

Urban Development and Regeneration Update

November 2016

Agency	Programme	Update
Regenerate Christchurch	Residential Red Zone	<p>A workshop with members of the community was held on 5 November. The objectives of the workshop were:</p> <ul style="list-style-type: none"> To increase awareness and understanding of the regeneration planning process. To increase awareness and understanding of Regenerate Christchurch's current work programme. To co-create an engagement approach and guiding principles for regeneration planning in the Ōtākaro/Avon River regeneration area. <p>We have commenced preparation of a draft Outline for a Regeneration Plan for the RRZ land between Barbadoes St and Stanmore Rd. We intend to submit a draft Outline for this area to the Minister in Q1 2017.</p>
	Other	<p>Regenerate Christchurch's Statement of Intent has been tabled in Parliament. It can be accessed via the www.regeneratechristchurch.nz website. Regenerate Christchurch's Facebook page has gone live.</p>
Ōtākaro Ltd		No update this month.
Development Christchurch Ltd		No update this month.
Department of the Prime Minister and Cabinet	Greater Christchurch Group	No update this month.
Government departments	MBIE residential rebuild and insurance	<p>Monitoring</p> <p>As of 30 September 2016 96.9% of all first time dwelling claims have been settled. EQC have 550 unsettled under-cap claims, this number does not include re-opened claims, which are understood to be the current main focus of EQC's efforts. There remain 4,578 unsettled over-cap claims. A quarter of these unsettled claims relate to multi-unit buildings, positively the settlement rate of these claims has improved markedly over the past year.</p> <p>The Public Sector Rebuild is projected to cost \$6.4bn on completion. As at 30 September 2016 73% of projects by value have either been completed or are in progress. Peak expenditure is expected to occur in 2017. Recent achievements include construction starting on the Central Library and the Christchurch Hospital Outpatients buildings.</p>

	<p>LINZ land management</p>	<p>As at 4 November 2016</p> <p><u>Flat Land Clearance:</u></p> <ul style="list-style-type: none"> • 7,090 dwellings have been cleared by the Crown and Insurers from Crown-owned properties • A further 6 properties are currently delayed and clearance cannot proceed. 1 property is awaiting relocation <p><u>Port Hills Land Clearance:</u></p> <ul style="list-style-type: none"> • A total of 344 Crown owned properties in the Port Hills have been cleared • A further 54 properties are currently underway <p>Residential Red Zone Offer Process update:</p> <ul style="list-style-type: none"> • Of the 7,871 properties in the residential red zones (including 196 Housing NZ properties) 7,720 have now settled with the Crown <p>148 did not accept and 3 are yet to settle due to specific individual situations. There is one remaining Rapaki property which is not due to settle until April 2017. The remaining two may not settle due to legal impediments.</p>
	<p>MoH</p>	<p>Burwood Hospital was handed over to the Canterbury District Health Board in July 2016 and was officially opened by the Prime Minister on 19 August 2016.</p> <p>The new Outpatients building commenced construction. The 10,500m² five storey building is expected to be complete in the early part of 2018.</p> <p>The Acute Services Building construction is well underway with a projected completion in the later part of 2018.</p> <p>Work is commencing on repairing the main services tunnel and design is underway for a new energy centre.</p>
<p>Canterbury District Health Board</p>	<p>Psychosocial Wellbeing</p>	<p>The Greater Christchurch Psychosocial Committee meets monthly. Recent minutes note that:</p> <ul style="list-style-type: none"> • University of Canterbury's GeoHealth Laboratory is providing valuable research with a significant level of analysis not available elsewhere. There is some doubt about future Ministry of Health funding which concerned the Committee. • The Red Cross is in the process of approving and rolling out a new programme. The programme will take place in two phases, with completion at the end of 2017. • October MSD report on earthquake counselling noted that Counsellors are receiving referrals from Primary Mental Health Services of clients who do not meet their Severe Mental Health Issues Criteria for earthquake counselling, but often require more than the 6 sessions of earthquake counselling offered. The Committee is collecting further information about this issue. • The Committee is exploring options for addressing workforce wellbeing in response to concerns that frontline organisations continue to show signs of

		<p>ongoing post-earthquake stresses. The Committee is working with the Canterbury Government Leaders Group to ensure an integrated approach.</p> <ul style="list-style-type: none"> A comprehensive review of the Community in Mind Shared Programme of Action is under way and near completion. The draft is being used by the Committee to conduct an end-of-year gap analysis. <p>The psychosocial impacts of housing repairs and rebuilds continue to be an area of concern.</p>
Environment Canterbury	Regional Approach to Managing Natural Hazard Risk	<p>No change since last update.</p> <p>The approach has identified four key focus areas including: roles and responsibilities, collaboration and co-ordination, regional research, and communication and engagement.</p> <p>An initial one-year work programme has been developed with some quick wins such as improved accessibility to hazard information and creating a toolbox of existing communication techniques. This forms the base for a longer term programme aimed at establishing a stronger and more consistent voice when addressing hazard risk issues at a national, regional or local level.</p>
	Lyttelton Port Recovery Plan	<p>Dampier Bay Access still being progressed.</p> <p>For the Whakaraupō / Lyttelton Harbour Catchment Management Plan project the Governance Group is established, the Memorandum of Understanding signed, and the project plan approved. Three well-attended community workshops in September provided positive and useful input. The workshop report is available for comment to those who attended. This will contribute to a final community consultation report once engagement on plan development has been completed. Membership of the Science Advisory Group has been confirmed and the first meeting held.</p> <p>Christchurch City Council, with support from Lyttelton Port Company and the oil companies, have prepared a quantitative risk assessment (QRA) for the Naval Point 'tank farm'. The QRA report has been peer reviewed and will be publicly released in early December. A joint communication plan is in place.</p>
Christchurch City Council	Replacement District Plan	<p>The District Plan Review is continuing towards its completion with the recent decision on the central city being released. There are no new proposals to be notified. Outstanding decisions yet to be released are:</p> <p>Proposal 6 - General Rules</p> <p>Proposal 9.1 - Biodiversity</p> <p>Proposal 9.3 - Historic Heritage</p> <p>Proposal 9.4 - Trees</p> <p>Proposal 9.5 - Sites of Ngāi Tahu Cultural Significance</p> <p>Proposal 10 - Designations (Council)</p>

	<p>Regeneration</p>	<p>Drafting a place based planning framework including a web based toolkit to better enable community place-making activities.</p> <p>Master planning for the Shirley Housing New Zealand area.</p> <p>Supporting the development of community led master plans for Diamond Harbour and Little River.</p> <p>Transitional projects in the central city and suburban centres including: contestable fund for community initiatives; incentives and funding for Greening the Rubble, Gapfiller and Life in Vacant Spaces.</p> <p>Range of streetscape projects as part of implementation of nine adopted suburban masterplans.</p> <p>Development of scenarios for infrastructure in the Avon River corridor residential red zone lands.</p>
	<p>Policy and strategy</p>	<p>Review of coastal hazard modelling and mapping for Christchurch city and Banks Peninsula settlements.</p> <p>Development of Integrated Water Strategy for three waters network and floodplain management.</p> <p>The development of a heritage strategy is underway for Christchurch City including Banks Peninsula.</p>
	<p>Urban Design</p>	<p>The Christchurch Urban Design Panel open call for expressions of interest received almost 60 expressions of interest. Evaluation has been undertaken with the support of professional institutes/organisations and details of the new panel of 20 professionals will be released shortly.</p>
<p>Selwyn District Council</p>	<p>District Plan Review</p>	<p>Stage One of this review is complete. Stage One included four main tasks:</p> <ul style="list-style-type: none"> • Establishing the governance structure and project team • A comprehensive Strengths, Weaknesses, Opportunities and Threats (SWOT) assessment on the existing district plan; • Development of the plan structure for the 2nd Generation Selwyn District Plan; and • Development of a s32 template which will be used by the Project Team at the same time of drafting the 2nd Generation Plan. <p>A new District Plan Review website will be launched in February 2017.</p> <p>Stage Two of the review commenced in July 2016. This stage includes community consultation and the development of the 2nd Generation District Plan. Topic briefs are currently being finalised for each chapter of the Proposed Plan and drafting will occur from September onwards. Issues and Options papers will be prepared to present to Council in the new year.</p> <p>Currently the Selwyn District Council is targeting the notification of the 2nd Generation Plan in September 2017.</p>

	<p>Selwyn District Housing Accord</p>	<p>The Selwyn Housing Accord between the Selwyn District Council and the Government is intended to increased land and housing supply in the Selwyn District during the period in which the Housing Accords and Special Housing Areas Act applies.</p> <p>Two areas in Rolleston have been identified to achieve this target and more information on the location of these areas can be found on the Selwyn District Council website. http://www.selwyn.govt.nz/services/planning/special-housing-areas</p> <p>Council and landowners are currently working through the development of resource consents to give effect to the Housing Accord Special Housing Areas.</p> <p>The Housing Accord land aims to deliver around 1377 lots to the market of which 10% (around 137 lots) will be at an affordable price point of \$416K.</p> <p>Resource consents for land use and subdivision have been lodged now for all of the South Farringdon Special Housing Area by Hughes Developments Ltd (489 dwellings in total). The first decision on Stages 1A, 1B and 2 have been released. The subsequent applications for Stages 3 & 4 and 5-7 are on hold at the applicant's request to review conditions.</p> <p>Resource consents for land use and subdivision have been lodged for the Dean Geddes / Dryden Trust block (888 dwellings in total). A number of the neighbouring adjacent properties were notified of the proposal as written approvals were not obtained. The hearing for this application was held on 15 & 16 November 2016. A number of submissions were received in both support and opposition to the proposal.</p>
<p>Waimakariri District Council</p>	<p>District Development Strategy</p>	<p>Preparation of the District Development Strategy, with a 30 year time horizon consistent with infrastructure planning and national urban policy timeframes, is underway. A launch event was held on the evening of 2 November attended by a Councillors, stakeholders and members of the public. Relevant research and growth modelling is also underway. An initial discussion document was released in early October entitled 'Our District, Our Future Waimakariri 2048'. The District Development Strategy has the purpose of helping to inform the review of the District Plan and the development of the 2018 Long Term Plan and Infrastructure Strategy. For more information see:</p> <p>http://www.waimakariri.govt.nz/your-council/district-development</p>
	<p>District Plan Review</p>	<p>Work is progressing on the third and final phase of the District Plan effectiveness review looking at how well the Plan has been working. It is intended to talk with key users of the Plan prior to the Christmas break. In addition, an analysis of the relationship between the Regional Policy Statement and the District Plan is progressing. Work is also continuing on the potential structure for the Plan review, following on from an earlier resolution of Council to prepare a more activities focussed second generation plan for the District.</p>

Te Rūnanga o Ngāi Tahu		No update this month.																			
New Zealand Transport Agency	Christchurch Motorways – Roads of National Significance	<p>Southern Corridor: Stage 2 of the Southern corridor to extend the Motorway to join State Highway 1 just south of Templeton and four lane the State Highway to Rolleston has the tender awarded and construction will start in December 2016 and be completed by 2020.</p> <p>Western Corridor: This project will upgrade State Highway 1 improving connections between northern and southern areas and Christchurch International Airport. All sections are now either completed or under construction. The section from Avonhead Rd to Harewood Rd, including the Memorial Ave gateway structure, will be complete by 2018. The section from Sawyers Arms Rd to Groynes is due to be complete early 2017. The contract for the Western Belfast Bypass is due to be complete in late 2017.</p> <p>Northern Corridor: The Northern Corridor Project that includes the Northern Arterial and QEII four-laning project together with Christchurch City Council's (CCC) Northern Arterial Extension & Cranford Street Upgrade projects, will be constructed under a contestable alliance contract, with a construction start in December 2016 and due to complete in 2020.</p>																			
	State Highway Programme Business Cases	<table border="1"> <thead> <tr> <th data-bbox="531 1070 759 1167">SH Programme Business Case</th> <th data-bbox="759 1070 1027 1167">Status to September 2016</th> <th data-bbox="1027 1070 1198 1167">Expected completion</th> <th data-bbox="1198 1070 1425 1167">Key stakeholders</th> </tr> </thead> <tbody> <tr> <td data-bbox="531 1167 759 1469"> SH1-71 Picton to Christchurch – Split in two sections: SH1 Picton to Ashley River </td> <td data-bbox="759 1167 1027 1469"> Strategic business case (SBC) complete. MWH consultants engaged for PBC. Next step: Public engagement and problems workshop Nov/Dec 2016 </td> <td data-bbox="1027 1167 1198 1469">July 2017</td> <td data-bbox="1198 1167 1425 1469"> MDC, KDC, HDC, WDC, Kiwirail, User Groups, Police, Emergency Services </td> </tr> <tr> <td data-bbox="531 1469 759 1856"> SH1-71 Picton to Christchurch – Split in two sections: SH1 Ashley River to Belfast </td> <td data-bbox="759 1469 1027 1856"> SBC complete in Greater Chch SH73/76/1. MWH consultants engaged for PBC. Problem and benefit workshop complete. Next step: Alternatives and options workshop, November </td> <td data-bbox="1027 1469 1198 1856"> Apr 2017 Target to align timing with SH73/76 March 2017 </td> <td data-bbox="1198 1469 1425 1856"> Waimakariri DC, HDC, CCC, ECan, Kiwirail, User groups, Police, Emergency Services </td> </tr> <tr> <td data-bbox="531 1856 759 2089"> SH73/76 West Melton – Tunnel and SH1 south and western corridor Split into two sections: </td> <td data-bbox="759 1856 1027 2089"> SBC complete in Greater Chch SH73/76/1. Aurecon consultants engaged for PBC. </td> <td data-bbox="1027 1856 1198 2089">Mar 2017</td> <td data-bbox="1198 1856 1425 2089"> CCC, ECan, SDC, Kiwirail, User Groups, Police, Emergency Services </td> </tr> </tbody> </table>				SH Programme Business Case	Status to September 2016	Expected completion	Key stakeholders	SH1-71 Picton to Christchurch – Split in two sections: SH1 Picton to Ashley River	Strategic business case (SBC) complete. MWH consultants engaged for PBC. Next step: Public engagement and problems workshop Nov/Dec 2016	July 2017	MDC, KDC, HDC, WDC, Kiwirail, User Groups, Police, Emergency Services	SH1-71 Picton to Christchurch – Split in two sections: SH1 Ashley River to Belfast	SBC complete in Greater Chch SH73/76/1. MWH consultants engaged for PBC. Problem and benefit workshop complete. Next step: Alternatives and options workshop, November	Apr 2017 Target to align timing with SH73/76 March 2017	Waimakariri DC, HDC, CCC, ECan, Kiwirail, User groups, Police, Emergency Services	SH73/76 West Melton – Tunnel and SH1 south and western corridor Split into two sections:	SBC complete in Greater Chch SH73/76/1. Aurecon consultants engaged for PBC.	Mar 2017	CCC, ECan, SDC, Kiwirail, User Groups, Police, Emergency Services
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<p>SH73 Darfield to Christchurch Southern Motorway, plus SH1 Western and Southern corridor, Belfast to Selwyn River SH76, including Brougham Street</p>	<p>Problem and benefit workshop complete.</p> <p>Alternatives and options workshop complete.</p> <p>Next steps:</p> <p>Working with CCC and SDC and other to align draft programmes.</p> <p>Assessment of programmes.</p> <p>Programme workshop Dec 2016</p>		
<p>SH1 Christchurch to Dunedin (Selwyn River to Pine Hill, Dunedin)</p>	<p>SBC complete. GHD consultants engaged.</p> <p>Problems, Investment Objectives and Programme workshops complete.</p> <p>Next step: Assessing programmes and preparing Programme Business Case report.</p>	<p>Dec 2016</p>	<p>SDC, ADC, TDC, Waimate DC, Waitaki DC, DCC, ECan, Otago RC, User Groups, Police, Emergency Services</p>
<p>SH75 Halswell Road Corridor</p>	<p>Point of Entry to be developed in collaboration with CCC and SDC given SW Christchurch and Selwyn overlaps. Oct 2016</p>	<p>Nov 2017</p>	<p>CCC, SDC, ECan, User Groups</p>

Note: This update was compiled before the recent earthquake series commencing with the M7.8 Kaikoura event on 14 November.