

## 12. CHRISTCHURCH CITY COUNCIL'S MAJOR GRANTS FUNDING ALLOCATION

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The purpose of this report is to provide information for the Board to make recommendations to the Major Grants Fund on three community projects located in the Burwood/Pegasus area.

### BACKGROUND

At the Board's August 2000 Capital Works meeting, requests for funding support were received from the Burwood Christian Centre, the City East Church and the Windsor School Board of Trustees. Though the Board recognised the significant community benefits in each of the three projects, they were all ruled ineligible for Community Board/City Council capital works consideration as the projects were not based on Council-owned land or in Council-owned buildings.

The Board recommended that Officers furnish further reports on the three projects for the Board to then make priority recommendations to the Major Grants Fund for funding consideration.

### BURWOOD CHRISTIAN CENTRE

The Church is seeking City Council/Community Board funding support for completing the construction of the Church/Community Hall and Youth Centre facilities and for the employment of a Community Services Co-ordinator.

#### Background

The Burwood Christian Centre (formerly known as the Bassett Street Fellowship Church) was established in 1988 and has initiated a number of community outreach programmes and youth support services during those 13 years. Since an arson attack three years ago that destroyed the Church/Community Hall and some of the adjoining rooms, many of these services have been reduced, transferred to another site or closed until the new community centre facility has been constructed.

#### Project

The construction work includes: the building of a new gym/hall/auditorium; repairs and restoration to the fire damaged area between the destroyed hall and the church house, which has the kitchen, dining room, lounge, toilets, storage rooms and two small meeting rooms; renovations/alterations to the existing church and church house to provide a youth centre facility and medium size hall, a baby care room, a storage room, three office/meeting rooms and administration office; and purchasing of fittings, furnishings and equipment.

The two centres will enable the Church to base all its (current and proposed community outreach) programmes/services within the one location.

These services will include:

- Powerhouse Youth Ministries provide youth worker services, weekend recreational programmes, week-night youth clubs and support groups, creative music/dance/theatre groups, weekly programmes at a local intermediate and a local high school, youth leadership training
- Working with the Palms Management in exploring "away from the Palms" youth activities
- Providing youth recreation events in partnership with the City Council's Leisure Unit
- Community Call In/Open House hours
- Weekly community playgroup
- Twice weekly Oasis children's programme
- Weekly craft and sewing groups
- Counselling hours with a trained counsellor
- Budget advice hours with the Kingdom Resources Trust
- Community medical centre hours
- Home Help Outreach Services with parenting support, household management and maintenance
- Graffiti Anti-tagging Team.

The Community Services Co-ordinator will be a newly established 20 hour per week position responsible for the development and managing of the Church's community outreach services. This co-ordination of services is now required as a designated position because of the increase in the number of services being provided and the demand being placed on the individual services. Such co-ordination work is being presently undertaken jointly by the youth worker and members of the Church's Pastoral Team.

All land, resource and building consents have been obtained with all the programmes/services having the required health and safety protocols and risk management procedures in place.

Church members visited all local neighbours and undertook a wider community letterbox drop in 1999 informing the residents of their building proposals and building use activities. They intend to repeat this exercise again towards construction completion time and host a community open day.

Once constructed, the new community centre and youth centre facilities will also be available for community group and individual/family hire for social, educational and recreational activities.

The Church's community outreach programmes involve the people of Burwood, North Beach, Mairehau and Parklands.

There are two school halls and three church/community centres within 1km of this project. All these facilities have high school and community use and are regularly booked out. None of these buildings have the indoor recreation, drama/theatre/music and youth facilities as being proposed by this project.

Supporting documents from the Burwood Christian Centre and Powerhouse Youth Ministries identify specific budget costs, ways that the Youth Centre can meet/work with the recommendations identified in the Community Board's Youth Recreation Needs Survey, specific Powerhouse Youth Ministries youth activities and numbers of young people attending.

Powerhouse Youth Ministries has community outreach experience of over ten years in the Burwood area and has gained significant recognition throughout Christchurch for its innovative and very successful youth work. Powerhouse is a member of the Canterbury Youth Workers Collective which ensures collaboration between youth workers and youth services, co-working of community projects and supervision, mentoring and training opportunities for youth workers.

## **Conclusion**

This project meets Outcomes 1, 4, 5, 6, and 7 of the Council's Social Wellbeing Policy and it is considered to work across all of the Policy's Priorities.

The Church has already raised nearly \$500,000 of a total project cost of \$592,000.

It is with every confidence that this project is recommended for the Board's consideration. It is strongly acknowledged that the youth work of Powerhouse Youth Ministries is making a significant contribution to addressing many of the issues raised at the August 2000 Youth Worker meetings and the Burwood Pegasus Youth Recreation Needs Study.

## **CITY EAST CHURCH**

The Church is seeking Community Board/City Council support for the construction of a multifaceted youth complex and for the employment of a Youth Worker and a Social Worker.

## **Background**

The City East Church (formerly known as the Carmel Christian Centre) has been providing worship and community outreach services in North New Brighton and Aranui for over 20 years.

The Church is based in a former office and home furnishing factory/warehouse of approximately 3 acres in Shortland Street, Aranui.

## **Project**

The Church's Youth Centre facility will provide a café/kitchen and social lounge area, a movie theatre, gymnasium/sports/recreation area, music/band sound room, a stage area for drama and music performances, technology suite with computer and Internet facilities, employment creation work spaces, outdoor skateboard and adventure facility.

The Church is seeking initial Community Board/City Council funding support for the costs relating to the café/kitchen and social lounge area, movie theatre and the stage and sound facility. Such costs are estimated at \$116,000 which does not include a significant level of labour costs as this is being undertaken by church members.

The Youth Centre complex is part of the overall church and community facility which includes an auditorium, children's crèche and playground area, function room, an employment initiatives training centre, community based small business work spaces, a community garden space and an outdoor recreation and sports area.

Current community outreach services include:

- Children's crèche and parent support time
- Advance Community Academy education programme for 13 to 15 year olds
- Social Worker who is working with young people and their families
- Friday after school programme for 9 to 12 year olds
- Wednesday Teen programme with two groups for 15 to 18 year olds
- J2k programme for 13 to 15 year olds on Saturday and Sunday evenings
- Holiday programmes, cultural events and social outings for young people.

The Youth Worker and Social Worker positions will be working directly with the Church's community outreach and social service programmes. The salary budget for these positions are \$30,000 and \$45,000 respectively.

This community centre/youth centre complex has received funding support from The Community Trust, the Lion Foundation, Community Employment Group, Ministry of Education, WINZ, Canterbury Development Corporation and from local church members. Church members are also providing their management, administration, community care and labour skills to this project as volunteers.

Supporting documentation provides information on project development, community needs, project budgets and community support.

## **Conclusion**

This is a major project for the City East Church and it has been developed over the past two years. Church members have undertaken major renovation work in converting the building into a community and youth centre facility. This initial work has included the movie theatre, the gymnasium/sports/recreation area and the stage/live production area. The Church's pastor has been networking strongly with local and city-wide community, youth and social service agencies and with local and central government agencies. Local groups are also using the Community Centre facility for their community outreach and community support work.

It is considered that the activities and services presently being undertaken, and those being proposed by the Church fully meet the recommendations of the Burwood Pegasus Youth Recreation Needs Study. These activities and services are also working in social and community areas that have begun to be identified in the Aranui Community Renewal Project.

It is suggested also that this community centre and youth centre project has the potential of meeting all the outcomes and priorities as identified in the Council's Social Wellbeing policy.

1996 Census statistics show Aranui with:

- An under 14 years population of 29.1% (Christchurch City 19.4%),
- 19.6% of the population is Maori (6.9%),
- Pacific Island population of 10.6% (1.9),
- 35.3% of homes are rented dwellings (23.9%),
- 37.3% of families are sole parented (18%),
- 20.8% of households have no motor vehicles (12.4%),
- 52% of the residents aged 15-plus have no qualifications (30.1%),
- Unemployment level of 16.7% (7.6%),
- Median annual family income of \$25,691 (\$38,947),
- 50.9% of the population were receiving income support (38%).

Ministry of Education information from 1999 identifies the three local primary schools at a Decile 1 rating. This is a socio-economic ranking of schools with a one to ten ranking where one is the lowest. Aranui High School has a Decile 3 rating.

## **WINDSOR PRIMARY SCHOOL BOARD OF TRUSTEES**

The Board of Trustees is seeking Community Board/City Council funding support for the costs of extending the School and Community Hall.

### **Background**

The Hall was constructed in 1983 as a school and community facility and was jointly funded by the Waimairi District Council, Department of Education, Windsor Primary School and the local community. From the files held at the Shirley Service Centre and discussions with the Council's Property Unit, it appears that the Windsor Primary School/Ministry of Education own the facility with the Christchurch City Council holding a licence to occupy agreement. This agreement gives the Council authority to use the said land and buildings for the purpose of operating a community hall complex. There is also an agreement dated April 1983 establishing a Windsor Hall Management Committee. The management of the Hall is now the responsibility of a committee of the Windsor School Board of Trustees.

### **Project**

The proposed extensions (10.6m x 16.5m) will take the Hall to its original 1983 design, which was not completed because of lack of funds at the time, and will include a 7.6m x 3.0m stage area and two storage rooms. Existing facilities include a main hall area, kitchen/catering area, men's and women's toilets and two small meeting/activity rooms.

The Board of Trustees identified the need for these extensions through its networking with local residents and community groups and through the demand for such hall facilities from the school community itself as it meets its increasing educational, social and recreational requirements. This research identified:

- 500 new residential sections are being developed over the next few years in the Windsor, Travis and Burwood Hospital districts
- Many local sporting and recreational groups in the Windsor district do not use the Hall because of its very small size
- The Hall presently has no stage facility and this severely limits use by arts and theatre groups
- Present ventilation is so poor that large group or public meetings are held out of this local district
- Since 1989 the school roll has increased from 290 to 560 pupils
- There has been no major upkeep/renovation work completed on the Hall since its construction in 1983. Urgent work is required on the west wall which is severely damaged from rain and wind with leaks coming through the wall and roof.

By completing these extensions the Board of Trustees believes that the Hall will provide an improved community facility, which will meet local social, education and recreation needs. The Board has had indications from the community that the new facility would be used for/by badminton, indoor soccer, indoor cricket, pre-school, kindergarten, indoor bowls, craft, theatre, dance, church and youth activities/groups and for community group and public meetings.

Present community groups who have regular use of the Hall include brownies, pippins, badminton, gymnastics, the residents' association, kempo and a school of dance.

Based on design drawings the costs of the extensions have been estimated at \$295,000 with a further \$15,000 in consultation, design and consent costs.

### **Conclusion**

When the Hall was constructed in 1983 the then Waimairi District Council recognised the urgent need for a community hall facility in the Windsor area and entered into a joint project with the Windsor Primary School and the then Department of Education. At that time there was no community hall facility in the area apart from a small hall facility at the nearby Holy Family Catholic Church in Burwood Road and the local Scouts Den in Travis Road. Since then St Pauls Lutheran (200m distance), the Burwood Christian Centre (1km) and All Saints Anglican Church (1.5km) have constructed hall and meeting room facilities. These three church facilities, along with the Burwood United Church, have a significant number of community outreach services based at their facilities as well as the facilities being available for wider community use.

The Property Asset Officer has confirmed that as at 1 January 1983 the Council entered into three-way licence to control and manage the Windsor School hall for a term of 20 years. Parties to the agreement were the Canterbury Education Board, the Waimairi District Council and the Windsor Community Hall Committee. The Windsor Community Hall Committee (now the committee of the School Board of Trustees) has exclusive control to manage the land and buildings as a Community Centre under a number of operating conditions related to hours and noise levels. The Hall committee is responsible for all internal maintenance and grounds upkeep. Funding for this maintenance is derived from income from hall rentals plus a sum from the Education Board. The council is responsible for all external maintenance and insuring the hall and its contents. Council also has to indemnify the Education Board against claims against any work carried out by the Council on the buildings or out of the fact of the Council's possession of the facilities. There is no right of renewal implied in the agreement. The Board of Trustees firmly believes that the City Council has a joint ownership responsibility because of the Hall's original construction agreement between Council, School and the Department of Education. The Ministry of Education is searching its own files to clarify this "joint" ownership understanding also.

Whether the City Council is a "legal" owner or not, it is suggested that the Community Board/City Council has a community participation responsibility in this project and should recognise itself as a one third partner.

It is important to note that though the Council's Property Unit may not allocate funds to non-Council owned facilities, the Council and its Community Boards have allocated grants towards such school based projects. Through the Major Grants process for example, funding allocations have been made to Christchurch East Primary, Addington Primary, Burnside High and Elmwood Primary schools during the past three to five years.

It is considered that this project meets Outcomes 1, 4, 5 and 7 and Priorities 1, 2, 5 and 9.

The School has a Ministry of Education Decile 9 rating.

- Recommendations:**
1. That the Board recommend consideration of the Burwood Christian Centre project's Capital Work costs by the Council's Major Grants Fund.
  2. That the Board consider a contribution to the Burwood Christian Centre project's Community Services Co-ordinator position at its February 2001 Project and Discretionary Funds Allocation meeting. This position would also be eligible for funding by other community funding organisations.
  3. That the Board encourage the Burwood Christian Centre Church to apply to the Council's Community Organisation Loans Scheme as a way of reducing the project's current cost of loan servicing.
  4. That the Board recommend that the City East Church project's Capital Works costs be considered by the Council's Major Grants Fund.
  5. That the Board consider a contribution to the City East Church project's Youth Worker position at its February 2001 Project and Discretionary Funds Allocation meeting. This position would also be eligible for funding by other community funding organisations.
  6. That the Board recommend consideration of the City East Church project's Social Worker position by the Council's Social Initiatives Fund.
  7. That the Board recommend that the Windsor Primary School project be considered by the Council's Major Grants Fund.
  8. That the Board encourage the Windsor Primary School to also apply to the Council's Community Organisation Loans Scheme in March 2001.

**Chairperson's Recommendation:** That the abovementioned recommendations be adopted.