

Kaipātiki Local Board Workshop Programme

Date of Workshop: Wednesday 26 April 2023
Time: 10.00am
Venue: Boardroom, 90 Bentley Ave, Glenfield

Time	Workshop Item	Presenter	Governance role	Proposed Outcome(s)
10.00 – 11.00am	Eke Panuku Development	<p>Kate Cumberpatch Priority Location Director, Eke Panuku Development Auckland</p> <p>Amir Saadatjoo Senior Project Manager, Eke Panuku Development Auckland</p> <p>Karen Richardson Senior Community Affairs Advisor, Eke Panuku Development Auckland</p> <p>Anu Ravi Moses Stakeholder Relationship Manager, North-West Auckland, Kāinga Ora</p>	<ul style="list-style-type: none"> Keeping informed 	<ul style="list-style-type: none"> Receive update
11.00 – 11.10am	Break			
11.10 – 12.10pm	<p>Annual Business Improvement District (BID) Compliance</p> <ul style="list-style-type: none"> Northcote Town Centre 	<p>Gary Holmes Manager, Northcote Town Centre Business Association</p> <p>Gill Plume BID Senior Advisor, CCO/External Partnerships</p> <p>Claire Siddens Principal Advisor, CCO/External Partnerships</p>	<ul style="list-style-type: none"> Keeping informed 	<ul style="list-style-type: none"> Receive update

12.10 – 1.00pm	Lunch			
1.00 – 2.00pm	LB Annual Planning workshop 3 - Fees and Charges	<p>Sugenthy Thomson Lead Financial Advisor, Financial Strategy and Planning</p> <p>Paul Edwards Senior Local Board Advisor, Local Board Services</p>	<ul style="list-style-type: none"> Setting direction / priorities / budget 	<ul style="list-style-type: none"> Provide direction on preferred approach
2.00 – 3.00pm	Local Board Plan Development	<p>Paul Edwards Senior Local Board Advisor, Local Board Services</p>	<ul style="list-style-type: none"> Setting direction 	<ul style="list-style-type: none"> Define board position and feedback
3.00 – 5.00pm	Community investment options for local board plans - WS2 – PUBLIC EXCLUDED	PUBLIC EXCLUDED	PUBLIC EXCLUDED	PUBLIC EXCLUDED

Next workshop: Wednesday 3 May 2023

3-May-23	9.15am	9.50am	Members only time
	10.00am	12.00pm	Customer and Community Services - Parks and Community Facilities
	12.00pm	12.45pm	Lunch
	12.45pm	1.45pm	FIFA item - FIFA - 'Business and Community Toolkit'
			Auckland Transport
	1.45pm	2.45pm	<ul style="list-style-type: none"> Beach Haven Road Pedestrian Crossing Pupuke Road / Ocean View Road Intersection
	2.45pm	3.00pm	Break
	3.00pm	5.00pm	LB Annual Planning workshop 4 - Annual Budget consultation feedback and input on regional topics

Role of Workshop:

- Workshops do not have decision-making authority.
- Workshops are used to canvass issues, prepare local board members for upcoming decisions and to enable discussion between elected members and staff.
- Workshops are open to the public however, decisions will be made at a formal, public local board business meeting.
- Members are respectfully reminded of their Code of Conduct obligations with respect to conflicts of interest and confidentiality.
- Workshops for groups of local boards can be held giving local boards the chance to work together on common interests or topics.

Northcote update

April 2023

Agenda

1. Te Ara Awataha:

- Celebration day – 1 April and Connecting Northcote
- Jessie Tonar Scout Reserve

2. Eke Panuku town centre development and community hub

Te Ara Awataha - delivery plan



Completed:

- Greenslade Reserve to Richardson park

Almost completed:

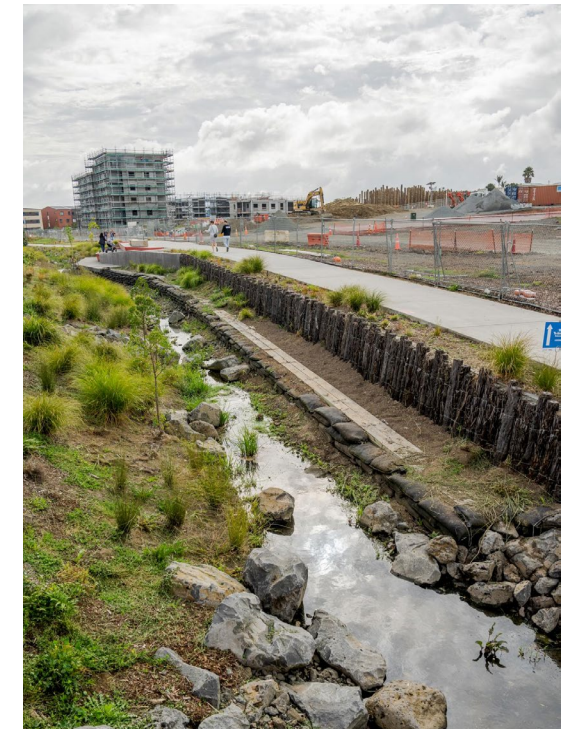
- Kaka Street

Work starting May 2023:

- Jessie Tonar Scout Reserve

Te Ara Awataha - update

- New signage to be installed soon – pending confirmation of reserve names
- Several new mana whenua artworks are being installed along Te Ara Awataha
- Full completion of schools' edge – with the last boardwalk due to be finished in the coming week, when we will arrange inspections for handover to the Council
- Basketball section of Cadness Loop Reserve opened - physical works at Cadness Loop Reserve are complete and the planned handover to the Council is timed with school's edge



Te Ara Awataha – celebration day, 1 April

- Excellent community and relationship building event to promote the new greenway
- Multi-cultural event - well supported by the community



An example of the information displayed at 1 April Te Ara Awataha event and what we have been speaking to key stakeholders about



Connecting Northcote

We are working towards

- Strengthening connections in relation to community building.
- Connecting Northcote is about focusing on the social infrastructure rather than the physical development, masterplan and design, which is well underway.

Why

- To support community building alongside significant change in Northcote.
- Some of our large complexes are being completed in 2023, with many people moving in. These will have community rooms and spaces we will need to activate.
- We want people to feel connected and welcomed to their community.

Working with the community

- We want to build on what is already good and works, focusing on existing strengths and abilities. Northcote is already rich with resources, community groups, people and services.



We asked five Northcote residents what you're looking for in your new home and they got their hands up and got creative.



Connecting Northcote is about focusing on the social infrastructure rather than the physical development, masterplan and design, which is well underway.

Connecting Northcote: The Three phases



Discovery – The Northcote Community now

Understanding strengths, abilities, potential social connections and support services in Northcote. **Work with key stakeholders to shape Phases 2 and 3.**



Reflecting back and the future

Storytelling, reflecting back on what we have found in phase 1. Engagement on future community aspirations and social connections, shaping Northcote's future identity.



Building Community

Moving the community towards self-governance and the future of Northcote. Working towards activation of community rooms and spaces.



Coming Soon

More storytelling

Good things that are already happening in Northcote.

Aspirations for Northcote

Opportunities to shape Northcote's future identity and strengthening social connections.

Our new complexes

Opening events, welcoming customers to Northcote and beginning to activate the community rooms.

Questions you can help us with

- Do you have any positive stories or experiences to share about living in Northcote that relate to local history, community connections, community health, skills, youth development or wellbeing?
- How do you think we could help our new residents feel connected and welcome?
- What do you like about Northcote?
- What's your wish for Northcote?



Examples of information we've receive around Connecting Northcote at 1st April Te Ara Awataha event

Ideas for welcoming new residents

- Someone to run through the basics with new people
- Community hub/house
- Investment in social infrastructure
- Managing perceptions when Kāinga Ora blocks are finished
- Activities for children after school – Youth workers
- Links with the schools
- Recreation and sport opportunities for young people
- Community leadership
- Facebook
- A well-managed community support centre
- Work together to deter issues before they arise
- Community groups, events and activities, help and information

Wishes for Northcote

- Have places to drop in and have a chat with people
- To feel connected a community feel
- An opportunity to refresh people's perceptions of Northcote, Northcote is misunderstood with extremes of Northcote Point and Tonar
- Everyone working together
- There are tea rooms with lots of Chinese coming together, this I good and would like to see this happen more with other groups
- Northcote to keep its homeliness
- If I need it I would like people to help me out
- Good public transport to all areas
- Good parks and play grounds
- Things to engage youth, more things for youth after school

We've also been engaging with many key stakeholders

- Connecting Northcote is being well received.

Jessie Tonar Scout Reserve upgrade

- Continuation of Te Ara Awataha to its source
- Construction from May 2023 to June 2024
- Concept design approved by Kaipātiki Local Board - Nov. 2021
- Detail design being reviewed and approved by Council's Healthy Waters and Community Facilities
- Upgrade includes stream restoration and improved amenity - new benches, educational signage, nature-centric play areas, new native planting, exploration trails and recreation spaces



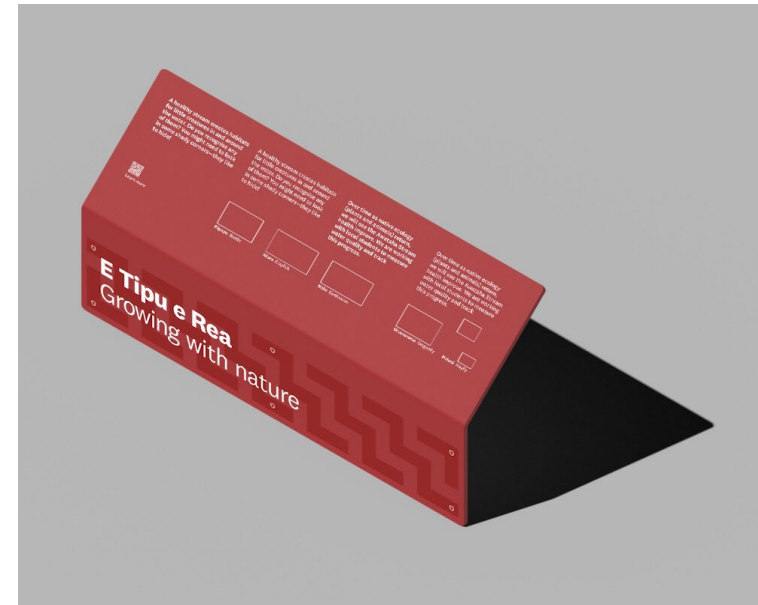
Jessie Tonar Scout Reserve

- Landowner Approval (LOA) granted, and resource consent conditions being finalised
- Contractor procurement started (in collaboration with Healthy Waters and Council's procurement team) and RFP documents issued
- Local residents and schools will be advised prior to work starting
- There will also be signage, website updates, newsletter updates and social media to advise the local community
- Working with the Aikido club to maintain access
- Work underway with mana whenua artists to integrate cultural design elements



Te Ara Awataha - signage and wayfinding

- Ongoing collaboration with mana whenua, Auckland Transport and Auckland Council
- Detailed design of standard AT/council signage and bespoke signage draft has been provided to Local Board Chair + Deputy Chair for review
- Standard signage pending additional map input from AT
- Final bespoke design illustrations pending mana whenua artist review
- Currently seeking quotes from manufacturers and installers
- Installation of standard (park and wayfinding) signage is pending reserve naming



Town centre development

- Business case and continuity strategy is being completed for mid-year
- Go to market – this remains scheduled second half 2023. The EOI is currently being drafted
- Woolworths development – our team is engaging with Woolworths about their proposed store requirements. Initial Bulk and Location drawings have been received from Woolworths



Town centre – tenant update

- 1 new tenant has moved in since the last update
- 1 relocation, 1 under contract and 3 leasing enquiries
- All leases have a 6-9-month termination clause in preparation for demolition
- Remedial works (mainly a roof repair), due to damage caused by February 2023 weather events, has mainly been completed. Couple of works are still in progress.



Northcote placemaking

- Supporting ongoing connections across community groups, connecting people to place – strong uptake following 1 April event
- Play activity (pictured) ‘Getting to know your Northcote’ place-based interest over school holidays
- Restoration work continues, expanding across newly opened greenway spaces and working closely with the schools, led by Kaipātiki Project
- Working with the Business Association on the Time Capture piece. This will feature businesses across the town centre as part of long-term capture of change over time, to celebrate Northcote past, present and future



Zero Waste Northcote update

- Continuing to support Zero Waste Northcote programme collaborative project (Local Board, Eke Panuku, Waste Solutions, Mana Whenua)
- Evaluation overview document is being drafted capturing delivery and impact of initiatives to date – to be shared as part of future update
- Working closely with:
 - Kāinga Ora – around new residents and Tonar Street waste issues
 - Waste Solutions – adopt a spot areas along Te Ara Awataha
- Regular reporting through Waste Solutions Local Board reporting
- Eke Panuku’s construction/de-construction programme approach

ZERO
WASTE
NORTHCOTE



Community hub and Cadness Reserve update

Key dates / activity timeline

- November 2022: Design consultant procurement completed and contract awarded
- December 2022 to March 2023: Meeting and workshops held with key stakeholders (Local board, mana whenua, council and community service providers) to agree on design brief principles and objectives
- April 2023: Cost estimates updated to reflect latest market rates for delivery of a new multiple purpose community facility.



Community hub and Cadness Reserve update

Design brief key points

- Building size/spatial arrangements to meet council, local board and stakeholders needs
- Final design brief for building and open space to meet current project budget of \$19.1M
- Design integration of the new hub with the surrounding open space - plaza and Cadness Reserve



Community hub and Cadness Reserve update

Next steps

- May-June 2023: Refine design brief and provide a high-level concept plan as per current approved budget for the project
- June-July 2023: Receive feedback on high-level concept and get an approval in principle on the preferred concept design option
- July-August 2023: Concept design approved by the local board
- August-October 2023: Community engagement



Ngā mihi



*Annual Report to
Kaipatiki Local Board
26th April 2023*



This report will cover:

- NTC Annual Report 2022
- Key projects 2022/23
 - Topsy Turvey Kids Town
 - Middle Eastern Bazaar
 - Lunar New Year celebration
 - Town Centre advocacy
- Focus for 2023/24



Annual Report 2022



CHAIR'S MESSAGE

While the early part of the past year had once again been disrupted by Covid 19, it is great to be finally operating without Covid-19 trading and masking restrictions. A number of new businesses have filled previously empty shops which is encouraging.

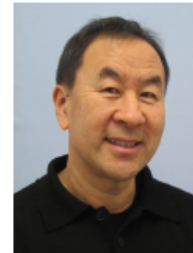
We continue to work closely with Eke Panuku and the Local Board on plans for their Northcote redevelopment. This year the focus has been on the best location for the Town Square and the Local Board has determined that this will be located at the originally proposed location at the Lake Rd end of Pearn Place.

Late last year the Local Board approved the refurbishment and extension of the Mitchell Building, which is currently home of the Northcote Library, into a new multi-purpose community hub in the area adjacent to Cadness Reserve.

It is great to see us being able to support events again with the Kids Town event in July and the upcoming Middle Eastern Bazaar in November. These events bring new people into the town centre and creates awareness of what we have to offer.

The Northcote Town Centre Committee met eight times during the 2021-22 year. At each meeting, we receive updated reports from the management team and review upcoming activities and events.

I want to thank our executive committee of volunteers and our management team, BID Manager Gary Holmes and Chinese Liaison Crystal Pan.



We also want to extend a thanks to Kate Cumberpatch and Danielle Grant who have played important liaison roles with Eke Panuku and the Kaipatiki Local Board.

Thank you everyone for your support this past year. We look forward to another busy year, as is detailed in this report.

Anthony Yee

Chair 2021/22

Annual Report 2022

2021-22 COMMITTEE



Anthony Yee (Chair)
Unichem Pharmacy



Chuck Buckley
EC Cycles



Niki Cowie
Baptist Op Shop



Eric de Freitas
EC Cycles



Jay Patel
Mitchells Paper Power



Lindsay Waugh
NorthArt



Danielle Grant
Kaipatiki Local Board



Kate Cumberpatch
Eke Panuku



Gary Holmes
BID Manager



Crystal Pan
Chinese Liaison

BID Management Team

HIGHLIGHTS FOR 2021/22

- **Promotional Videos** - We collaborated with the team from Chasing a Plate to produce promotional videos highlighting many of our excellent eateries and restaurants. Three videos were produced each featuring three restaurants and they have received more than 85,000 combined views and generated many new visits from people who viewed the videos.
- **Kids Town** - We partnered with event company Open Fort to deliver the "Topsy Turvy Kids Town" along Pearn Place in July. This was a free family event to help bring more families into the Northcote shopping centre and help showcase the local businesses. A number of activity zones were set up with each activity zone themed around different features of a town. Activities included themed mini-games and crafting challenges.
- **CCTV** - We have completed an upgrade of our CCTV network to expand the number of cameras we have, including future proofing to enable us to add extra cameras when required. We are now linked into the Safer Cities grid which means Police have real time access to the footage via the 111 call centre.
- **Environmental Issues** - We have continued to report environmental issues such as graffiti, and other damage to property to Auckland Council and other agencies for appropriate action.
- **Security** - Matrix Security have continued their patrols covering morning, afternoon and evening times (two random walk thru during day, a 45min bed down check between 8pm and midnight and two checks during the night), as well as extra daytime patrols during the school holidays.



Annual Report 2022

COMING UP IN 2022/23

- **Chinese New Year** - There is not a lot of appetite for the large-scale big events that we have run for previous Chinese New Year celebrations. The suggestion for 2023 is that we look to have a weekend of Asian (and other) buskers in the town centre as well as the Chinese Cultural workshops which have previously been run by the North Shore Chinese Community Network Trust.
- **Town Centre advocacy** - NTC will continue to take the lead on advocating for and providing feedback on the planned Town Centre development upgrade by Panuku.
- **Middle Eastern Bazaar** - We are supporting the Kaipatiki Community Facilities Trust to run a Mid-Eastern Bazaar event in the town centre in November. This is aimed at sharing the middle eastern culture and will include food and cultural stalls and music.
- **Restaurant Promotion** - We are investigating ideas for promoting our restaurants including producing an information sheet for each restaurant that details the origin of their food, the history of the business in Northcote, their most popular dish and their price points. In addition, we are also looking at commissioning Chasing a Plate to produce a Northcote dining guide video that covers all restaurants in Northcote, explaining a little bit about each of them (and incorporating some of the previous footage from the video series they produced).
- **Chinese Liaison** - Crystal Pan will continue to work closely with our Chinese business owners to provide support and assistance where needed. We are planning a presentation and workshop with staff from Auckland Council and MBIE on employment rights and obligations for our hospitality businesses.
- **Christmas BBQ** - After not being able to hold this event last year, we look forward to holding our ever-popular annual Christmas party for Northcote staff and their families in late November.
- **Social Media** - We have continued to maintain our website www.northcote.co.nz and our Northcote Town Centre Facebook page which links to other local businesses and acts as a portal for local social media activity.



Northcote Town Centre Inc.

PO Box 36-364, Northcote, Auckland 0748

www.northcote.co.nz

 /NorthcoteTownCentre

CONTACT

Gary Holmes - BID Manager
0274 966 283

Crystal Pan - Chinese Liaison
021 0238 8676



Topsy Turvy Kids Town

- Held Saturday 2nd July 2022
- Children's activities
- In conjunction with The Open Fort



Lunar New Year 2023

- Held Sunday 5th February 2023
- Musical performances
- Chinese cultural stalls



Middle Eastern Bazaar

- Held Saturday 5th November 2022
- Musical performances
- Middle Eastern stalls



Town Centre advocacy

- Continuing to provide feedback on future Panuku development
- Focus on making the Town Square really stand out
- Encourage building / centre improvements in the interim (lighting / CCTV / power etc)
- Now connected to Safer Cities grid & have upgraded CCTV network

Focus for 2023/24

- Activating town centre with food tours & focus on hospitality
- Ongoing advocacy with Eke Panuku and Local Board on Northcote Development, including ensuring “appropriate tenants”.

Northcote – The Asia Pacific Marketplace

Where International Meets Local



Kaipātiki Local Board Fees and Charges

2023/2024 Annual Budget

Sugenthy Thomson - Lead Financial Advisor



Purpose of today's session

1. Active Communities Bookable Spaces Fee – Phase 1

- Sharing additional detail on change proposal
- Seeking feedback/direction from the board on the qualification criteria of Community Discounts

Note: The regular annual fee increases for 2022/2023 were not implemented as planned in February 2023, this was so 2023/2024 fees could be implemented 1 July 2023 rather than February 2024.

2. Changes on fees and charges for 2023/24 Local Board Agreement



Active Communities Bookable Space





Additional Information

Active Communities – Bookable Spaces



Recap: Examples of standardisation of baseline fees



	Baseline (excl. discounts)	
Court Hire	Current	New
Badminton Court Hire	\$10.20 - \$20.00	\$20.00
Basketball Court Hire	\$67.70 - \$83.90	\$80.00
Small Basketball Court Hire	\$28.80 - \$78.80	\$60.00
Squash Court Hire	\$9.80 - \$15.20	\$15.00
Pool Hire	Current	New
Dive Well Hire	\$96.00 - \$190.40	\$150.00
Lane Hire (excl. 50m)	\$32.40 - \$40.40	\$40.00
Lap Pool Hire (excl. WW & 50m)	\$106.10 - \$252.00	\$200.00
Teaching Pool Hire (excl. WW)	\$22.30 - \$70.00	\$100.00
Room Hire	Current	New
Large Room Hire	\$33.40 - \$46.00	\$50.00
Medium Room Hire	\$20.20 - \$33.40	\$40.00
Small Room Hire	\$18.70 - \$50.50	\$30.00
Studio Hire	\$50.00 - \$101.00	\$100.00
Other	Current	New
BBQ Hire	\$15.00 - \$30.30	\$30.00

Note:

- Example of the harmonisation of baseline fees
- Excludes some bespoke services/fees
- Doesn't show discounts



Kaipātiki Local Board - Impact on top 10 users of bookable spaces



- Total revenue in 2021/22 from bookable spaces was \$146k
- Total fee contribution from top 10 customers is \$120k
- When 2021/22 volumes and discount levels are applied, the new revenue will range from \$109k to \$136k. This is using 100% off peak usage to 100% peak time usage.

**2021/22 fee revenue impacted by covid19 closures*



Kaipātiki Local Board- Customer profile

Customer Detail	
Customer Category	% Sum of Sales
Sports Team ✓	66%
Individual Customer	13%
School ✓	9%
Trust	6%
Other Organisation	6%
Total	100%

Based on proposed community discounting framework the following user categories would have the community discount applied:

- Sports Teams
- Schools

Trusts and other organisations may fit into the not-for-profit category or may be sports groups operating as a Trust and be entitled to the community rates.

Religious groups may be entitled to a community discount depending on final decisions





Discount Framework

Active Communities – Bookable Spaces



Discounting Framework



	Discount Type	Driver	Current State	Proposal
Incentivising usage	Peak vs. Off-peak times	Demand management	Currently only applicable in southern boards	A 20% discount to encourage booking of space at off-peak times
	Casual vs. Regular hirers	Customer management	Mixed application across the portfolio	A 20% discount to encourage repeat booking of spaces
Supporting the Community	Community Outcomes	Outcome/Policy	Mixed application across the portfolio Multiple associated fee lines	A 30% discount focused on areas that align with policy decisions / outcomes being sought



Qualifying for a Community Discount

Standard Inclusions	Optional Customisation	Standard Exclusions
Schools/Kura: Teams/Clubs and Groups	Religious groups: should religious groups get a community discount for holding services (passive activity)	Celebration bookings - birthdays, weddings etc
Sports Teams (incl. social sports and team trainings)	Groups aligning to LB outcome areas that may not otherwise meet the inclusion criteria	Groups running an event and charging a fee for a return
Not-for-Profit groups working in community (could include religious groups booking for active reasons- e.g. volleyball, etc.)	Whether LB's want to limit community discount to active bookings (i.e. not passive activities)	Corporate bookings Advertising/ filming requests Commercially operated swim school
Seniors (over 65's) and youth groups (under 17's)		
Disability groups		



Next steps:

- Do you agree with proposed inclusions and exclusions for discounting framework?
- What optional customisation would you select for your local board area and for which groups?





2023/24 Local board Agreement refresh



Fees and charges – 2023/24 Local Board Agreement refresh

Business Area	Proposed
Active Communities	Phase 1 review - this was workshopped November last year. The proposal involves decreases and increases in fees due to standardisation and inflation. Please refer to pages 52 – 55 of the Supporting Information for Consultation Document (and slide 5). Proposing to increase 7.5% for the remaining fees
Venue hire (excludes Active Communities bookable spaces)	Proposing a 7.5% increase
Community, Arts Centres and Bookable Library Spaces	Proposing a 7.5% increase (excluding Library Services)

- Fees and charges will be reviewed after public consultation and adopted as part of the Annual Budget process in June-2023 upon Governing Body approval.
- Please refer to attachment for details of local board’s fees and charges
- There were a few errors found in the advertised pricing schedule for Gold, Silver and Bronze gym memberships in the current year. These errors have now been corrected for 2023/24 financial year. The risk and impact is minimal to the local board



Drafting the Kaipātiki Local Board Plan 2023

Strawman discussion

26 April 2023



Session outline



- Where we are
- What we know and don't know
- Strawman
- Next Steps



Timeline

- **Local board plans** must be adopted by 31 October 2023.



Context



Key strategic issues for Auckland

Challenges facing council as outlined in the Pre-election report



Responding to a changing climate and taking steps to reduce Auckland's contribution to climate change through enabling emissions reduction and adapting to the changing climate is likely to require substantially **increased funding, fundamental reprioritisation of existing spending and policy changes.**



Focusing our efforts in communities of greatest need and areas where there are entrenched disparities in outcomes will create the greatest benefit to individuals, communities and Auckland as a whole. This may require some strong calls to **redirect resources to specific areas and communities.**



Our costs are increasing at a faster rate than the money coming in. As the pressure on costs increases, they must be carefully balanced against the need to keep charges for residents and businesses affordable, both now and into the future.



Pre-engagement



Pre-engagement phase

- In-person
 - 1 April – Te Ara Awataha celebration
 - 17 April – World Café evening, Beach Haven
 - 18 April – Māori Hui – Whakawhanaungatanga
- Written
 - Engagement ‘postcards’ distributed at events, displayed at libraries and an electronic version sent to stakeholder list
- Digital tools
 - ‘Share your idea’ and a survey, live for the month of April

This information is still being collected and will be shared with Members when analysed



Strawman



Next steps

- Engagement with Iwi and our local Māori community
- 7 June - Workshop Draft Local Board Plan
- 21 June – Adopt Draft Local Board Plan for consultation

