, two swing sets, mound slide, horse rockers, sand pit, musical and nature play elements. An accessible carousel has been added in the revised concept providing for a spinning element in the play space that was lacking in the earlier concept design.
 - **Commonwealth game markings, podium and running tracks:** The running track has been repositioned to the side of the play space, reducing the risk of collisions between runners and children or caregivers entering or exiting the play area. The podium has been placed close to the running tracks.
 - **Park furniture:** several picnic tables and shade umbrellas have been incorporated throughout the play space, similar to the original concept design, as well as seating options that will connect the basketball court with the play space. The design of the seating ties in with design of the outdoor area in front of the Taiora QEII Recreation and Sport Centre.
 - **Public toilet:** a standalone public toilet with two unisex toilets has been included in the revised concept design in an easily accessible and visible location across from the junior play area.
- 2.6 Further details on the concept design and the rationale behind the grouping of elements are provided in Attachment B.
- 2.7 The revised concept plan also shows the basketball court in a different orientation to the QEII Park Development Master Plan 2019. We are proposing to build a court that is shorter in total

Memos

length but provides space for two 3x3 basketball half courts end to end (as shown in attachment A).

- 2.8 The revised concept will be shared with key stakeholders and participants from the consultation held in late 2018. Any feedback received will be presented to the Community Board when the concept design is submitted for approval in the upcoming decision report.
- 2.9 Image three below outlines the current estimated timeline for delivery of the play space, public toilet and basketball court:

TASK	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar
CB updates									
PLAY SPACE									
Procurement (design&build)									
Update Concept Design									
Approval Concept Design									
Detailed Design									
Construction									
BASKETBALL COURT									
Update Concept Design									
Approval Concept Design									
Detailed Design									
Procurement									
Construction									
TOILET									
Update Concept Design									
Approval Concept Design									
Detailed Design									
Consenting									
Procurement									
Construction									

Image 3: Estimated delivery timeline

- 2.10 Besides the new play space, an adventure nature trail was envisioned in the master plan in 2019. However, due to the wetland layout differing from what was envisioned in plan, further investigation is underway to identify suitable elements. More detailed planning works are anticipated later in FY26.
- 2.11 An outstanding Community Board decision from 12 September 2022 regarding the commercial lease to Five Under Par Limited for a multi-sport training and entertainment complex has paused planning work for the southwestern corner of the QEII Master Plan 2019, which includes a multi-sports artificial turf, sports pavilion, car park, and revised wetland layout. Planning is expected to resume in FY26, following the property team's update to the Board in September on the status of the Five Under Par lease.

3. Conclusion Whakakapinga

- 3.1 Staff are preparing a decision report, which will be presented at the upcoming Community Board meeting on 8 September 2025.
- 3.2 Staff request that Community Board members submit any questions or feedback on the proposed concept design by 01 August. This will allow staff to include responses in the decision report. Questions received after this date will still be addressed but may not be included in the report due to the approval and agenda deadlines.

Memos



Attachments Ngā Tāpirihanga

No.	Title	Reference
A	QEII Play Space- Concept Plan - ID 25048-01-01 - 17.07.2025	25/1429950
B	QEII Play Space - Concept Design Commentary - July 2025	25/1423395

Signatories Ngā Kaiwaitohu

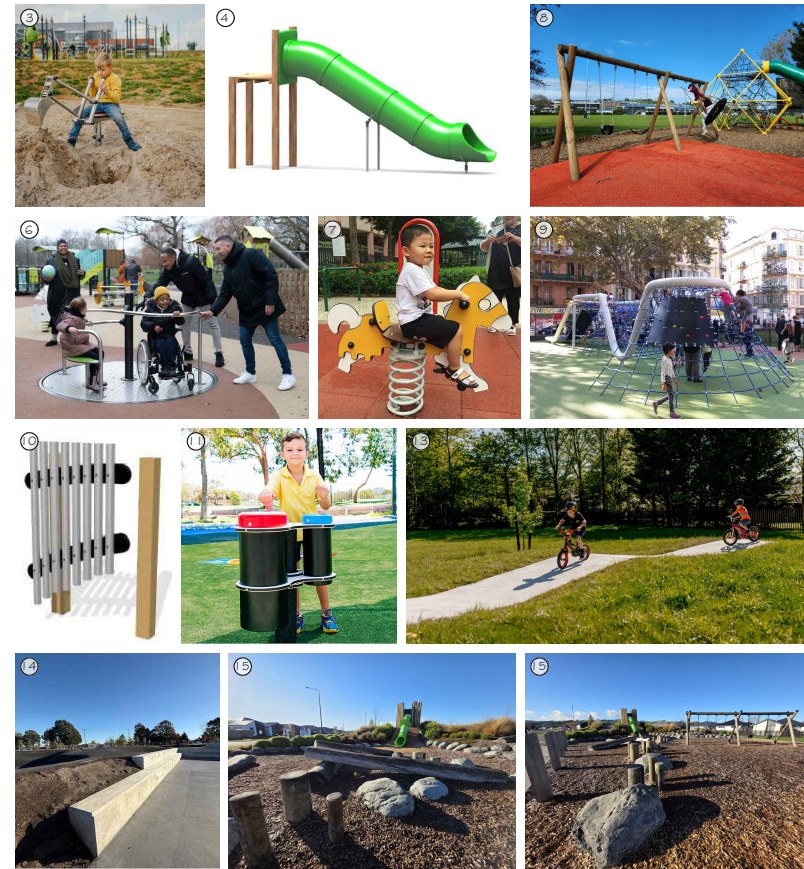
Authors	Barbara Heise - Project Manager - Community Parks Megan Carpenter - Team Leader Parks & Recreation Planning Bridie Gibbings - Manager Operations - Parks Development
Approved By	Al Hardy - Manager Community Parks Rupert Bool - Head of Parks

Attachment A - QEII Play Space Concept Plan

- Key:
- 1 Concrete podium structure
 - 2 Commonwealth four square court
 - 3 Sand pit with digger (J5014) and fossils
 - 4 1.5m high tube slide with deck and wet pour mound
 - 5 Timber basket swing and one bay with 2x infant seats
 - 6 Inclusive carousel (J2409)
 - 7 Springy horses (J019)
 - 8 Timber 2 bay swings with 2x regular and 2x rigid swing seats
 - 9 Rolling hill play structure (S-RH104)
 - 10 Musical chimes on posts
 - 11 Bongo tree
 - 12 Painted asphalt running track
 - 13 Partially painted undulating asphalt track
 - 14 Concrete stadium seating
 - 15 Nature play elements (rocks, timber steppers and balance beams)
 - 16 Picnic table seating
 - 17 Multi-use lawn area
 - 18 Proposed connection path by others
 - 19 Umbrella
 - 20 Basketball Court Placeholder - Future stage of design and construction
 - 21 Toilet Block Placeholder - Future stage of design and construction

- | | | | | | |
|--|--|--|---------------------------------------|--|-----------------------------------|
| | Existing Tree - Removed | | Painted running track (172.6 m²) | | Wetpour surface - Mound (79.5 m²) |
| | Existing Tree - Remaining Pending Review | | Asphalt running track (118 m²) | | Sand (45.6 m²) |
| | Proposed Tree | | Plan Grey Cut Concrete (41.7 m²) | | |
| | Garden Bed (GG1.4 m²) | | Exposed Aggregate Concrete (157.3 m²) | | |
| | Lawn | | Soft fall bark (350.3 m²) | | |
| | Landscape Rocks | | Wetpour surface - Flat (207.7 m²) | | |

Reference Images
Photo credit: Playco, Xterioscapes Landscape Architects and Citycare



PLEASE NOTE
FOR CONSTRUCTION PURPOSES USE ONLY FIGURED
DIMENSIONS. THIS DRAWING MUST ALWAYS BE READ
IN CONJUNCTION WITH ALL RELEVANT PROJECT DETAILS.
ALL DIMENSIONS MUST BE CHECKED ON SITE PRIOR TO
COMMENCEMENT. PLEASE REPORT ANY DISCREPANCY
TO THE ARCHITECT OR CONTRACT ADMINISTRATOR.
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Consultants

Revisions
A0 04/02/25 Initial Design
A1 11/02/25 Revised Design
A2 14/07/25 Revised Design
A3 17/07/25 Updated Labels

1:200
0 1 2 4 6 8 10 12 14 16 18 20M



Drawing
Conceptual Landscape Plan - Overall
Project/Client
QEII Play Space Development
Christchurch City Council
Job Reference/ Drawing Number
25048-01-01
Revision
A3
Purpose of Issue
Approval

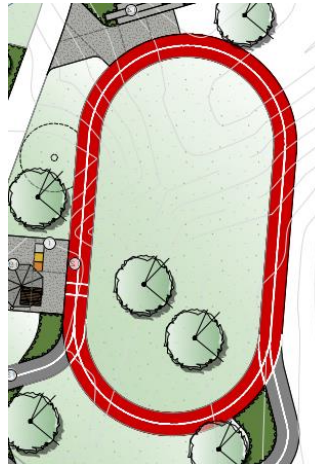
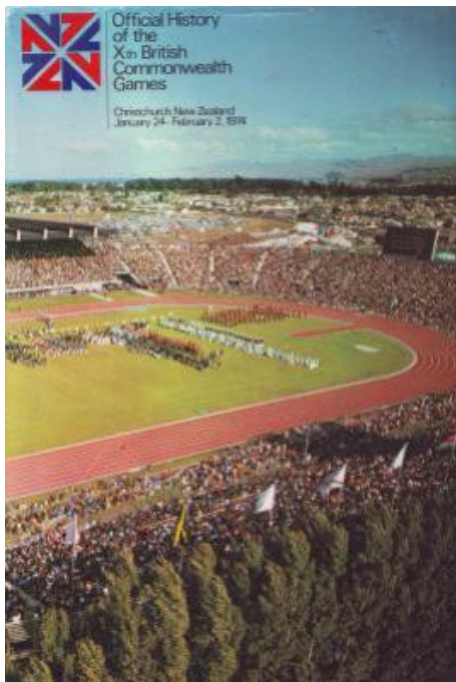
Project Date
28/05/25
Scale @ A1
1:200
Purpose of Issue
Approval

xterioscapes
LANDSCAPE ARCHITECTS
441 Paparua Road, PO Box 34-511
CHRISTCHURCH 8144
M 021 433 416 F 03 421 8466
harden@xterioscapes.nz
www.xterioscapes.nz

Attachment B - QEII Play Space – Concept Design Commentary.

The landscape strategy embeds the play space within QEII Park and its surrounding community, creating a vibrant, inclusive hub for all ages and abilities to explore, play, learn, and gather. The design reflects the park's rich history and cultural significance, particularly the legacy of the 1974 Commonwealth Games, while integrating seamlessly with the natural environment and broader park master plan. The design also acknowledges the cultural heritage of Ngāi Tūāhuriri, with planting and layout that respect the natural character of the area.

Historical and Cultural Integration



The 1974 Commonwealth Games are a very important part of the QEII and Ōtautahi story. The running track, terraced stadium seating and podium will feel very familiar to all those old enough and be the start of a story for those younger.

The 80m inner painted asphalt oval running track creates a flat short race for all ages, with the outer track allowing a longer multiuse race that weaves and mounds with undulating berms back to the start/finish straight. The oval track has been designed to follow a similar orientation to the original pre-earthquake athletics track, reinforcing the historical connection to the site.

Concrete stadium seating overlooks the running track and podium and gives the opportunity to tell the Commonwealth story through graphic and colour. The seating design takes inspiration from the staggered entrance of the new QEII centre, creating a visual link between past and present. The stadium seating, podium, and start/finish line of the track are intentionally aligned to create a cohesive and structured focal point within the play space.

Inclusive and Accessible Play

Seating and shade umbrellas give a place to meet and take a break away from the main play elements while providing a visual edge to the play spaces. A concrete path continues through the centre of the play space and connects all play areas young and old. This path also accommodates the required pedestrian and cycle network integration without intersecting the running track, maintaining safe and logical circulation. Wet pour surfacing covers the junior and accessible play areas to provide a durable and inclusive route to swings, an accessible

carousel, musical instruments, and a mounded slide. These elements ensure access for children of all abilities and meet NZS 5828:2015 playground safety standards.

While the accessible carousel was not included in the original budget, our overall budget has allowed us to include this item into the design. We feel this is an important part of inclusive play and allows all abilities to enjoy this new play space.



Play Equipment and Zones

The junior play space and sandpit are centred around the entrance and seating area, allowing children to be supervised or assisted easily. Reclaimed logs, rocks, and timber vertical steppers create the edge for the sandpit, allowing it to be sat on and subtly sit within the planting. The sandpit includes buried fossils cast into concrete blocks (approx. 400x300x200mm, 57kg) that sit at the bottom of the sandpit for children to dig around and discover.



Examples of the fossils that could be used in this space.

Signage at the entrance to the sandpit will invite children to 'find the fossils', encouraging exploration and imaginative play, like that shown opposite. The inclusion of horse-themed rockers reflects the park's sporting history, as required by the brief.

To the western side of the play space, larger play structures and nature play elements give much more challenging play to the older children. The swings are surrounded by and connected through vertical steppers, balance beam logs and rocks to allow much more informal play. These elements support a wide range of play types including climbing, swinging, balancing, and sliding, and are surfaced with soft fall bark to maintain a natural feel.



Furniture, Shade, and Social Spaces

Seating and shade umbrellas are placed at the entrances, creating a social hub for caregivers and visitors. These elements provide a comfortable resting area and visual boundary to the play space. The design includes at least four picnic tables and two umbrellas, in line with Council specifications and preferences.

Pathways and Circulation

A concrete path runs through the play space, connecting all areas without intersecting the running track. The design accommodates the new pedestrian/cycle path required by CCC's reassessment, ensuring it integrates with the existing network and respects the play space boundaries. This layout supports safe movement and accessibility for all users, including those with mobility aids.

Natural Integration and Safety

New tree and low-level shrub planting will help the play space nestle into the site. The removal of scrubby and weedy species along the southern edge of the site allows for much clearer sight lines and removes any opportunities to hide in the overgrown scrub, supporting CPTED principles and enhancing safety.

Compliance and Feasibility

All elements have been designed to be deliverable within the \$750,000 budget, using durable materials and efficient layout. The play space includes appropriate edging for maintenance, and all surfacing and equipment selections are made with long-term durability and accessibility in mind.

A comprehensive review of underground infrastructure was undertaken during the design phase. These services significantly influenced the placement of major structures such as the playground equipment and concrete features. The layout avoids interference with existing pipes and utilities, reducing the risk of service disruption and ensuring safe excavation and installation. Coordination with CCC asset maps and service locators was essential to confirm clear zones for construction.

The design reflects the intent of the QEII Park Master Plan and the project brief, while offering a cohesive, inclusive, and historically resonant community play space.

21. Valedictory

Reference Te Tohutoro: 25/1751545

Responsible Officer(s) Te Pou Matua: Cindy Sheppard, Community Board Advisor

Accountable ELT Member Pouwhakarae: Andrew Rutledge, General Manager Citizens and Community

1. Tim Baker

- 1.1 Tim Baker will give a valedictory speech.

Attachments Ngā Tāpirihanga

There are no attachments to this report.

22. Elected Members’ Information Exchange Te Whakawhiti Whakaaro
o Te Kāhui Amorangi

This item provides an opportunity for Board Members to update each other on recent events and/or issues of relevance and interest to the Board.

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!
---	--

Actions Register Ngā Mahinga

When decisions are made at meetings, these are assigned to staff as **actions** to implement. The following lists detail any actions from this meeting that were:

- Open at the time the agenda was generated.
- Closed since the last ordinary meeting agenda was generated.

Open Actions Ngā Mahinga Tuwhera

REPORT TITLE/AGENDA SECTION	MEETING DATE	ACTION DUE DATE	UNIT	TEAM
New Brighton Community Gardens - proposed new lease	10 March 2025	15 October 2025	Facilities & Property Unit	Property Consultancy
Grant an Easement over Birkdale Reserve	6 November 2023	25 October 2025	Facilities & Property Unit	Property Consultancy
67989 Improving Bromley's Roads - Scheme Design for Approval and Approval to Proceed with Detail Design and Construction	9 December 2024	31 October 2025	Transport & Waste	Project Management
Bus layover for bus routes 5 and 135 - New Brighton	11 August 2025	10 November 2025	Transport & Waste	Traffic Operations
Bus stop upgrades on Estuary Road near Bridge Street	11 August 2025	10 November 2025	Transport & Waste	Traffic Operations
Chelsea Street Renewal - Linwood Woolston CRAF	11 August 2025	10 November 2025	Transport & Waste	Project Management
Grant of Electricity Easement over Linwood Park	11 August 2025	10 November 2025	Facilities & Property Unit	Property Consultancy
North Beach Surf Life Saving Club- approval for new build and lease	11 August 2025	10 November 2025	Facilities & Property Unit	Property Consultancy
Proposed Time Restrictions: Broadpark Road	11 August 2025	10 November 2025	Transport & Waste	Traffic Operations
Public Forum - Winter Fireworks - Danette Wereta	11 August 2025	10 November 2025	Recreation, Sports & Events	Events & Arts
Public Forum - James Ridpath - Rawhiti Domain Play Equipment	10 June 2024	31 January 2026	Parks	Parks & Recreation Planning

Actions Closed Since the Last Meeting Ngā Mahinga kua Tutuki nō Tērā Hui

REPORT TITLE/AGENDA SECTION	MEETING DATE	DUE DATE	ACTION CLOSURE DATE	UNIT	TEAM
Broadpark Road - endorsement for overnight parking restrictions trial	12 May 2025	11 August 2025	4 August 2025	Transport & Waste	Traffic Operations
New Brighton CRAF - Marine Parade (Hawke to Bowhill) Street Renewal - Scheme Adjustments and Detailed Traffic Resolutions	9 June 2025	30 April 2026	28 August 2025	Transport & Waste	Project Management
Board Projects Fund 2025-26	11 August 2025	10 November 2025	1 September 2025	Community Support & Partnerships	Governance (Coa-Bur-Lin)
Public Forum - Waitakiri School	11 August 2025	10 November 2025	2 September 2025	Transport & Waste	Traffic Operations
Strengthening Communities Fund 2025-26	11 August 2025	10 November 2025	1 September 2025	Community Support & Partnerships	Governance (Coa-Bur-Lin)
Urban Forest Planting Plan for the Ōpawaho Heathcote River	11 August 2025	10 November 2025	27 August 2025	Parks	Botanic and Garden Parks
Urban Forest Tree Planting Plan for Woolston Park	11 August 2025	10 November 2025	27 August 2025	Parks	Botanic and Garden Parks
Waitai Coastal-Burwood-Linwood 2024-25 Discretionary Response Fund Application - Kawai Rangatahi	11 August 2025	10 November 2025	1 September 2025	Community Support & Partnerships	Governance (Coa-Bur-Lin)
Waitai Coastal-Burwood-Linwood 2025-26 Discretionary Response Fund Application - Youth and Cultural Development	11 August 2025	10 November 2025	1 September 2025	Community Support & Partnerships	Governance (Coa-Bur-Lin)