

**SUBMISSIONS TO:** CHRISTCHURCH CITY COUNCIL

**ON:** DRAFT LONG TERM COUNCIL COMMUNITY PLAN 2004/14

**BY:** BURWOOD/PEGASUS COMMUNITY BOARD

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## 1. INTRODUCTION

The Burwood/Pegasus Community Board welcomes this opportunity to make submissions on the draft Long Term Council Community Plan 2004/14.

The submission addresses a range of issues, including some projects already programmed and some proposals of a long term nature. The Chairperson and Deputy Chairperson will present the main priorities outlined in the submission, with support from other available Board members.

## 2. PRIORITY ISSUES

### 2.1 Burwood Park Car Parking

For several years the Board has expressed serious concern about parking issues and pedestrian safety around Burwood Park at peak times of use. This major sports park is bisected by New Brighton Road, an arterial road carrying 14,000-17,000 vehicles per day and servicing several bus routes. At peak times the demand for parking exceeds the available spaces and generates considerable traffic congestion. This creates safety issues for road users and pedestrians.

The Board funded \$9,000 in 2003/04 for a pedestrian island on New Brighton Road as an immediate safety measure for pedestrians crossing between the northern and southern sections of the Park.

Both the Transport and City Streets Unit and the Greenspace Unit have been investigating the provision of parking. The Transport and City Streets Unit reported to the Board in May 2003 on New Brighton Road traffic management and the draft proposal was agreed in principle for the purposes of prioritisation in the Transport and City Streets Unit's future capital works programme. The proposed improvements would actually involve the removal of 41 on-street car parks in order to improve the function and safety of New Brighton Road.

The Greenspace Unit's planning has identified the escalating need for car parking for Park users. Both the 1992 Burwood Park Management Plan and the more recent Horseshoe Lake

Management Plan proposed that Broomfield Terrace, on the northern side of the Park, be utilised for parking. However, no capital has been programmed for this parking. The Transport and City Streets Unit's traffic management plan confirmed that Broomfield Terrace is the best option for increased car parking.

The issue has again come to the fore this year in relation to the co-location of the East Christchurch Shirley Cricket Club and the Shirley Rugby Football Club at Burwood Park. The co-location increases the utilisation of the Park and the need for parking, particularly in the short overlap of sporting seasons.

The Board requests that urgent priority be given to programming capital funding for on-street parking in Broomfield Terrace to ensure safe use of Burwood Park. Parking options in Cresswell Avenue may also need to be re-considered.

## **2.2 Shading of Playgrounds and Swimming Pools**

A deputation was made to the Board seeking the provision of shading for the whale pool in the children's playground in New Brighton. Concern was raised about the high risk of melanomas for children using the pool without adequate sun protection. The Board shares this concern and considers that the issue needs to be addressed citywide for playgrounds and swimming pools.

The Board has requested the Greenspace Unit to develop a policy on shade cover for playgrounds and to undertake specific investigations of shading options at Thomson Park, Broad Park and the New Brighton whale pool. The Board requests that consideration be given to long term funding for the installation of appropriate shade cover at playgrounds and swimming pools city-wide, in partnership with local communities.

In relation to the specific request about the New Brighton whale pool, the Board has considered a proposal to install shade sails at a cost of approximately \$18,000. The Board has allocated \$5,000 of its Discretionary funding to the project and is seeking the remainder of the funding from local community groups and the Greenspace Unit.

## **2.3 New Brighton Bus Interchange**

The upgrading of Beresford Street is programmed to be undertaken in 2004/05. The scope of the project is currently being assessed to fit within the available budget. However, no major change is proposed to the existing bus facilities. The Board considers these facilities to be inadequate for such a significant connection point for various existing bus routes, and an outer Orbiter type loop is now proposed linking New Brighton and the Palms Mall.

The Board has raised the provision of interchange facilities with Environment Canterbury. It is also noted from the Metropolitan Christchurch Transport Statement (page 24) that the Council has budgeted additional funding for interchanges (2004/05-2005/06, \$600,000; 2006/07-2008/09, \$6 million; 2009/10-2013/14, \$12.5 million; 2014/15-2023/24, \$25 million). The Board requests the Council to consider the needs of New Brighton when allocating this funding.

## **2.4 Skating Facilities at Thomson Park**

The Board faces very high demand for skateboarding facilities. Research and consultation has identified the highest priority to be enhancement of the metropolitan facilities at Thomson Park, in particular a bigger half pipe for experienced skaters. The estimated cost is \$30,000.

The Greenspace Unit has indicated that metropolitan funding has been tagged for other projects until the end of the five year programme.

The Board considers that the need for these facilities is pressing and earlier programming of the Thomson Park half pipe is requested.

### **3. MAJOR PROJECTS IN 2004/05**

#### **3.1 Aranui Community Renewal**

The Board acknowledges the Council's ongoing commitment to the joint partnership with Housing New Zealand and the Aranui community to work together "to enhance Aranui as a place to live".

Continued funding of staff, project management and projects is critical to the Renewal's success. The Board has allocated \$25,000 from its 2004/05 Project funds to the Renewal and a considerable proportion of its Project funds to community development in Aranui.

Priority areas being worked on include health, employment and training and child, youth and family services. This work is being done in association with community groups, government agencies and social service providers.

A major priority in 2004/05 will be the continued redevelopment of Wainoni Park, a key focal point for the Wainoni/Aranui community. The redevelopment concept is an innovative and holistic approach and will result in an open and accessible park.

#### **3.2 New Brighton Revitalisation (Page 80)**

The Council is implementing the Revitalisation Master Plan developed by a Community Taskforce in conjunction with residents, developers, and business owners. Priority is being given to developing the beach foreshore and strengthening the connection with the central business district. A Registration of Interest document is being released in May 2004 to seek ideas for major foreshore developments.

The reinstatement of a single lane road through part of the mall has been on hold pending the Environment Court hearing an appeal in May. Assuming that the Council is permitted to proceed with the project, it is unlikely that work can begin until 2005. This delay is very frustrating given the broad community support for the Taskforce's Master Plan, of which the road reinstatement is an important component. It is also likely to have budget implications for the project because of the recent escalation in construction costs.

It is understood that the New Brighton Taskforce is making a separate submission, reinforcing the need for the programmed funding for major amenity improvements and identifying some additional projects.

The Board shares the Taskforce's commitment to the revitalisation and asks that favourable consideration be given to any top-up funding required to ensure that the reinstatement of the road can proceed expeditiously, if permitted by the Environment Court.

### **3.3 Refurbishment of North New Brighton Community Centre**

The Board is very appreciative of the Annual Plan Subcommittee's support for the refurbishment project, intended to enable the full refurbishment and earthquake strengthening of the building. Work on the refurbishment is commencing. Requests for Proposals are also being sought for a café in the Centre.

Preparation of the detailed refurbishment plans and discussions over future usage of the Centre delayed the work, which had been planned for the 2002/03 year. The impact of the building boom on construction costs was revealed in the refurbishment tender earlier this year. The lowest tender was approximately 15 percent over the available budget.

As a result, confirmed cost saving measures of \$30,238 have been identified. These measures include use of cheaper hardware items and internal lighting, deletion of external landscape lighting and clubroom heating, and a reduction in the contingency allowance.

In addition, significant concessions in the scope of works or quality of service have produced further savings of \$119,737 on the current work. The concessions include:

- Use of community groups for internal painting (materials required).
- Cheaper roofing and lift.
- Removal of acoustic absorption in ceiling of entry.
- Deletion of the clubroom toilets, serveries, north deck and ground floor meeting room fitout.

The deleted items in the final bullet point are clearly major components of the planned refurbishment. These items have been specified as a future stage of the works. Their tendered cost was \$70,053, but a cost increase would be expected for the works to be completed under a separate contract.

The refurbishment is continuing on the basis of the combined cost savings bringing the project within the overall budget of \$1,005,000 (including a \$20,000 Lotteries grant), assuming considerable community involvement. The building will meet code requirements. However, both the facilities and the integrity of the exciting deck concept intended to maximise the Centre's unique beach connection would be significantly compromised.

Given that the increase in costs is purely a reflection of the current escalation of building costs, the Board requests that additional funding be considered to at least complete the clubroom toilets, serveries, north deck and ground floor meeting fitout.

### **3.4 Parklands Library (Page 68)**

The Board is delighted that the new Parklands Library is to be ready for opening in April 2005, utilising an existing building. Based on a recent update received on the project, the Library will be an exciting and innovative facility to meet the community's needs.

The existing budget for the project extends to completion of the accessways, car parking and courtyards. However, one of the advantages of the site is the large outdoor space around the Library and there is scope for appropriate landscaping and recreation facilities. This work is intended to be staged over several financial years. The Board has asked the Library and Information Unit to report on an appropriate landscape plan and requests that funding be provided for this purpose in 2004/05 and 2005/06.

#### 4. OTHER ISSUES

##### 4.1 Hampshire Street Neighbourhood Improvement Works

Consultation is currently underway with the community on a neighbourhood improvement plan for a section of Hampshire Street in Aranui. The budget for the works is \$117,000.

The plan includes traffic calming by the strip of shops, safe crossing facilities to the shops and to the northern end of Wainoni Park, and associated landscaping. The Transport and City Streets Unit informed the Board that additional traffic calming measures were desirable along the rest of Hampshire Street, particularly from Breezes Road to Lyndhurst Crescent. It is understood that drainage issues would need to be addressed in conjunction with any works on this section of the street.

The Board considers it important that the works cover the remainder of the street. Approximately 2,500 vehicles use the street each day and there are significant road safety issues. A safe pedestrian crossing point adjacent to the playground may be one priority.

The Board requests funding in 2005/06 for additional traffic calming along the rest of Hampshire Street, including any associated drainage works.

##### 4.2 Enhancement of Wetlands (Page 83)

The Board acknowledges the ongoing commitment made to the development of the major wetland areas in Burwood/Pegasus: the Bexley and Travis Wetlands and the Horseshoe Lake Reserve. These areas are important assets for the City as a whole. Considerable effort has been made by the Council and the community to enhance their value in both ecological and recreational terms.

In relation to Horseshoe Lake Reserve, the emphasis has been on providing infrastructure such as pathways, toilets, car parking and interpretation information. The Board notes that there is a need for additional resourcing of ecological restoration. In 2004/05 the Board is contributing \$2,000 to the restoration of an island in the Reserve to recreate the habitat for native wildlife. Funding programmed for similar projects would be beneficial to creating a balance between recreational and ecological enhancement of the Reserve.

##### 4.3 Minor Greenspace Projects

The Board asks that the following minor capital works be programmed for future years:

*Royal Park Playground Renewal* - Residents near this small neighbourhood park in Queenspark have requested a new play structure to replace the current non-complying structure. This is not a high priority purely on safety grounds and is therefore not programmed within the next five years. Estimated cost \$12,000.

*Kibblewhite Reserve Carved Bird Posts* - The installation of bird posts along the lower Avon River as an artwork feature and encouragement of bird life. Estimated cost \$5,000.

*Bexley Half Basketball Court* - The Bexley Residents' Association has requested a court as a recreation facility for the local community. It could be incorporated into the Bexley Reserve development. The Board asks that it be considered for 2006/07. Estimated cost \$20,000.

*Avondale Reserve Play Equipment* - Implementation of playground plans prepared several years ago by local school children as a 'Big Idea' project of the Children's and Youth Advocacy Team. Estimated cost \$25,000.

#### **4.4 Shirley Library's Hours of Operation**

In support of a local resident, the Board made representations to the Libraries Manager earlier this year for extending the hours of the Shirley Library. The Libraries Manager subsequently reported on the hours of operation of the libraries network and on the recommendation of the Annual Plan Subcommittee additional funding has been budgeted to enable additional hours at several libraries. For the Shirley Library, this is to result in hours of 9.00 am to 6.00 pm on weekdays (no late night) and 10.00 am to 4.00 pm on Saturdays, from 2005/06.

The Board acknowledges the provision of the additional hours at Shirley Library. The Library has consistently been one of the busiest community libraries in Christchurch. Although the new Parklands Library may reduce some of the overall demand, the Board anticipates growing demand for the Shirley Library to be open on Sundays, in particular from the increasing volume of shoppers at the Palms Mall.

#### **4.5 Aranui Library Service**

The Library and Information Unit has begun investigating options for the provision of a library service to Aranui. Initial consultation is being done to identify the nature of the community's needs.

It is likely that any service would have a focus on youth and may combine a homework centre with a flexible library service. The intention is to link in with other providers and to consider funding opportunities with other agencies.

The feedback from the community has been very positive of this possible initiative and the Board supports the Unit's innovative ideas for introducing a service at a comparatively low cost. The Board seeks favourable consideration of this proposal.

#### **4.6 Council Consultation Practices**

The Board has concerns about the efficacy of some of the Council's consultation practices and the community's ability to influence Council decision-making. The Board is pleased to note the Council's stated intention to encourage better consultation (Volume 2, page 12), the importance of which is stressed in the Local Government Act 2002.

In several recent examples, affected residents have not been consulted until after detailed plans have been completed and there was limited scope to change the plans. Residents' reasonable expectations of input are then unmet and there is potential for anger to be directed at the Council.

It is understood that a review is underway of consultation practices across the Council. The Board favours a framework that involves residents in dialogue at an early stage where they can offer relevant local knowledge and improve the outcome of the project. At the very least, early consultation is more likely to reduce potential conflict and result in greater acceptance of the final plan.

This is an issue that has concerned the Golf Link Residents' Association. The Association characterises the Council's existing practices as a "plan → consult → defend" model, usually

run within an inadequate time frame for the community. As an alternative, the Association's preference is for a "propose → consult → plan → consult → implement" model, where the "propose → consult" stages involve dialogue to explore and understand issues in an initial proposal.

The Board raises this matter as a general issue for the Council to consider.

#### 4.7 **Impact of Wastewater Ocean Outfall**

In the Board's submission on the recent consultation on Water Quality and Beach Standards, the Board raised the impact of the planned wastewater outfall on the wider coastal community. While appreciating that the Council has addressed measures to compensate the residents in the Jellicoe Street area who will be affected by the planned installation of the pipeline, the wider impact should not be underestimated.

The Board foreshadows its view that the Council should give consideration over the coming years to projects designed to compensate the wider community for the disruption and divisiveness caused. While specific projects are still to be identified, the Board has in mind projects such as enhancements to foreshore areas and recreational facilities. One possible example is the proposed artificial surf reef at New Brighton; scientific data is currently being assembled to assess its viability.



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