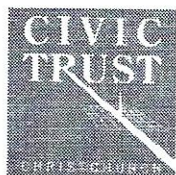


June 2006



# Civic Trust News

*All members and friends of the Christchurch Civic Trust are cordially invited to attend our*

## **ANNUAL GENERAL MEETING**

The AGM will be held on Tuesday June 27 at 5.30pm in the Elizabeth Kelly Room  
Christchurch Arts Centre, corner of Hereford Street and Rolleston Ave.

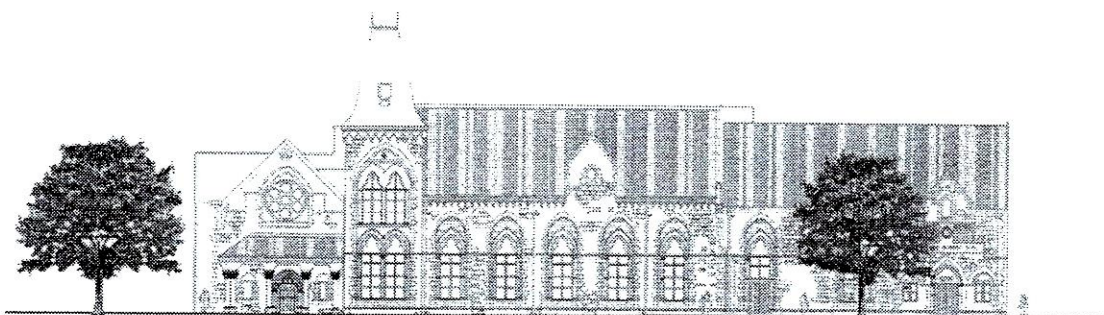
The Guest Speaker will be Professor Chris Kissling ( Professor of Transport Studies, Lincoln  
University ) whose address will be –

### **Transport in Our Central City – Which Way?**

#### **CANTERBURY MUSEUM**

Members of the Trust will generally be aware of landmark decisions of the Environment Court delivered on 17 May 2006 (a) ordering the cancellation of consents issued in 2005 by two commissioners - on behalf of the Christchurch City Council - for some of the redevelopment proposals for the Canterbury Museum "revitalisation project" and (b) refusing the applications by the Canterbury Museum Trust Board for resource consent. The essence of these decisions is that the benefits of refurbishment in general are outweighed by the adverse effects the current proposals of the Board would have. A further consideration was that the Museum Trust Board had continued with its appeal despite a High Court ruling last year advocating that the Board should reconsider its changes to the 1958 Centennial wing.

Several members of the Civic Trust participated in both the hearings by the two Commissioners and the Environment Court. To those members many thanks are offered for their persistent endeavours. Justice comes at a price and there is now a need for the Civic Trust to settle outstanding fees incurred. The Trust also now needs to consult with other key stakeholders to consider what new proactive steps might reasonably be taken to find new ways to satisfy future needs for improved museum facilities.



## SUBMISSIONS

The Civic Trust has made written submissions on the following City Council documents in recent months -

### **1 Issues and Options Paper : City Plan Heritage Provisions ( December 2005 )**

In 2003, an amendment was made by the New Zealand Government to Section 6 of the Resource Management Act 1991 (RMA) to include heritage as a matter of *national importance*, requiring all territorial authorities to recognise and provide for *the protection of historic heritage from inappropriate subdivision, use and development*.

The Issues & Options Paper” produced by the City Council for public comment covers four themes, namely:

- **Theme A** – Identification of the Range of Heritage Items, Buildings and Areas.
- **Theme B** – Assessment of Heritage Significance and Potential Grouping of Heritage Items.
- **Theme C** – Management via Regulatory Methods.
- **Theme D** – Management via Non-Regulatory Methods and Plan Incentives.

The submission made by the Civic Trust identified, inter alia, the following key matters of principle as requiring close consideration:

- The definition of what constitutes “*inappropriate subdivision, use and development*” in the context of the principle of sustainable development that lies at the heart of the RMA;
- The need for a set of national policies/guidelines to establish a consistent framework for heritage conservation at a district territorial level;
- The need for adequate fiscal support for heritage conservation;
- Clarification of the purpose, form and regulatory framework for Urban Conservation Areas;
- Implications of the Urban Development Strategy (UDS) for Greater Christchurch on heritage conservation, particularly in the Central City ; and
- The possibility for national (NZ) heritage site designations.

### **2 Earthquake-Prone Dangerous and Insanitary Buildings Policy Buildings ( February 2006 )**

This policy is to be adopted by 31 May 2006 and arose from major amendments to the Building Act in 2004. More buildings are covered by the Act and a higher level of structural performance is required. Heritage buildings will have a maximum period of 25 years in which strengthening is to be completed. The Council paper proposed 3 options for discussion.

The Trust supported the options that favoured the preservation of heritage fabric.

### **3 Avon River Masterplan ( May 2006 )**

The Masterplan looks at the redevelopment of the central city river corridor ( Antigua St to Fitzgerald Avenue ) over the next 25 years. Features of the proposal included significant street closures and establishment of promenades.

The Trust submission made detailed comment on –

The nature of new plantings,  
Proposed commemorative themed areas  
Building heights facing the river  
Integration of pedestrians and cyclists

#### 4 Long term Council Community Plan (LTCCP) 2006 (May 2006)

The Trust submission related to the following issues –

- (a) Amendments to "Definition of Strategic Assets"
- (b) Policy on Significance
- (c) Sale of part of the equity in the Lyttelton Port Company
- (d) Removal of City Care Limited and Red Bus Limited from the list of strategic assets
- (e) Use of a single asset company, a Council Controlled Trading Organisation (the "CCTO") to purchase the land, construct and lease the new civic offices to the Council
- (f) Removal of all the Council's land and buildings, used for its public rental housing provision, from the list of strategic assets
- (g) Central Plains Water Trust
- (h) Selwyn Plantation Board Ltd

#### 5 LTCCP Development Contributions Policy ( May 2006 )

The new policy looks at how the Council proposes to levy developments to pay for infrastructure costs under the Local Government Act 2002. This includes a wider range of assets including transport and leisure facilities. The policy thrust was to collect more of a contribution from developers.

The Trust's submission generally supported the proposal but urged the Council to continue the current remissions for the central city and heritage buildings.

#### CIVIC TRUST AWARDS

The Awards will be held in October this year around the time of Heritage Week.  
If there are any projects that you wish the jury to consider please contact –

Timothy Hogan  
3799525 day 3663322 evening  
tim@intrados.co.nz or  
P O Box 227276

#### CENTRAL CITY SOUTH

In March Trust members attended the Council design workshop which looked at the future direction of the City quadrant contained by Colombo, Moorhouse, Madras and Lichfield. The conclusions and recommendations are due to be released soon.

During the week-long study a precinct adjoining the study area was added which is known as the Barbadoes Street Cultural Zone. This is centred around the area covered by CPIT and the Cathedral of the Blessed Sacrament.

Subsequently, meetings were held with a group of interested "stake holders," chaired by Mr. Don Whelan, at Cathedral House, initially to identify visions for the study area as a basis for deriving a set of options for closer consideration. In that connection, Civic Trust members Tim Hogan and Ted Pryor have produced some initial concepts in the context of a preliminary broad spatial assessment of potential development opportunities.

#### WELLINGTON CIVIC TRUST

The Trust has recently published a book "*For Love of This City*" covering the first 25 years of their existence. It is available from -

Wellington Civic Trust  
P O Box 10183  
Wellington  
Price \$20 plus \$2 postage

## **CITY PRIDE CIVIC TRUST**

Dr John Wilson's book on the history of the Christchurch Civic Trust published in October 2005 is still available for purchase by sending a cheque made out to the Trust for \$30 plus \$3 postage to P O Box 1927 Christchurch. Copies will also be available at the AGM for purchase.

## **JACKSONS ROAD RESOURCE CONSENT APPLICATION**

The Civic Trust made a written submission opposing the establishment of a new café on the corner of Jacksons Road and Fendalton Road. This is not an issue that the Trust would normally be involved in but a number of members had adverse anecdotal stories of similar enterprises in residential zones. The Trust has had a long association with the reconstruction of Fendalton Road and felt it was important to continue to show an interest. The Officer's report has recommended declining the application.

## **THE CRANMER CENTRE / ARTS CENTRE**

The Board raised concern about the sale of the Cranmer Centre to Christ College last year. In a subsequent fruitful meeting with the Arts Centre Board issues relating to governance and confidentiality were raised. The Civic Trust is to seek a legal opinion on these.

## **WORLD HERITAGE SITES – UNESCO CONGRESS - CHRISTCHURCH 2007**

In June 2007 the UNESCO World Heritage Committee Congress is to be held in Christchurch (organized through the Department of Conservation). That event offers a unique opportunity for various heritage-minded bodies in Christchurch to play a role in promoting the conservation of heritage assets as a matter of national importance. To that end, steps are being taken by the Civic Trust Board to promote the preparation of a well researched and illustrated book under the title "Heritage of Christchurch". Dr. John Wilson has expressed a keen desire to author the book as a publication of the Christchurch Civic Trust in association with the Christchurch City Council.

Initial approaches have been made to explore the possibility of funding by/through the Christchurch City Council, bearing in mind that such a publication would provide an appropriate "backdrop" for the general public in relation to the initiatives now being taken by the City Council to revamp City Plan provisions relating to heritage conservation (as noted above).

Related to the foregoing is the submission made by the Trust in March 2005 to the Department of Conservation (DOC) for a "core area" within the four Avenues of Christchurch for designation as a world heritage site, comprising three sub areas, namely:

- Hagley Park and the Botanic Gardens;
- the Avon River corridor between the Antigua Boatsheds and Manchester St; and
- an Inner City Area in which there is a concentration of heritage buildings, parks and other associated assets.

A significant number of submissions have been made to DOC, which currently is continuing to evaluate them to produce a short list. Members of the Civic Trust will be kept informed of the eventual outcome.

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THE CHRISTCHURCH CIVIC TRUST INC.

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The views expressed in this publication are not necessarily those of the Christchurch Civic Trust Inc.