

**Waipapa Papanui-Innes-Central Community Board  
Information Session/Workshop  
MINUTES ATTACHMENTS**

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**Date:** Thursday 28 November 2024  
**Time:** 4 pm  
**Venue:** Board Room, Papanui Service Centre,  
Corner Langdons Road and Restell Street, Papanui

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# Development of a Local Alcohol Policy

*Waipapa Papanui-Innes-Central  
Community Board*

*Thursday 28 November 2024*

Philip Henderson – Senior Policy Analyst  
Claire Fletcher – Senior Engagement Advisor  
Aimee Martin – Research Analyst  
Wade Morris – Legal Counsel

## A Local Alcohol Policy and what it can do

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- Policies about how alcohol is sold and supplied in all or part of a district.
- May include policies on:
  - Where licenced premises can be **located** – including any limits in particular areas or near certain types of facilities.
  - Whether any **new licences** or **types of licence** can be issued in the district (or any part of the district).
  - Restricting or extending the maximum **trading hours** set out in the Act.
  - Any **conditions** that licences or types of licences should be subject to (for example, ‘one-way door’ conditions).
- Must be considered by District Licensing Committee in licensing decisions.

## A Local Alcohol Policy cannot...

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- Include policies on anything that does not directly relate to licensing.
- Be a substitute for general alcohol harm reduction strategies or plans (e.g. *Christchurch Alcohol Reduction Plan 2017–21*).

## What's the process?

- If we want a Local Alcohol Policy, we **must**:
  - Produce a draft policy that considers the nature and severity of alcohol-related harm in the district using local statistics available.
  - Provide the community with the opportunity to have their say on the draft policy using the Special Consultative Procedure.
- It must be robust to ensure no predetermination of outcomes



## Project process so far

June 2024 – Council agreed to start developing a draft LAP

- **June/November – essential foundation work**

- Requesting and collating specific data and information required by Sale and Supply of Alcohol Act.
- Comprehensive information, social, health and economic impacts' literature reviews.
- 'Life in Christchurch' survey and subsequent analysis of feedback.
- 20 November – Council meeting. Decisions required on timeline and decision-making arrangements.

- **October/November – early engagement**

- Meetings with statutory and key stakeholders, email to known interested groups and other organisations to explain the policy process and ask for any relevant data.
- Council webpage – information about the policy process and the opportunities for community participation. [www.ccc.govt.nz/localalcoholpolicy](http://www.ccc.govt.nz/localalcoholpolicy)
- Information sessions for Community Boards.

## How can stakeholders and communities participate

### Phase 1

**August – December 2024**

- Life in Christchurch survey.
- Statutory/ key stakeholders invited to share issues, data.
- Webpage set up
- Information email to stakeholders.
- Community boards updated.



### Phase 2

**Feb/March 2025 (4 weeks)**

- Stakeholders and community asked for feedback on identified issues and share their views on some possible options for a LAP.



### Phase 3

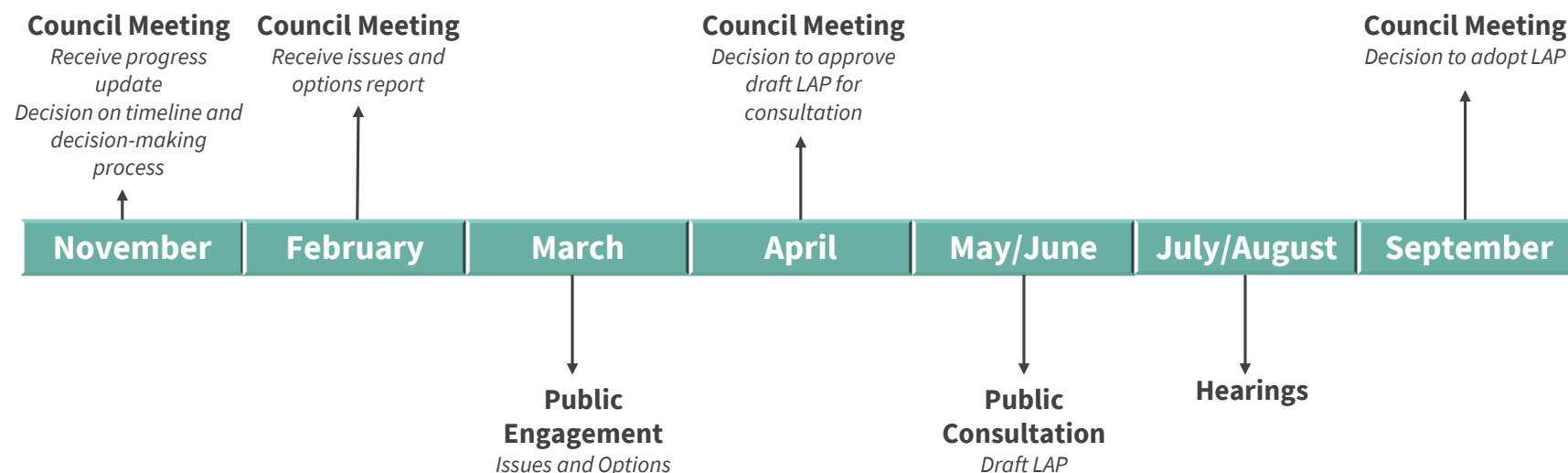
**May/June 2025 (4 weeks)**

- Stakeholders and community can make submissions on draft LAP.



## Proposed Timeline for completing a LAP before elections

<b>Option 1</b>	<b>Continue</b> at pace - <i>needs to be decided on in Nov to be achievable</i> (as set out below)
<b>Option 2</b>	<b>Pause</b> at issues/options stage in Feb – <i>could be decided at Nov or Feb meeting</i>
<b>Option 3</b>	<b>Defer</b> further progress until 2026 - <i>could be decided at Nov, Feb, or April meeting</i>



*Elected Members' Information Sessions will be scheduled throughout the process*

## Community Board's role in the process

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- Be the local knowledge.
  - Promote the opportunities for the community to participate.
  - Participate in events/ meetings within your board area.
  - **Submit feedback on proposals**
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- Note: Councillors, as decision makers, will need to remain impartial throughout the development process.

# Life in Christchurch survey

## What your community told us...

Waipapa Papanui-Innes-Central Community  
Board.

November 2024

# Who did we hear from?

Where do you live?	Number of Respondents	%* of Submitters
I live in Christchurch (including Banks Peninsula)	5,076	97%
I live elsewhere in Canterbury (e.g. Rolleston, Lincoln, Rangiora, Kaiapoi)	129	2%
I don't live in Christchurch or Canterbury, I live in...	43	1%
Total	5248	100%

Community Board	Number of Submitters	%* of Submitters
Te Pātaka o Rākaihautū Banks Peninsula	242	5%
Waitai Coastal-Burwood-Linwood	952	19%
Waipuna Halswell-Hornby-Riccarton	870	17%
Waimāero Fendalton-Waimairi-Harewood	926	18%
Waipapa Papanui-Innes-Central	982	19%
Waihoru Spreydon-Cashmere-Heathcote	1087	21%
Total	5076	100

## Access and Control – DRAFT Findings

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- **More than half agree** that alcohol is too easy to get hold of in Christchurch generally and that more harm occurs in areas where there are more places to purchase alcohol.
- **Just over a third agree** that alcohol related harm is worse now than 5 years ago.
- **Less than a third agree** that the current rules, regulations and restrictions on the sale and supply of alcohol in Christchurch are adequate for addressing alcohol related harm.
- **Over half of Waipapa respondents** would like their community to have more say regarding licensed premises in their neighbourhoods.

## Access and Harm – DRAFT Findings

Respondents were asked to provide feedback on the amount of alcohol related harm that they think occurs in:

- Private residences
  - Pubs, bars or nightclubs
  - Restaurants or cafés
  - Social/sports clubs
  - Public spaces (e.g. park or beach, streets)
  - Public events (e.g. concert, festival, sports match)
- Around a third of respondents from Waipapa think that a lot of alcohol related harm occurs at private residences. Another third think that there is a moderate amount of harm that occurs here.
  - Respondents tend to think that public events cause a moderate amount or a little harm.
  - Public spaces garnered a similar result.
  - Over a third think that a moderate amount of alcohol related harm occurs at pubs, bars or nightclubs.
  - Generally respondents think that a little or no harm occurs at restaurants and cafes.
  - Similarly, just over a third think that a little harm occurs at social/sports clubs. Although there are some that think there is a moderate amount of harm that occurs here.

## Neighbourhood Issues – DRAFT Findings

Ward	Frequently		Occasionally		Rarely		Never		Don't know
Central	Loud Noise	^^	Public Disorder	^^	Loud Noise	vv	Public Disorder	vv	
	Public Disorder	^^	Vomiting & Public Urination	^^	Public Disorder	vv			
	Offensive & Nuisance Behaviour	^^			Offensive & Nuisance Behaviour	vv	Physical Violence & Assault	vv	
	Littering	^^			Littering	vv	Vomiting & Public Urination	vvv	
	Property Damage	^^			Property Damage	vv	Property Damage	vv	
	Physical Violence & Assault	^^			Physical Violence & Assault	vv	Offensive & Nuisance Behaviour	v	
	Vomiting & Public Urination	^^			Non-Violent Crime	vv			
	Non-Violent Crime	^							

### Key

- ^ ^^ ^^ The value is statistically higher than if there was no relationship between the variables.  
v vv vvv The value is statistically lower than if there was no relationship between the variables.

More arrows correspond to a higher degree of statistical significance

# Neighbourhood Issues – DRAFT Findings

Ward	Frequently		Occasionally	Rarely	Never		Don't know
Innes	Litter	V			Physical Violence & Assault	V	

Key

- ^ ^ ^ The value is statistically higher than if there was no relationship between the variables.  
v v v The value is statistically lower than if there was no relationship between the variables.

More arrows correspond to a higher degree of statistical significance



# Neighbourhood Issues – DRAFT Findings

Ward	Frequently	Occasionally	Rarely	Never	Don't know
Papanui	Respondents from Papanui were neither statistically more or less likely to report that drinking causes or contributes to any issues of these issues occurring in their local neighbourhoods.				

## Licensed Premises – DRAFT Findings

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- When respondents were asked about the number of places that sell alcohol in their neighbourhood most said that the number was about right
  - There were some that said there were too many places where alcohol could be purchased and taken away.
- When respondents were asked whether they would like to see more places that sell alcohol in their neighbourhood there were few that agreed, with the exception of restaurants or cafes, where nearly a third would like to see more.
- The majority of respondents from Waipapa would like to see bottle stores and pubs, bars or night clubs have restrictions on how close they are to community facilities
- Most respondents thought these areas should include; secondary schools/colleges, early childhood centres and primary schools, medical/rehabilitation facilities and hospitals, and parks, playgrounds and sports facilities.

## Hours of Licensed Premises – DRAFT Findings

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- Respondents from Waipapa tended to be split whether the hours of licensed premises were about right or too long.
- Very few thought the licensed hours were too short.
- This was true for; pubs, bars and night clubs, restaurants/cafes and bottle stores
- The majority thought that social/sports clubs licensed operating hours were too long.
- The majority also thought that small grocery/convenience/or specialty store hours were too long
- Around half of respondents thought supermarket licensed hours was about right

## Next steps

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- Continued analysis of data and information from external agencies/key stakeholders.
- Bringing together the evidence base to identify key issues and options.
- Early 2025 Council meeting – issues and options report, decisions on timeline.
- Community engagement on issues and options (subject to Council decision).

# Questions / discussion

# Urban Regeneration Support for Linwood

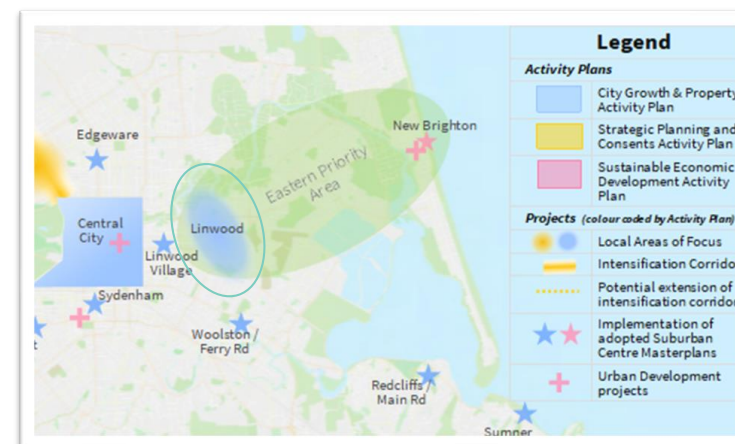
A project to lift and improve the Linwood  
neighbourhood as a desirable location to live.

# Origins of work

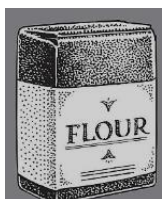
## Strategic direction...

Identified as a spatial priority -

- Greater Christchurch Spatial Plan (GCSP).
- Ōtautahi Christchurch Planning Programme (ŌCPP)
- City Growth and Property Activity Plan:
  - Priority area since 2020 heatmap work



## Linwood's valuable ingredients...



### Great location: favourably located near

- Central City
- Coast
- Red Zone recreational corridor



### Ample green space:

- Linwood Park,
- Worcester Reserve,
- Olliviers Reserve,
- Edmond Factory Gardens,
- Linwood Esplanade Reserve
- Woodham Park



### Development potential:

- Higher density zoning on streets
- Proximity to PT & retail,
- Wide carriageways with grass berms,
- Large sections with older homes and
- Affordable land values.



### New assets:

- Te Pou Toetoe and
- Te Aratai College





# Project approach

The project is based around a **framework** which is made up of the five regeneration themes:

The **framework** identifies 3 elements (what, where and how):

- The **desired project outcomes** –
- The **locations**
- **Potential tools** to achieve the desired project outcomes.



## Matters to Note:

- Potential **project outputs (tools)** are just CCC levers
- Council **budgets** for this work are very small
- At present, this project is based on the Linwood neighbourhood. The **spatial extent** will become more focused as projects become more defined.

## What & Why?

Regeneration themes and desired project outcomes

### Flourishing Natural Environment- resilient ecological networks

#### Desired outcome:

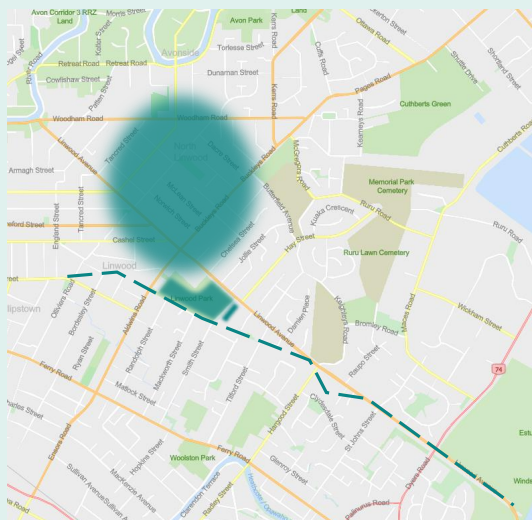
Clean and accessible natural features including waterways, planting, and parks which enhance the neighbourhood and connect people with nature.

#### Issues to be addressed:

- Tree canopy coverage across Linwood is very low (8.9%).
- Linwood Canal is an asset, but it has poor water quality, is not accessible and does not naturalise until it reaches Woolston.
- Opportunity to enhance and better connect the natural assets in the neighbourhood including: 8.8ha Linwood Park, two large community gardens on Smith Street, the canal and the Ōtākaro Avon River corridor.

## Where?

Where potential project outputs are likely to be focussed.



## How?

Potential project outputs- the tools which could be used to achieve the desired project outcomes.

### Low resource/budget:

- **Enhance existing open space-** Enhance existing open space through partnerships with community groups i.e. fruit trees and flax planting for local weavers on Council owned land adjoining the Linwood Canal.
- **Connect with Linwood Canal Working Group** -riparian planting, improvements to access, establishing weirs for the eels and working with the community to establish signage to educate the public.

### Medium/high resource/budget:

- **Green connections-** creating a green, biodiversity corridor through to the Ōtākaro Avon River Corridor.
- **Strategic planning/visioning for the Linwood Canal-** develop a long-term action plan or vision for the canal with the community.

## What & Why?

Regeneration themes and desired project outcomes

### Secure and thriving land uses- strong and prosperous

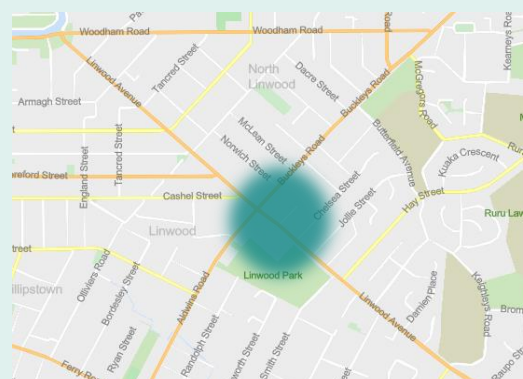
**Desired outcome:** A healthy mix of land uses including a vibrant commercial centre with a range of businesses and local employment opportunities. Provision is made for easily accessible community infrastructure and the community has a low vulnerability to natural hazards.

#### Issues to be addressed:

- Weak collection of commercial uses concentrated in Linwood's main commercial centre at the Aldwins/Linwood/Buckleys intersection.
- Eastgate Mall is generally regarded as an underperforming mall with low foot traffic and high shop vacancy.

## Where?

Where potential project outputs are likely to be focussed.



## How?

Potential project outputs- the tools which could be used to achieve the desired project outcomes.

### Low resource/budget:

- **Engage the new owners of Eastgate and establish their investment intentions.** Identify measures that Council can take to **offer renewal support**. Support could include:
  - Vacant shop activation e.g., Life in Vacant Spaces support.
  - Investigate options for temporary, alternative uses for the Eastgate mall carpark e.g. drive in movie theatre, market, or mobile services.

### Medium resource/budget:

- **Explore development opportunities for the Eastgate site and/or carpark to enable a wider range of permanent uses** i.e., greenspace, healthcare facilities, fitness facility, preschool, offices or residential. Prepare indicative development opportunity plans.

## What & Why?

Regeneration themes and desired project outcomes

**Strong sense of community-** connected, diverse community, strong sense of place

### Desired outcome:

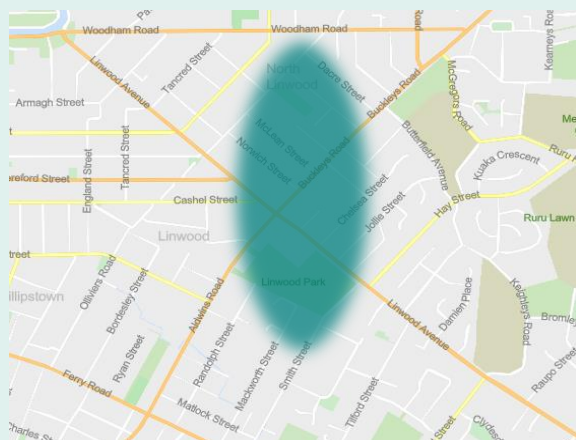
Residents feel safe, have a strong sense of place and a well-connected community. Culture and values of the neighbourhood are acknowledged and protected.

### Issues to be addressed:

- Linwood is often perceived as a less desirable place to live. The negative perceptions which have hindered investment are largely based around the socio-economic challenges including crime and social deprivation.
- There is an opportunity to build a neighbourhood identity and draw on the assets and history of the area to grow and better embed people's sense of place.

## Where?

Where potential project outputs are likely to be focussed.



## How?

Potential project outputs- the tools which could be used to achieve the desired project outcomes.

### Low/medium resource/budget:

- Build on **Weaving the East** progress in terms of community development and info gathering from these groups.
- Use the current momentum in the community around improving the health of the **Linwood Canal** to build some community cohesion and Linwood identity.
- **Undertake collaborative exercises to build a picture about what is great about Linwood-** This will help to create a vision/brand for the neighbourhood e.g., Linwood as a Mahinga Kai belt. From this, subsequent projects may seed including:
  - **Neighbourhood events** to promote Linwood to prospective residents.
  - Cityscape or Newline articles to **promote Linwood as a place to live.**
  - **Placemaking activities** which build community cohesion e.g., mural on new Kea clubrooms, neighbourhood signage or vacant shop activations.



## What & Why?

Regeneration themes and desired project outcomes

**Easy and enjoyable to get from A to B - safe and pleasant, multi-modal**

### Desired outcome:

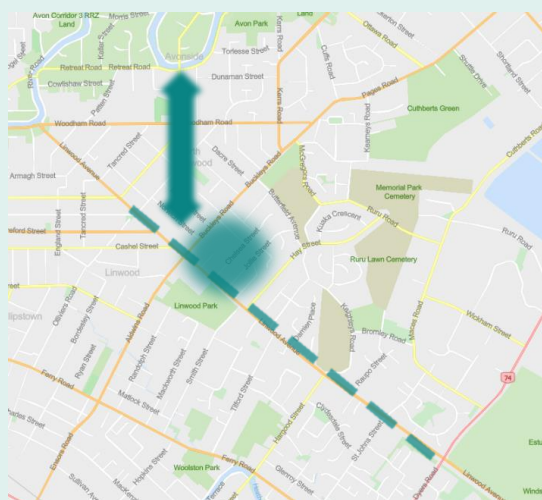
Safe and enjoyable connections to places of work, play and education and the layout/design encourages walking, cycling and use of public transport.

### Issues to be addressed:

- Pedestrian safety and level of service issues around Eastgate Mall. The pedestrian route between Eastgate Mall and destinations on the southern side of Linwood Avenue has low amenity and there is a shortfall of safe crossing points.
- The Ōtākaro Avon River Corridor is a valuable green/recreational space and is located just 2km walking distance north of Eastgate Mall however connectivity to the corridor across North Linwood is currently poor.

## Where?

Where potential project outputs are likely to be focussed.



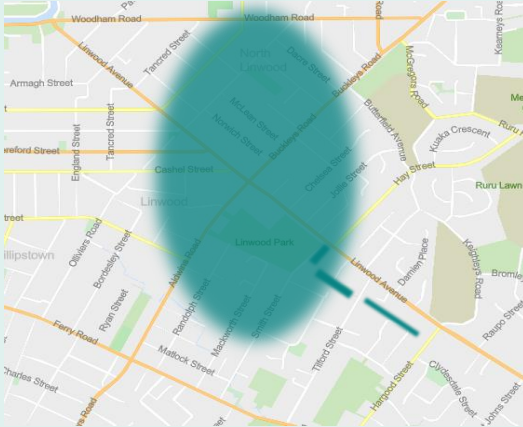
## How?

Potential project outputs- the tools which could be used to achieve the desired project outcomes.

Medium/high resource/budget:

- **High level strategic planning** to unlock the potential of North Linwood as a connection between two places (commercial centre and the Ōtākaro Avon River Corridor). Investigate options to create a green corridor/high amenity route to the river and quality high density housing along the corridor.
- **Improve the safety and levels of service for pedestrians and cyclists in the Eastgate Mall surrounds** e.g. additional crossing points across the busy Linwood Avenue.



<b>What &amp; Why?</b> Regeneration themes and desired project outcomes	<b>Where?</b> Where potential project outputs are likely to be focussed.	<b>How?</b> Potential project outputs- the tools which could be used to achieve the desired project outcomes.
<p><b>Housing for everyone</b>- choice, diversity, and innovation</p> <p><b>Desired outcome:</b> <u>Attractive residential environments and a diverse range of housing options</u> including suitable quantity, location, size, value, tenure, and quality.</p> <p><b>Issues to be addressed:</b></p> <ul style="list-style-type: none"> <li>• With Linwood being re-zoned for higher density development (subject to PC 14), it is expected that the current rates of redevelopment will continue and potentially increase.</li> <li>• Good quality residential development in key locations e.g. North Linwood and the Eastgate surrounds will help to shift perceptions of Linwood, boosting the centre's catchment.</li> </ul>		<p><b>Medium budget:</b></p> <ul style="list-style-type: none"> <li>• <b>Investigate opportunities for quality high density housing along blue and green networks</b> i.e., a North Linwood connection.</li> <li>• <b>Partnerships with housing providers</b> (i.e. Otautahi Community Housing Trust). Use advocacy planning- identifying surplus Council land, working with affordable housing providers to investigate future uses with a focus on housing outcomes.</li> <li>• <b>Explore residential and/or mixed-use development opportunities for the Eastgate site and/or carpark</b> working with the new owners.</li> </ul>

## Partnerships & Funding

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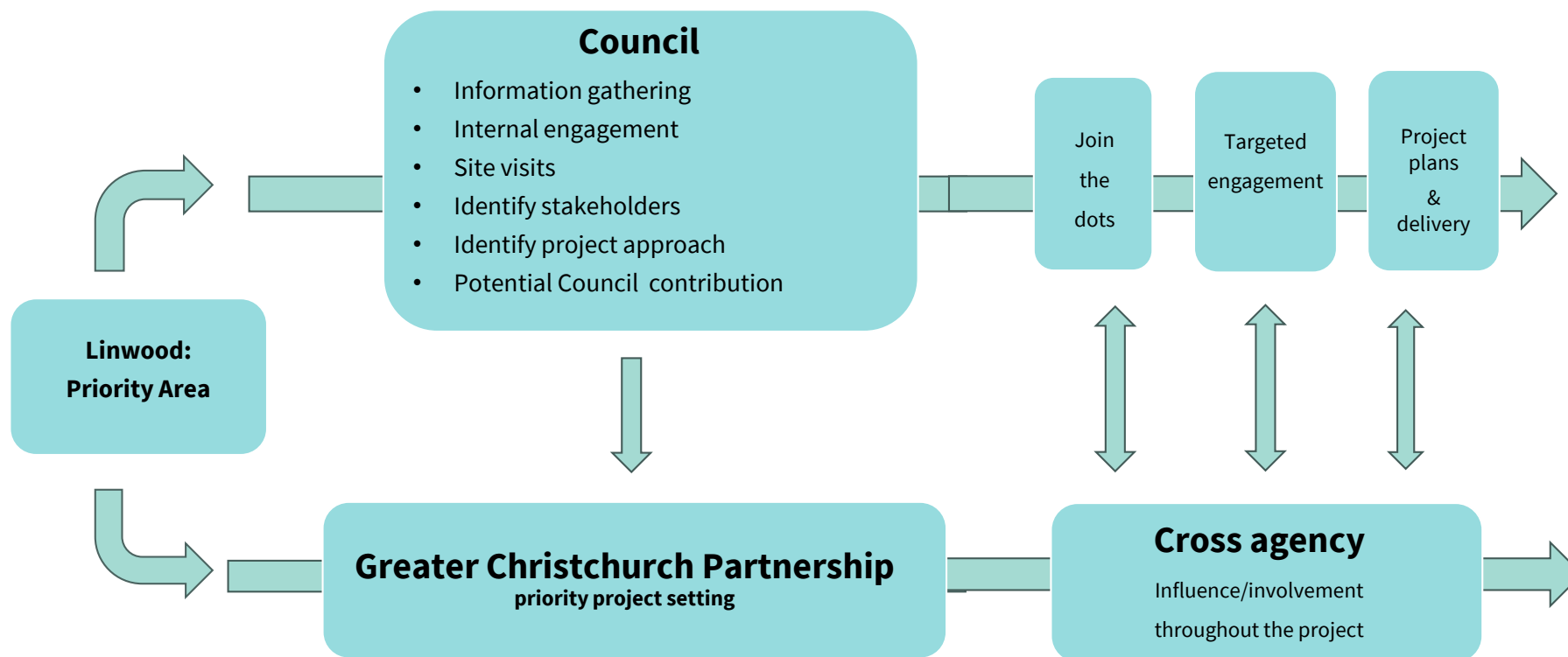
The project will reflect a cross-council and cross-agency collaborative approach & will complement other work in the east.

GCP partners include Te Whatu Ora, Waka Kotahi and Kainga Ora and the complexity of issues in Linwood mean their involvement is important.

- **Small budgets**
  - ‘quick wins’ (Council existing budgets) or
  - use of existing investments or planned projects as an opportunity to ‘add onto’ e.g planned street renewals.
- **Larger budgets**
  - Big moves may require new capital budget so could be identified via future Long Term Plans



## Process ...



## Next Steps ....

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- Feedback from Community Boards
- Brief Council
- Develop project plans for the key themes
- Develop, through engagement, a project action plan, including identification of any 'quicker' win projects.
- Work with the Greater Christchurch Partnership to explore areas for collaborative and aligned mahi.

## Questions, ideas and feedback?