

Description of Services Provided

City Development involves planning and carrying out projects which contribute to the quality of life in Christchurch. Activities include developing plans for neighbourhoods and other urban areas, helping to preserve the City's heritage assets, preparing policies on social issues, supporting the City Centre, and organising programmes for protecting the environment and promoting sustainability. Planners, urban designers, policy analysts and researchers work together to focus on developing the future shape of the City.

Rationale for Providing these Services

Christchurch's people and its environment are its greatest assets, and they need to be protected and enhanced. Christchurch City Council sets itself high standards so that it keeps and promotes the things which make the City special. An integrated approach to development ensures that high standards can be met.

There are ongoing challenges and opportunities with new urban developments, and at the same time growing requirements for renewal of existing inner suburbs. Christchurch City Council has major commitments to heritage conservation and to revitalising the Central City. Meanwhile, there is an immediate need to guide newly urbanising parts of the City by providing greater clarity and integration through area plans.

There are also ongoing challenges and opportunities for our people. All must be given the chance to be equal participants in the future of our City, and to realise their full potential. Policies and programmes need to be designed in co-operation with the many social and economic agencies active in Christchurch. All planning needs to be underpinned by excellent monitoring of social, economic and environmental information.

Contribution to Outcomes

Outcome	How City Development Contributes to this Outcome
A Cultural and Fun City	Plans ensure there are adequate, attractive places for meeting and socialising, and for participating in artistic and cultural activities.
A Liveable City	Urban, area and neighbourhood plans ensure the type of development meets human needs and aspirations.
A Prosperous City	It is increasingly recognised that the liveability of a city is important in attracting and retaining the diversity of business necessary for a modern, vital economy.
A Safe City	Plans and projects are designed to minimise hazards, whether natural or man-made.
A Sustainable City	Programmes are developed to encourage environmental awareness and sustainable practices.
A Sustainable City	Policies and systems are designed which enable ongoing environmental sustainability, while supporting human prosperity.
A Well Governed City	Our people and their representatives are able to confer and consult to effectively adapt plans to changing circumstances.
Strong and Inclusive Communities	Our people have the opportunity to participate in planning processes, whether informally or formally.
Strong and Inclusive Communities	Plans and projects aim to improve the liveability of the City by offering diverse areas within the urban environment, but they are all designed to encourage and support human activity.

city development

Cost of Proposed Services

		2005/06 Plan	2005/06 LTCCP
	Note	\$000's	\$000's
Expenditure (After Internal Recoveries)		14,133	12,812
Revenue		(1,189)	(1,154)
Net Cost of Service	1	12,944	11,657

Consisting of the following Activities

City Monitoring and Research		649	505
City Plan Urban Renewal and Area Plans		7,407	6,382
Heritage Protection		2,780	2,710
Policy Development		719	680
Supporting the City Centre		326	521
Sustainability and Environmental Protection		1,063	859
Net Cost of Service	1	12,944	11,657

Capital Expenditure

Renewals and Replacements		-	-
Improved Service Levels		400	400
Increased Demand		-	-
Total Capital Expenditure	2	400	400

Notes

- The revenue figure included in the Cost of Proposed Services Statement is from private goods or those services that directly yield benefits to customers.
The Net Cost of Service is the general benefit or public good element which is funded by rates.
Public goods are funded by rates on a straight capital value as the benefit applies to the community as a whole.
For further details see the Funding Impact Statement.
- Capital Expenditure is corporately funded from asset sales, rates (depreciation and surplus), capital revenues, special funds, loans and where applicable development contributions.
For further details of the capital expenditure see Capital Programme section.

For Performance Measures please refer to pages 36 to 40 of Volume 2 of the 2004/14 Long Term Council Community Plan.

Explanation of Operational Variations from the Long Term Council Community Plan (LTCCP)

The additional costs in comparison with the LTCCP figures reflect adjustments to the original resourcing costs and the funding of additional resources for City Plan (\$630,000), Area Plans (\$186,000), and Heritage (\$220,000).

Explanation of Capital Expenditure Variations from the Long Term Council Community Plan (LTCCP)

There are no variances.



Work in Cathedral Square