
Sustainability and Community Resilience Committee

OPEN MINUTES

Date: Wednesday 24 March 2021
Time: 9.30am
Venue: Council Chambers, Civic Offices,
53 Hereford Street, Christchurch

Present

Chairperson	Councillor Sara Templeton
Deputy Chairperson	Councillor Melanie Coker
Members	Deputy Mayor Andrew Turner
	Councillor Jimmy Chen
	Councillor Catherine Chu
	Councillor Pauline Cotter
	Councillor James Daniels
	Councillor Mike Davidson
	Councillor Anne Galloway
	Councillor James Gough
	Councillor Yani Johanson
	Councillor Aaron Keown
	Councillor Sam MacDonald
	Councillor Phil Mauger
	Councillor Jake McLellan
	Councillor Tim Scandrett

24 March 2021

Principal Advisor

Mary Richardson
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Part A Matters Requiring a Council Decision

Part B Reports for Information

Part C Decisions Under Delegation

Karakia Timatanga: Delivered by Councillor Scanrett

The agenda was dealt with in the following order.

1. Apologies / Ngā Whakapāha

Part C

Committee Resolved SACRC/2021/00009

That the apologies received from the Mayor for absence and Councillors Chu and Gough for lateness be accepted.

Councillor MacDonald/Deputy Mayor

Carried

2. Declarations of Interest / Ngā Whakapuaki Aronga

Part B

There were no declarations of interest recorded.

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

Part C

Committee Resolved SACRC/2021/00010

That the minutes of the Sustainability and Community Resilience Committee meeting held on Wednesday, 24 February 2021 be confirmed.

Councillor Cotter/Councillor Scandrett

Carried

Councillor Chu joined the meeting at 9.40am during item 4.

4. Public Forum / Te Huīnga Whānui

Part B

4.1 Barrington Mall Centre Manager

Jill Kearns addressed the Committee on behalf of Barrington Mall regarding the need for a bylaw relating to begging.

4.2 Sydenham Heritage Trust

David Rankin addressed the Committee on behalf of the Sydenham Heritage Trust regarding the proposed replacement of the former historic church on the corner of Colombo and Brougham Streets.

Attachments

A Colombo Street Elevation [↗](#)

5. Deputations by Appointment / Ngā Huinga Whakaritenga

Part B

5.1 Deputation – Christchurch Heritage Charitable Trust

Dame Anna Crighton addressed the Committee on behalf of the Christchurch Heritage Charitable Trust regarding an application to the Community Organisation Loan Scheme by the Trust.

Attachments

- A Photos of Shand's and Trinity Congregational Church [⇒](#)

6. Presentation of Petitions / Ngā Pākikitanga

Part B

There was no presentation of petitions.

Councillor Gough joined the meeting at 9.55am during the discussion on item 7.

7. Te Tira Kāhikuhiku - December, February and March Minutes

Committee Resolved SACRC/2021/00011

That the Sustainability and Community Resilience Committee:

1. Receives the Minutes from Te Tira Kāhikuhiku meetings held on the follow dates:
 - a. 2 December 2020.
 - b. 3 February 2021.
 - c. 8 March 2021.
2. Requests advice from Council Officers on:
 - a. Adopting the Ōtakaro Avon River Corridor Regeneration Plan as a Council Policy/Strategy.
 - b. The transition plan for the Ōtakaro Avon River Corridor and work of Te Tira Kāhikuhiku group with a view to extending their delegations and funding arrangements until the co-governance group is established.
 - c. Working with LINZ to delegate decisions on transitional uses to the Council ahead of the land transfer to help smooth the transition.
 - d. Proactively releasing Te Tira Kāhikuhiku reports.

Councillor Davidson/Councillor Coker

Carried

Attachments

- A Presentation from Chrissie Williams [⇒](#)

8. Community Organisation Loan Scheme Application

Committee Comment

The Committee decided to approve a loan of \$1,200,000 but changed the breakdown of the loan so that \$350,000 will come from the Community Organisation Loan Scheme and \$850,000 from the Heritage Buildings Fund.

Officer Recommendations / Ngā Tūtohu

That the Sustainability and Community Resilience Committee:

1. Approve a community loan to Christchurch Heritage Ltd of \$600,000 for ten years at an interest rate of 2.0% per annum. The loan funds are to complete the restoration of the Shand's and Trinity Congregational Church buildings.
 - a. Interest is to be capitalised until the buildings are tenanted, then quarterly repayments of interest and principle. The balance is to be repaid on sale or at the end of the loan term.
2. Approve an interest free loan to Christchurch Heritage Ltd from the Historic Buildings Fund of \$600,000 for ten years, to be repaid on sale or at the end of the loan term.
3. Resolves that the Christchurch Heritage Ltd loans are conditional upon:
 - a. Christchurch Heritage Ltd giving Council a first registered mortgage over the land as security for the borrowing.
 - b. Additional security i.e. an unlimited guarantee and indemnity from Christchurch Heritage Trust supported by a general security agreement over its personal property. This will include the shares currently held in Christchurch Heritage Ltd and any further acquired personal property.
 - c. A registered conservation covenant over the property to secure the heritage management and obligation to undertake the works.
4. Note that the use of the Historic Buildings Fund (Fund) as a loan for restoring heritage buildings is inconsistent with the policy of the Fund, which is to purchase heritage buildings threatened with demolition. This application is a unique matter requiring special consideration and staff are asked to not to amend the policy of the Fund as there is no intention to set a precedent for approving further loans from the Fund.
5. Delegate authority to the Head of Community Support, Governance & Partnerships to make the necessary arrangements to implement this resolution noting that all loan documentation will be reviewed by Council's Legal Services Unit.

Motion

Councillor Davidson moved, seconded by Councillor McLellan, that the Sustainability and Community Resilience Committee:

1. Approve a community loan to Christchurch Heritage Ltd of \$350,000 for ten years at an interest rate of 2.0% per annum. The loan funds are to complete the restoration of the Shand's and Trinity Congregational Church buildings.

- a. Interest is to be capitalised until the buildings are tenanted, then quarterly repayments of interest and principle. The balance is to be repaid on sale or at the end of the loan term.
2. Approve an interest free loan to Christchurch Heritage Ltd from the Historic Buildings Fund of \$850,000 for ten years, to be repaid on sale or at the end of the loan term.
3. Resolves that the Christchurch Heritage Ltd loans are conditional upon:
 - a. Christchurch Heritage Ltd giving Council a first registered mortgage over the land as security for the borrowing.
 - b. Additional security i.e. an unlimited guarantee and indemnity from Christchurch Heritage Trust supported by a general security agreement over its personal property. This will include the shares currently held in Christchurch Heritage Ltd and any further acquired personal property.
 - c. A registered conservation covenant over the property to secure the heritage management and obligation to undertake the works.
4. Note that the use of the Historic Buildings Fund (Fund) as a loan for restoring heritage buildings is inconsistent with the policy of the Fund, which is to purchase heritage buildings threatened with demolition. This application is a unique matter requiring special consideration and staff are asked to not to amend the policy of the Fund as there is no intention to set a precedent for approving further loans from the Fund.
5. Delegate authority to the Head of Community Support, Governance & Partnerships to make the necessary arrangements to implement this resolution noting that all loan documentation will be reviewed by Council's Legal Services Unit.

Amendment

Councillor Sam MacDonald moved by way of amendment:

That the loan to Christchurch Heritage Ltd from the Historic Buildings Fund is subject to an interest rate of 2% per annum to be repaid on sale or at the end of the loan term.

The amendment was seconded by Councillor Catherine Chu and on being put to the meeting was declared lost.

Councillor MacDonald/Councillor Chu

Lost

Committee Resolved SACRC/2021/00012

That the Sustainability and Community Resilience Committee:

1. Approve a community loan to Christchurch Heritage Ltd of \$350,000 for ten years at an interest rate of 2.0% per annum. The loan funds are to complete the restoration of the Shand's and Trinity Congregational Church buildings.
 - a. Interest is to be capitalised until the buildings are tenanted, then quarterly repayments of interest and principle. The balance is to be repaid on sale or at the end of the loan term.
2. Approve an interest free loan to Christchurch Heritage Ltd from the Historic Buildings Fund of \$850,000 for ten years, to be repaid on sale or at the end of the loan term.
3. Resolves that the Christchurch Heritage Ltd loans are conditional upon:

- a. Christchurch Heritage Ltd giving Council a first registered mortgage over the land as security for the borrowing.
 - b. Additional security i.e. an unlimited guarantee and indemnity from Christchurch Heritage Trust supported by a general security agreement over its personal property. This will include the shares currently held in Christchurch Heritage Ltd and any further acquired personal property.
 - c. A registered conservation covenant over the property to secure the heritage management and obligation to undertake the works.
4. Note that the use of the Historic Buildings Fund (Fund) as a loan for restoring heritage buildings is inconsistent with the policy of the Fund, which is to purchase heritage buildings threatened with demolition. This application is a unique matter requiring special consideration and staff are asked to not to amend the policy of the Fund as there is no intention to set a precedent for approving further loans from the Fund.
 5. Delegate authority to the Head of Community Support, Governance & Partnerships to make the necessary arrangements to implement this resolution noting that all loan documentation will be reviewed by Council's Legal Services Unit.

Councillor Davidson/Councillor McLellan

Carried

Councillor Chu, Cotter, Galloway, Gough and MacDonald requested that their votes against the resolutions be recorded.

Councillor Johanson requested that his vote against resolution 2. be recorded.

The meeting adjourned at 11am and reconvened at 11.11am.

Councillor Keown left the meeting during the adjournment.

9. Draft Submission on Climate Change Commission's First Advice Package

Officer Recommendations / Ngā Tūtohu

That the Sustainability and Community Resilience Committee:

1. Approve the draft submission on the Climate Change Commission's *2021 Draft Advice for Consultation* (Attachment A).

Committee Resolved SACRC/2021/00013

Part C

That the Sustainability and Community Resilience Committee:

1. Approve the draft submission on the Climate Change Commission's *2021 Draft Advice for Consultation* (Attachment A).
2. Authorise the Chair and Deputy Chair of the Sustainability and Community Resilience Committee to approve minor amendments to the submission, including incorporating feedback from the Committee.
3. Notes that the submission will be amended to include comments about carbon capture in marine soils.

Councillor Coker/Councillor Davidson

Carried

Councillor Keown requested that his vote against the resolutions be recorded.

10. Arts Strategy Implementation Update

Committee Resolved SACRC/2021/00014

Officer recommendation accepted without change

Part C

That the Sustainability and Community Resilience Committee:

1. Receive the information in the report.

Councillor MacDonald/Councillor Scandrett

Carried

11. Heritage Incentive Grant Approval for the New City Hotel building, 527 Colombo Street & 38 Bath Street, Christchurch Central

Committee Resolved SACRC/2021/00015

Officer recommendation accepted without change

Part C

That the Sustainability and Community Resilience Committee:

1. Approve a Heritage Incentive Grant of up to \$162,376.00 for roof replacement and repainting of the façade and fire alarm upgrade of the protected heritage building located at 527 Colombo Street, Christchurch.
2. Note that payment of this grant is subject to the applicant entering a full conservation covenant with the signed covenant having the Council seal affixed prior to registration against the property title.

Councillor McLellan/Councillor Scandrett

Carried

12. Heritage Incentive Grant Approval for 82 Bealey Avenue, Eliza's Manor

Committee Resolved SACRC/2021/00016

Officer recommendation accepted without change

Part C

That the Sustainability and Community Resilience Committee:

1. Approve a Heritage Incentive Grant of up to \$70,028 for conservation and maintenance work to the protected heritage building located at 82 Bealey Avenue, Christchurch.
2. Note that payment of this grant is subject to the applicant entering a 20 year limited conservation covenant with the signed covenant having the Council seal affixed prior to registration against the property title.

Councillor Davidson/Councillor Coker

Carried

13. Heritage Incentive Grant application for Von Sierakowski wire fence at 31 Southey Street, Sydenham

Committee Resolved SACRC/2021/00017

Officer recommendation accepted without change

Part C

That the Sustainability and Community Resilience Committee:

1. Approve a Heritage Incentive Grant of up to \$2,570 for conservation, repair and maintenance works to the heritage Von Sierakowski fence located at 31 Southey Street, Sydenham, Christchurch.

Councillor Daniels/Councillor Cotter

Carried

Councillors Chu, Davidson, Gough and MacDonald requested that their votes against the resolutions be recorded.

Councillor Keown returned to the meeting at 11.32am during the discussion on item 14.

14. Community (Social) Housing Update Report 1 July - 31 December 2020

Committee Resolved SACRC/2021/00018

Officer recommendation accepted without change

Part C

That the Sustainability and Community Resilience Committee:

1. Note the information provided in the Community (Social) Housing report.

Councillor Coker/Councillor Cotter

Carried

Karakia Whakamutunga: Delivered by Councillor Davidson

Meeting concluded at 11.33am.

CONFIRMED THIS 28TH DAY OF APRIL 2021

**COUNCILLOR SARA TEMPLETON
CHAIRPERSON**