
ORDINARY MEETING
OF
PŪRORO MAHEREHERE | ANNUAL PLAN/LONG-TERM PLAN
COMMITTEE
AGENDA

Time: 9:30am
Date: Wednesday, 6 April 2022
Venue: Virtual meeting

MEMBERSHIP

Mayor Foster (Deputy Chair)
Deputy Mayor Free
Councillor Calvert
Councillor Condie
Councillor Day
Councillor Fitzsimons
Councillor Foon
Liz Kelly
Councillor Matthews (Chair)
Councillor O'Neill
Councillor Pannett
Councillor Paul
Councillor Rush
Councillor Woolf
Councillor Young

Have your say!

You can make a short presentation to the Councillors, Committee members, Subcommittee members or Community Board members at this meeting. Please let us know by noon the working day before the meeting. You can do this either by phoning 04-803-8337, emailing public.participation@wcc.govt.nz or writing to Democracy Services, Wellington City Council, PO Box 2199, Wellington, giving your name, phone number, and the issue you would like to talk about. All Council and committee meetings are livestreamed on our YouTube page. This includes any public participation at the meeting.

AREA OF FOCUS

The Long-term Plan and Annual Plan give effect to the strategic direction and outcomes set by the Strategy and Policy Committee by setting levels of service and budget.

The Committee is responsible for overseeing the development of the draft Annual Plan and Long-term Plan for consultation, determining the scope and approach of any consultation and engagement required, and recommending the final Long-term Plan and Annual Plans to the Council.

To read the full delegations of this committee, please visit wellington.govt.nz/meetings.

Quorum: 9 members

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1. Meeting Conduct

1.1 Karakia

The Chairperson will open the meeting with a karakia.

Whakataka te hau ki te uru, Whakataka te hau ki te tonga. Kia mākinakina ki uta, Kia mātaratara ki tai. E hī ake ana te atākura. He tio, he huka, he hauhū. Tihei Mauri Ora!	Cease oh winds of the west and of the south Let the bracing breezes flow, over the land and the sea. Let the red-tipped dawn come with a sharpened edge, a touch of frost, a promise of a glorious day
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At the appropriate time, the following karakia will be read to close the meeting.

Unuhia, unuhia, unuhia ki te uru tapu nui Kia wātea, kia māmā, te ngākau, te tinana, te wairua I te ara takatū Koia rā e Rongo, whakairia ake ki runga Kia wātea, kia wātea Āe rā, kua wātea!	Draw on, draw on Draw on the supreme sacredness To clear, to free the heart, the body and the spirit of mankind Oh Rongo, above (symbol of peace) Let this all be done in unity
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1.2 Apologies

The Chairperson invites notice from members of apologies, including apologies for lateness and early departure from the meeting, where leave of absence has not previously been granted.

1.3 Conflict of Interest Declarations

Members are reminded of the need to be vigilant to stand aside from decision making when a conflict arises between their role as a member and any private or other external interest they might have.

1.4 Confirmation of Minutes

The minutes of the meeting held on 8 March 2022 will be put to the Pūroro Maherehere | Annual Plan/Long-Term Plan Committee for confirmation.

1.5 Items not on the Agenda

The Chairperson will give notice of items not on the agenda as follows.

Matters Requiring Urgent Attention as Determined by Resolution of the Pūroro Maherehere | Annual Plan/Long-Term Plan Committee.

The Chairperson shall state to the meeting:

-
1. The reason why the item is not on the agenda; and
 2. The reason why discussion of the item cannot be delayed until a subsequent meeting.

The item may be allowed onto the agenda by resolution of the Pūroro Maherehere | Annual Plan/Long-Term Plan Committee.

Minor Matters relating to the General Business of the Pūroro Maherehere | Annual Plan/Long-Term Plan Committee.

The Chairperson shall state to the meeting that the item will be discussed, but no resolution, decision, or recommendation may be made in respect of the item except to refer it to a subsequent meeting of the Pūroro Maherehere | Annual Plan/Long-Term Plan Committee for further discussion.

1.6 Public Participation

A maximum of 60 minutes is set aside for public participation at the commencement of any meeting of the Council or committee that is open to the public. Under Standing Order 31.2 a written, oral or electronic application to address the meeting setting forth the subject, is required to be lodged with the Chief Executive by 12.00 noon of the working day prior to the meeting concerned, and subsequently approved by the Chairperson.

Requests for public participation can be sent by email to public.participation@wcc.govt.nz, by post to Democracy Services, Wellington City Council, PO Box 2199, Wellington, or by phone at 04 803 8334, giving the requester's name, phone number and the issue to be raised.

2. General Business

ADOPTION OF 2022/23 ANNUAL PLAN AND LTP AMENDMENT CONSULTATION DOCUMENT

Kōrero taunaki | Summary of considerations

Purpose

1. The Consultation Document comprising the draft 2022/23 Annual Plan and proposed amendment to the 2021 Long-term Plan was agreed by the Pūroro Maherehere | Annual Plan/Long Term Plan Committee on 8 March 2022.
2. The Consultation Document has now been audited by Audit NZ and this report asks the Pūroro Maherehere | Annual Plan/Long Term Plan Committee to formally agree the Consultation Document for consultation post Audit NZ review.
3. The report also presents the supporting information in respect of the proposed Long-term Plan amendment, project and programme budgets and proposed changes to user fees and charges.
4. The following attachments are appended to this report for decision:
 - **Attachment One:** The Consultation Document comprising the 2022/23 Annual Plan and proposed amendment to the 2021 Long-term Plan that has been reviewed by Audit NZ
 - **Attachment Two:** Long -Term Plan consequential amendments - City Housing
 - **Attachment Three and Four:** Draft 2022/23 Annual Plan operational and capital budgets
 - **Attachment Five:** Draft 2022/23 changes to fees and user charges

Strategic alignment with community wellbeing outcomes and priority areas

Aligns with the following strategies and priority areas:

- Sustainable, natural eco city
- People friendly, compact, safe and accessible capital city
- Innovative, inclusive and creative city
- Dynamic and sustainable economy
- Functioning, resilient and reliable three waters infrastructure
- Affordable, resilient and safe place to live
- Safe, resilient and reliable core transport infrastructure network
- Fit-for-purpose community, creative and cultural spaces
- Accelerating zero-carbon and waste-free transition
- Strong partnerships with mana whenua

Strategic alignment with priority objective areas from Long-term Plan 2021–2031

Relevant Previous decisions

Committee agreed and resolved the following from the 8th of March Meeting:

- Additional funding for the current restorative panting programme and to be included in the draft 2022/23 Annual Plan;
- Proposed to increase to encroachment license / lease fees. Increase encroachment from 1 July 2022; and set encroachment fees based on rateable land value as the preferred long-term approach to be considered in the 2024-34 Long-Term Plan;
- Proposed draft budget for consultation, including: project and programme budgets, fees and user charges, and maintaining the proportion of rates paid between Commercial and Base ratepayers.
- Removal of all charges for overdue library items in the draft 2022/23 Annual Plan.
- Agreed the Consultation Document (amendment of 2021 Long-Term Plan and draft 2022/23 Annual Plan)

Significance

The decision is **rated high significance** in accordance with schedule 1 of the Council’s Significance and Engagement Policy.

Financial considerations

Nil Budgetary provision in Annual Plan / Long-term Plan Unbudgeted \$X

5. This report outlines the draft budet for the 2022/23 financial year.

Risk

Low Medium High Extreme

6. Risks related to this annual plan are outlined in the body of this report. They mainly relate to the level of uncertainty in the Council’s operating environment heading into and during the 2022/23 year. These risks will be monitored and be relevant for decision making for final deliberations on the 2022/23 Annual Plan in May and June 2022.

Authors	Matthew Deng, Senior Advisor Geoffrey Coe, Principal Advisor Corporate Planning Baz Kaufman, Manager Strategy and Research
Authoriser	Sara Hay, Chief Financial Officer Stephen McArthur, Chief Strategy & Governance Officer

Taunakitanga | Officers' Recommendations

Officers recommend the following motion that Pūroro Maherehere | Annual Plan/Long-Term Plan Committee:

7. **Receive** the information.
8. **Note** that the Consultation Document comprising the draft 2022/23 Annual Plan and proposed amendment to the 2021 Long-term Plan was agreed by the Pūroro Maherehere | Annual Plan/Long Term Plan Committee on 8 March 2022.
9. **Note** that the audit review process is substantially complete, no material matters have been raised by Audit NZ at the time of the publication of this agenda, and Audit NZ will provide their audit opinion on the proposed amendment to the 2021 Long-term Plan (housing) at the committee meeting.
10. **Note** that this draft budget is being prepared in an environment of material interest rate volatility, and that this has exposed the draft budget to extra cost pressures that has increased the draft rates increase position from 8.2% agreed by Pūroro Maherehere | Annual Plan/Long Term Plan Committee on 8 March to 8.9% (both figures are after growth in the ratepayer base).
11. **Agree** that Officers explore opportunities to off-set these cost pressures during the consultation period to reduce the rates increase back to 8.2% in time for the final Annual Plan deliberations in May / June 2022.
12. **Agree** that Council is budgeting for a Net Deficit of \$15.6m for 2022/23 and this is considered to be financially prudent to do so.
13. **Note** that Council is forecasting a Net Deficit only for 2022/23 financial year and Net Surpluses in future years through to 2030/31.
14. **Agree** the draft 2022/23 Annual Plan project and programme (operational / capital) budgets as supporting information to the Consultation Document (Attachment Three and Four).
15. **Agree** the draft Long-Term Plan Amendment - City Housing (Attachment Two) as supporting information to the preferred City Housing option within the Consultation Document.
16. **Agree** the draft fees and user charges as supporting information to the Consultation Document (Attachment Five).
17. **Adopt** the Consultation Document comprising the draft 2022/23 Annual Plan and proposed amendment to the 2021 Long-term Plan (Attachment One) for consultation.
18. **Note** the formal Long-Term Plan Amendment community consultation will be for the period 8 April – 9 May 2022.
19. **Delegate** to the Mayor and Chief Executive the authority to make editorial changes to the Consultation Document to reflect decisions made at this meeting or requirements that might arise prior to formal consultation or through final audit review process

Whakarāpopoto | Executive Summary

20. The draft Long-Term Plan amendment and draft 2022/23 Annual Plan Consultation Document was agreed at the 8 March Pūroro Maherehere | AP/LTP Committee meeting.
21. At that meeting a number of changes were agreed by Committee that have now been incorporated and the updated Consultation Document and this has now been reviewed by Audit NZ. No material matters have been raised by Audit NZ as part of the review process at the time of publication of this agenda. Audit NZ will present their opinion at the meeting.
22. The purpose of this meeting is to formally adopt the Consultation Document (with Audit NZ opinion) for consultation using the Special Consultative Procedure. No changes to the Consultation Document can be made as this meeting as Audit NZ has completed its work and consultation is programmed to start on 8 April. Further changes can be made at the final annual plan deliberations in May 2022 once the community consultation process is completed.

Takenga mai | Background

23. There are two significant decisions being consulted on alongside the draft 2022/23 Annual Plan. These are related to the future of City Housing and Residual Waste Disposal. These issues were highlighted in the 2021-31 Long-Term Plan. Increasing financial pressure on City Housing and an expiring resource consent for the current landfill require that these decisions be taken in the coming months.
24. The 2022/23 Annual Plan and budget itself also needs to be confirmed. 2022/23 is Year 2 of the 2021-31 Long-Term Plan. It carries on key projects and programmes committed to in the 2021 Long-Term Plan.
25. On the 8th of March, Pūroro Maherehere committee reviewed and agreed the Consultation Document for release to Audit NZ for their audit.
26. The committee resolved and made decisions on outstanding matters and budget changes. These further changes have now been incorporated in the draft 2022/23 budget and Annual Plan Consultation Document.
27. The Consultation Document has been audited by Audit NZ. All recommendations noted by Audit NZ have been resolved and their opinion will be provided at committee prior to the Consultation Document being agreed for consultation.

Kōrerorero | Discussion

Draft Annual Plan Budget changes

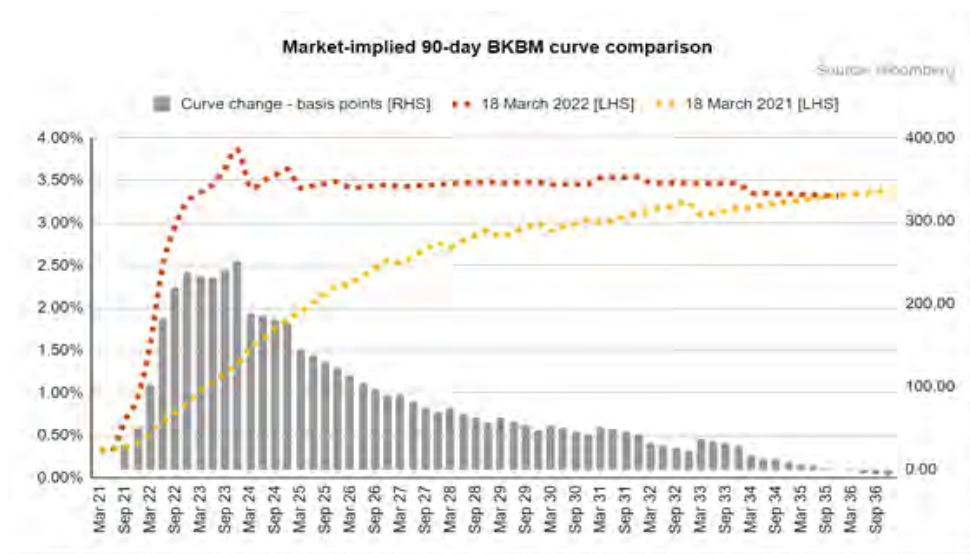
28. On the 8th of March, the Pūroro Maherehere | Annual Plan/Long Term Plan Committee were presented a draft budget which represented a proposed 8.8% rates increase (8.2% after growth in the ratepayer base). The final draft budget for consultation has been updated with decisions from 8 March and now sits at 8.9% rates increase *after* growth.
29. The change to the rates increase starting position includes the impact from decisions on encroachment licence fee increases, additional funding for restorative planting and

the removal of library fines. The main driver of the change in required rates revenue is additional \$3m interest costs included as a result of updated interest rates. This is covered further below.

30. The rates increase is also now also presented as an after growth in the ratepayer base figure, as the level of growth for the 2022/23 year (0.6%) is now included in final budget for consultation. This is standard practice and follows how rates increases have been presented for consultation in previous annual and long-term plans.

Interest rate changes

31. At the time of setting the Long-Term Plan budget in 2021, the interest rate outlook assumed by the market was for interest rates to be lower for longer and, while not still at the historically low levels experienced during the first 18 months of the Covid 19 pandemic, were at that time forecast to lift gradually from mid to late 2022 and not reach current levels until at least Q4 2023.
32. In reality, with high inflation and low unemployment (thus meeting the Reserve Bank NZ mandate) interest rates are now forecast to rise significantly over a shorter period of time (relative to a year ago).
33. The chart below shows the 90 day BKBM curve (the bank interest rate benchmark) and demonstrates the driver for our increase in interest expense compared to the 2021 Long-term Plan budget.



Commercial differential

34. Given the relative impacts of recent revaluations on commercial and residential property, the draft budget includes a proposal to adjust the commercial differential so that commercial and residential ratepayers continue to pay the same proportional share of rates as was set in the Long Term Plan.
35. If the rating differential remained unchanged, then the residential sector will contribute 59% of the general rates requirement rather than the 56% in previous years. This is the equivalent of transferring \$8.5m additional rates to Base ratepayers and reducing the impost of Commercial ratepayers.

-
36. Overall, the 8.9% rates increase remains lower than the forecast rates rise of 9.1% included in the 2021 Long-Term Plan. Given the challenging financial context to planning for 2022/23, maintaining a rates forecast within the forecast level is a relatively positive outcome. Inflationary cost pressures (including interest costs), the impacts of COVID-19 on council and CCO finances, and growing operating costs through the delivery of a significant capital programme have introduced significant pressure on Council budgeting for 2022/23. These rates pressures have been able to be partially offset through council's \$15m internal saving target for 2022/23 (in addition to \$17m savings across 20/21 and 21/22).
37. While the draft budget for consultation is set, there is a continued high level of uncertainty over the remainder of the 2021/22 year with the Omicron outbreak. Given this, it is likely that additional deliberations on cost pressures and rates will be required in May 2022 as the final budget and plan are confirmed following consultation.
38. Officers will continue to review opportunities to off-set cost pressures during the consultation period in order to mitigate rates increases. These will be considered as part of the final Annual Plan deliberations in May / June 2022.

Net Surplus / Deficit

39. The Annual Plan for 2022/23 is forecasting a Net Deficit of \$15.6m and this is arising from Council decisions to debt fund financial impacts from the pandemic in the short-term and for this debt to be repaid within the next 10 years. This is considered to be financial prudent to have a deficit in order to offset unforeseen one-off economic impacts arising from the pandemic.

2022/23 Annual Plan Consultation Document

40. The draft Consultation Document presented on 8 March has been updated to reflect the decisions of the committee including addition of information relating changes agreed by Committee on 8 March.
41. The Consultation Document has been reviewed by Audit NZ. Changes required by Audit NZ through their review of the document have also been included.

Audit NZ review of Consultation Document

42. Audit New Zealand have identified a number of changes to our Consultation Document which have been incorporated in the final Consultation Document presented through this report. These changes have been mainly to increase the level of information provided on the key options for consultation. Audit have been positive around the level of supporting information available for both the city housing and residual waste disposal options.
43. Audit New Zealand's final opinion on the Consultation Document was still being finalised as at the time of this report being published and so is not included in the Consultation Document attached to this report. Instead their opinion will be tabled alongside this report and Audit New Zealand will speak to their opinion when this agenda item is considered.

Long -Term Plan amendment - City Housing

44. Attachment 2 outlines the required amendments to the 2021-31 Long-Term Plan as a consequence of Council's preferred option on the future of City Housing. It is a

requirement under the Local Government Act 2002 to adopt this information before to support the Consultation Document.

45. Given the significant financial impacts of the preferred option, there are amendments to most sections of the Long-term Plan, including to the Statement of Service Provision, Financial Statements, Funding Impact Statements and Finance and Infrastructure Strategies.
46. The amendments relate only to City Housing and not residual waste as the preferred option for residual waste would not require a formal amendment to the 2021 Long-term Plan.
47. The updated financial disclosure statements in Attachment 2 show rates benchmarks and debt to income benchmarks being exceeded in some out-years.
48. Rates limits being forecast higher than the Long-term Plan limits are a result of updated forecasts made through the 2022/23 Annual Plan and in particular increases to the costs of borrowing beyond the assumptions in the 2021 Long-Term Plan. The increase in rates income do not relate to the establishment a Community Housing Trust.
49. The proposed debt to income ratio benchmark is forecast to be temporarily above or at the quantified limits in years 2025/26 and 2026/27. This is a result of a combination of additional borrowing forecasts and the impacts of decreased council revenue (social housing rents) related to the establishment of a Community Housing Trust. Should the proposed amendments be adopted in June 2022 following consultation, then Council would need to specifically approve these levels of forecast debt as they fall outside Council's policy limits. Council will re-examine rates and debt benchmarks as a part of the next Long-Term Plan in 2024.

Kōwhiringa | Options

50. Options for City Housing and Residual Waste are included Consultation Document.

Whai whakaaro ki ngā whakataunga | Considerations for decision-making

Alignment with Council's strategies and policies

51. The 2022/23 Annual Plan is the second year of the Council's 2021-31 Long Term Plan which outlines the approach to meeting Council strategies and policies.

Engagement and Consultation

52. The consultation will be centred around the two key issues and options for the future of City Housing and Residual Waste. The plan is focused on generating engagement in the consultation and ensuring inclusion with key parts of the community.
53. The consultation will also provide the opportunity for feedback on the draft 2022/23 Annual Plan.
54. Due to the current COVID-19 outbreak and to minimise risk, the majority of the consultation and engagement method will be done online in April. This will include 'ask me anything' webinars, focusing on City Housing and residual waste. The webinars will

be run by an external facilitator and Elected members will be invited to attend all webinars.

55. The main platform for consultation and submissions on the draft Annual Plan / Long-term Plan amendment will be the Council's Korero Mai webpage and a digital and social media campaign will promote and direct the public to that webpage. The Council will track levels of engagement during the month and adjust campaign as required to try to ensure engagement across different parts of the community.
56. Current Encroachment License holders will be contacted directly, informing them of the proposed fee increase and encouraging feedback.

City Housing Consultation

57. Consultation on the future of City Housing needs to be accessible to City Housing tenants. In addition to the general engagement methods listed above the Council will also have additional non-digital and face to face opportunities for consultation with tenants, with translations available of key documents.
58. This will include a series of drop-in Q&A sessions in City Housing community rooms; the council writing to all tenants and sending a plain language summary of the City Housing options; and Tenancy Advisors being available to support tenants to engage in the consultation and support on-site submissions as required.
59. A direct communication approach, either through email, direct mail or meetings with other key stakeholders including community agencies, tenant groups like IRS4ALL, other Housing providers and accessibility reference groups.

Implications for Māori

60. The consultation plan for the 2022/23 Annual Plan and LTP amendments will include appropriate engagement with mana whenua on the proposed amendments and Annual Plan. The Annual Plan will be the second year of the 2021-31 LTP which commits to a programme of work and funding to increase the level of partnership with mana whenua.

Financial implications

61. The financial implications are outlined in the Consultation Document in the body of this report and Attachment One.

Legal considerations

62. There are specific requirements of the Local Government Act 2002 in relation to both the preparation of the Annual Plan and the process for amendments to a Long-Term Plan. These requirements have informed the approach and content of material for this report and have shaped the process and timeline for decision making.

Risks and mitigations

63. Risks related to this annual plan are outlined in the body of this report. They mainly relate to the level of uncertainty in the Council's operating environment heading into and during the 2022/23 year. These risks will be monitored and be relevant for decision making for final deliberations on the 2022/23 Annual Plan in May and June 2022

Disability and accessibility impact

64. Accessibility requirements will be considered through the design of the consultation approach to the Annual Plan and Long-Term Plan amendments. The likely focus on online engagement methods for this consultation will offer both opportunities and challenges for ensuring high accessibility of consultation material.

Climate Change impact and considerations

65. The 2022/23 Annual Plan includes programmes of work to continue Council's implementation of Te Atakura, our First to Zero carbon strategy.

Communications Plan

66. The approach to communication and specific needs are outlined in the 'Engagement and Consultation' section.

Health and Safety Impact considered

67. Due to the rise of the COVID-19 Omicron outbreak, there is a health and safety risk relating to community consultation. The consultation plan outlined in the 'Engagement and Consultation' section manages this risk through a primarily online engagement approach. Some face-to-face engagement will still be required to access all communities (including city housing tenants) and appropriate health and safety measures will be put in place in those circumstances.

Ngā mahinga e whai ake nei | Next actions

68. Once the Committee has adopted the Consultation Document, consultation will commence on the 8th of April to 9th of May 2022.
69. Tenants impacted by the City Housing proposal will be sent a hard copy of the consultation and Q & A sessions will commence.
70. Forums with submitters wishing to present their submissions orally will be undertaken over the week of 16 May with final deliberations on the amendment and Annual Plan scheduled for 25 May.

Attachments

- Attachment 1. Consultation Document
Attachment 2. Draft City Housing LTP amendments
Attachment 3. Proposed Operating projects and programmes
Attachment 4. Proposed Capital projects and programmes
Attachment 5. Proposed 2022/23 Fee and User charges changes

Mahere ā-tau Annual Plan 2022/23 and 2021-31 Long-Term Plan amendments

Consultation Document

We need to hear your voice

Kei te hiahia mātau i ō whakaaro

This document sets out our plan and how we intend to invest from 1 July 2022 – 30 June 2023. It also outlines changes we are proposing to our Long-Term Plan (LTP) in relation to City Housing and the Southern Landfill.

We first outlined the projects for this year in our 10-Year Plan for 2021– 2031. These were consulted on extensively in April and May 2021. This document outlines what has changed since then and gives you an opportunity to let us know your thoughts on the changes.

What is this document?

Section one outlines options around two significant issues the council faces. These are around the future of City Housing and the Southern Landfill.

The proposals in this document are significantly different than what was included in our 2021-31 Long-term Plan. If one of these proposals is adopted, the LTP will be amended.

Section two discusses the proposed plan for 2022/23. Largely, we want to continue to deliver on the plan set in our LTP, but there are a number of proposed changes.

Section two notes key projects for 2022/23, along with proposed changes and the impacts on the council's finances, including rates.

For the complete set of supporting information that underpins the City Housing and Southern Landfill decisions, [please visit letstalk.wellington.govt.nz](https://letstalk.wellington.govt.nz)

We want your feedback

Our plans and budgets are draft. We will be finalising them in June 2022. Before then, we would love to hear from you to ensure the future we plan for is one we all want.

How to have your say

There are three ways to let us know your thoughts:

- On our website letstalk.wellington.govt.nz
- By email – email your submission using the form at the back of this document or online to: annualplan@wcc.govt.nz
- Hard copy form, printed from our website or picked up from Arapaki Service Centre or any of our libraries.
 - Completed forms can be returned by post or simply drop it into one of the submission boxes at our libraries or service centre.

[The consultation will run from 8 April to 9 May.](#)

What happens next?

We appreciate your feedback and we do take time to consider it. The Mayor and councillors receive copies of all submissions. We also prepare reports on the submissions to ensure councillors know how many were received and what the main themes and comments were.

If you wish to speak to your submission, please indicate that preference clearly. Our submission form allows you to indicate a preference for a format, time and date you wish to speak.

The Mayor and councillors are scheduled to adopt the final plan on Thursday, 30 June 2022.

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Mayor and CE's joint welcome -

Thank you for reviewing this consultation document.

In the document, your feedback is being sought on the future of two key council services: City Housing and the Southern Landfill.

The council's social housing is a critical part of Wellington city, targeted for residents in most need. Currently, how we deliver this is neither affordable for tenants nor sustainable for the city.

As the Southern Landfill nears capacity, its future needs review too. We are working to reduce waste across the city and ultimately the need for landfill at all, but we must resolve how to manage waste as we do that longer term work. We're looking at whether to extend the landfill, close it or use different technology altogether.

Alongside these two important decisions, we are seeking your feedback on our plan for the coming financial year, the second of the 2021-31 Long-Term Plan.

2022-23 will feature completion of key projects, including Tākina convention and exhibition centre, Ngaio Gorge slip stabilisation and a central city youth hub.

Work continues to reduce the city's carbon emissions and improve our core infrastructure, such as storm and wastewater. Many earthquake damaged or prone buildings are being repaired and upgraded, whilst we continue the day-to-day council services on which our community relies.

To deliver this, next year's projected average rates increase will, after growth, be around 8.9%, with an ambitious \$15m internal saving target. We have worked hard to get this down from 9.1% indicated in the Long Term Plan. We are also proposing a change to the rating differential to ensure that commercial and residential ratepayers continue to pay the same proportional share of rates as was set in the Long Term Plan.

We must note that planning is difficult right now. COVID continues to interrupt our daily lives, including council plans. Market capacity is stretched, supply chains are unreliable, and the restrictions limit how venues can be used, impacting revenue.

Business and residents are especially affected by the current Omicron wave. While Council agreed immediate support plans in February and March, we will assess further impacts and potential support in 2022-23.

These pressures will impact project and council finances. So, alongside your feedback, there will be further updates when the final plan is agreed in June.

Thank you again for your time and providing your views. Your feedback is especially important in helping us to deliver the city in which you want to live.

Andy Foster
Mayor

Barbara McKerrow
Wellington City Council
Chief Executive

Kupu Whakapuaki a te Koromatua me te Tumuaki

Tēnā rawa atu koe mō te arotake i tēnei tuhinga whakawhitiwhiti.

I roto i te tuhinga nei, e rapua ana ō whakaaro mō te anamata o ngā ratonga hira e rua a te kaunihera: ngā whare noho o te tāonenui me te ruapara i te tonga.

He wāhanga hira ngā whare noho pāpori o te kaunihera nō te tāonenui o Pōneke, i whakaritea mō ngā kainoho e tino hiahia ana i tēnei. I tēnei wā, kāore i te ngāwari te utu o tā mātau whakarato i tēnei mō ngā kainoho, ā, ehara i te mea toitū mō te tāonenui.

Kua tata tonu te kī haere o te ruapara i te tonga, me tirotiro anō tēnei. Kei te whakapau kaha mātau ki te whakaiti i ngā para puta noa i te tāonenui, otirā mō te ruapara hoki, engari me mātua rite i a tātau ka pēhea tā tātau whakahaere para i mahitanga o aua mahi wā roa. E tirotiro ana mātau mēnā me whakawhānui ake te ruapara, me kati, me whakamahi rānei he hangarau rerekē.

I te taha o ēnei whakataua hira e rua, kei te hiahia mātau i ō whakaaro mō tā mātau mahere mō te tau pūtea e heke nei, te tuarua o te Mahere Wā Roa 2021-31.

Ka whakaaturia i te Mahere 2022-23 ko te whakaotinga o ngā kaupapa hira, arā ko te Tākina, te whakapūmau i te horo i te Āpiti o Ngaio me tētahi pokapū taiohi i te pū o te tāonenui.

Ka haere tonu ngā mahi whakaiti i ngā tukunga waro o te tāonenui me te whakapai ake i ā tātau hanganga matua, pērā i te hanganga wai marangai me te wai para. He maha ngā whare i tūkinohia i te rū, e noho mōrea ana rānei, ka tapitapihia, ka whakahoutia, ā, me tā mātau whakarato tonu i ngā ratonga a te kaunihera mā te hapori.

Hei whakarato i tēnei, ka piki ngā rēti toharite e matapaetia ana mō tērā tau, i muri i te tipuranga, he tata ki te 8.9%, me te whāinga nui kia penapenahia te \$15m i rō kaunihera. E tāpae hoki ana mātau i tētahi panonitanga ki te whakatairitenga rēti, e ōrite ai te ōwehenga utu rēti ki ngā kaiutu arumoni, kainoho anō hoki, kia ū ai ki te Mahere Wā Roa.

Me mātua mōhio tātau he uaua te hanga mahere i tēnei wā. Kei te whakararua tonu ō tātau ao e te KOWHEORI, tae atu ki ngā mahere a te kaunihera. Kua tino pokea te kaha o te māketē, kei te hārakiraki ngā mekameka ratonga, ā, ka whakawhāitihia te whakamahi i ngā wāhi huihuinga e ngā here, e whai pānga ana ki ngā moni whiwhi.

Kua tino whai pānga ngā pakihī me ngā kainoho nā te hōrapa o te urutā Omikona. Ahakoa i wawe tonu te whakaae a te Kaunihera ki ngā mahere tautoko i te Pepuere me te Maehe, ka āta tirotirohia anō ngā pānga me te tautoko ka taea hei te 2022-23.

Ka whai pānga ēnei pēhitanga ki ngā pūtea kaupapa mahi, kaunihera hoki. Nō reira, i tua atu i ō whakaaro, he whakamārama atu anō ka puta ina whakaaetia te mahere whakamutunga hei te Hune.

Ka mihi anō ki a koe mō te whakawātea mai i a koe me te tuku mai i ō whakaaro. He mea nui ki a mātau ō whakaaro hei āwhina i a mātau ki te whakarato ki te tāonenui e hiahia nei koe ki te noho.

Andy Foster
Koromatua o Te Kaunihera o Pōneke

Barbara McKerrow
Tumuaki o Te Kaunihera o Pōneke

Section 1: The key decisions

Wāhanga 1: Ngā whakatauhira

We have two main items we are requesting feedback on – how we should operate City Housing and the future of the Southern Landfill. Depending on these decisions, we may need to make changes to our Long-Term Plan. These are significant decisions, which is why they are the focus for this consultation.

For each item, there are options on how we might proceed. In each case, the council has stated its preferred option – do you agree? Let us know.

Ensuring the future of Wellington’s social housing

Te whakarite i te toitūtanga o ngā whare noho pāpori o Pōneke

What is the issue?

Through City Housing, the council has more than 1,900 social housing units across the city, housing 3,000 tenants on low incomes. The council has provided social housing in Wellington since the 1950s and wants to continue to do so.

City Housing has a long-standing financial sustainability issue that is now critical. City Housing’s only source of income is tenant rent which is set at 70 percent of market rent – it does not receive any other funding, including any rates funding or funding from government subsidies. This limited income and growing cost pressures means City Housing cannot cover its costs, is running an operating deficit (\$10m and growing), and has a shortfall in funding for necessary housing upgrades. The costs of the required housing upgrades will be at least \$286m, much higher than the \$180m commitment in the Deed of Grant that the council signed with the Government in 2007. Without new sources of funding (e.g., rates funding or borrowing for operating costs from council, or access to government subsidies), City Housing is not able to meet its operating costs beyond 2022/23.

What is the Deed of Grant?

The Deed of Grant requires the council to continue and maintain approximately the same amount of social housing until at least 2037 and details a \$400m upgrade of the portfolio. The Government committed \$220m to upgrade the first half of the portfolio (HUP1), which has been completed, and the council agreed to fund \$180m to complete the second half of the upgrade programme (HUP2). Council needs to start HUP2 in 2022.

We have taken steps to address City Housing’s sustainability over several years, including operational changes to reduce costs and improve efficiency, establishing a programme to reinvest proceeds from targeted divestment into ongoing upgrades, and leasing properties to other providers to increase revenue – but more significant change is now needed.

Eligible City Housing tenants currently pay rent at 70 percent of market rent, regardless of their income and circumstances. This is different to low-income tenants living in other social housing in Wellington, who pay an Income Related Rent (IRR) of no more than 25

percent of their net income. The rest is topped up by the government's Income Related Rent Subsidy (IRRS). The IRRS is not available to council social housing tenants.

The council has several measures in place to address rental affordability for tenants, including a 30 percent discount on market rent for eligible tenants, a rent increase cap to limit annual changes, an Affordable Rent Limit Subsidy available to those facing hardship, and an ability to freeze rent in response to particular circumstances. The council froze rents in 2020 due to COVID and has recently agreed to a further rent freeze for 2022/23 to support tenants through the ongoing pandemic and increases in the cost of living.

Despite the council's support for City Housing's rents, they are increasingly unaffordable for tenants and potential tenants and improving rental affordability is a priority objective for any solution to City Housing's financial sustainability challenges.

What are we are doing about this?

In June 2021 the council agreed to pursue two ways to address City Housing's financial challenges. These are:

- a) Direct discussions with the Government for opportunities to partner in new social housing supply and for financial support to resolve financial sustainability challenges
- b) Starting design work to establish a new Community Housing Provider (CHP).

The council continues to work actively with central government, seeking funding to resolve City Housing's financial sustainability. Both the council and government have strong shared interests and are looking for constructive and pragmatic solutions. These conversations will continue alongside this consultation process – the government is supportive of the council considering the options in this consultation document and understands the council's requirement to consult with the community under the Local Government Act. As part of these conversations, the council and government are considering any implications or necessary changes to the Deed of Grant.

What outcomes do we want to achieve?

The council considers any solution for City Housing should, as far as possible, deliver the outcomes set out below. We have used these outcomes to assess options and to determine the council's preferred option:

- a) Tenant wellbeing: Improve rental affordability and social outcomes for social housing tenants
- b) Financial sustainability: Return the social housing service to a stable, long-term financial footing, while minimising impact on the council's financial position and/or borrowing capacity
- c) Increase supply: Increase the supply of social housing in Wellington
- d) Housing upgrades: Meet the council's commitment under the Deed of Grant to complete the upgrade programme and meet its \$180m share of the cost
- e) **Partnerships:** Create opportunities for community partnerships in delivering social housing and other services
- f) Feasibility: Ensure any solution is feasible to deliver and implement within 12 to 18 months
- g) Flexibility: For Community Housing Provider options only, provide the council with flexibility to make changes in future, subject to the CHP's performance, or take advantage of future opportunities.

Our preferred option

The council's preferred option is to establish a registered Community Housing Provider (CHP) set up as a community housing trust. A CHP is a regulated entity that is registered with the Community Housing Regulatory Authority (CHRA) and provides public and affordable housing.

Establishing a CHP means the social housing service would be independent from the council from both a governance and day-to-day management perspective. The social housing service would be run by a separate entity – in this case by a trust governed by a board of trustees. The council would still own the housing assets and the trust would run the housing service. Further information on what this would look like in practice is set out later in this document.

This option best meets the objectives above. Relative to funding City Housing through rates increases and borrowing, a CHP would improve tenant wellbeing over time through access to the subsidy scheme (IRRS) for new eligible tenants. It would also resolve the financial sustainability challenges at a lower cost to the council and ratepayers through access to new (IRRS) revenue, and would better enable delivery of new social housing supply in Wellington because the CHP could access additional government subsidies for housing development. Current tenants would not have access to IRRS¹, but current tenants would continue to have security of tenure and the same or improved tenancy terms. The council will continue to explore how it can best support current tenants, including considering rental affordability and arrangements for existing tenants.

There are several ways to design a CHP and we have presented three below for your feedback. We prefer option two (i.e., a leasehold CHP with broad responsibilities).

Other councils have successfully established a CHP to run their social housing service. In particular, Auckland and Christchurch city councils who also had large social housing services and portfolios have established CHPs within the last six years. The council's preferred option discussed in this document is closely modelled on Christchurch's Ōtautahi Community Housing Trust and the lessons learned in its establishment.

¹ Unless they met the eligibility requirements set out here:

www.workandincome.govt.nz/map/social-housing/assessment-of-eligibility/qualifications.html

Options for your feedback

We would like your feedback on two key decisions:

- Decision 1: Should we resolve City Housing's financial sustainability challenges by increasing rates and borrowing, or by establishing a Community Housing Provider?
- Decision 2: If we established a Community Housing Provider, which model should we choose?

Any option for change would come into effect in the 2023/24 year.

Decision 1: Increase rates and borrowing or establish a Community Housing Provider

We would like feedback on whether the council should continue to operate the City Housing service and fund the shortfalls with increased rates and borrowing, or establish a Community Housing Provider to run it.

The council's preferred option is to establish a Community Housing Provider (CHP).

Option A: Council-operated service, funded through increases in rates and borrowing

Under this option, the council would continue to operate the City Housing service and meet all funding shortfalls through increases in rates and borrowing. This option would result in a service that no longer runs at an operating loss as rates and council borrowing would be used to cover the shortfall between tenant rents and City Housing's costs. However, rates and borrowing would only meet the shortfall, and would not fund any changes or improvements to services, improved rental affordability, or new social housing supply.

City Housing's operating deficit is projected to increase every year, from its current level of \$10m in the 2022/23 year through to \$49m in 2030/31. This option will have a total rates requirement for the 10 years ended 2031 of \$285m. At an average of \$28.5m per annum. For the 2023/24 year the rates requirement will be \$21.9m, 4.6% of total rates.

Between 2022/23 and 2031/32, the council's current total rates requirement is projected to increase from \$428.7m to \$646.5m (50.8%).

The council has increased rates by 13.5 percent in 2021/22 and is consulting on a further increase of 8.9 percent for 2022/23. To continue funding City Housing costs and other services in the current Long-Term Plan would require an average 6.4 percent year-on-year increase for the period 2022/23 - 2031/32, assuming no additional spending commitments or increases over that period.

There are several considerable cost pressures not yet funded in the existing Long-Term Plan. These include extra investment in infrastructure for a growing city, the council's contribution to the Let's Get Wellington Moving programme, climate change adaptation and mitigation, and the city's response to earthquake prone buildings. Given the potential impact of these pressures on ratepayers and the council's borrowing, it is appropriate to explore other (non-rates) funding solutions where we can.

Funding City Housing's operating deficit through increases in rates is not the council's preferred option for three reasons:

- It does not improve rental affordability or social outcomes for social housing tenants – rates increases would meet the current operating shortfall, not reduce tenant rent to more affordable levels
- It does not adequately manage the costs of housing alongside the council's other spending pressures
- The financial impact would limit the council's ability to continue to add to the supply of social housing in Wellington.

Option B: Establish a Community Housing Provider to operate the social housing service

Under this option, the council would establish a new registered Community Housing Provider (CHP) to operate the social housing service. A CHP is a regulated community housing provider that delivers public and/or affordable housing to eligible tenants. Establishing a CHP means the social housing service would be independent from the council from both a governance and day-to-day management perspective. The social housing service would be run by a separate entity. The council would have some representation on the CHP's governance board, but would not have a controlling governance interest.

There are a few ways in which a CHP could be designed to meet objectives that are important to the council and the community. These key choices are discussed as part of Decision Two below.

Once registered, CHPs can apply to the Government for a long-term funding contract which would provide access to the IRRS subsidy scheme for new eligible tenants. This means eligible tenants' rent would be capped at 25 percent of their income and the Government would top it up to market rates. Access to the IRRS subsidy both improves rental affordability for new eligible tenants and provides a higher level of rental revenue for the CHP which resolves the current operating funding shortfalls over time (estimated to be after 10 years).

CHPs, if designed well, can contribute strongly to new social housing supply because they can also access further government subsidies for housing development, raise their own finance to fund capital works, and qualify for tax exemptions. They also provide opportunities for community partnership in housing and can provide other support services for tenants.

Establishing a CHP to run the social housing service would mean some changes, such as how the waiting list is managed, and the primary contact and support for tenants would become CHP staff rather than council staff. The council would develop a transition process to minimise impact to existing tenants, supported by clear and regular communication.

Under a CHP model, all current tenants' tenancies remain secure – all current tenants would become tenants of the CHP under their existing tenancy terms. Just like the council, CHPs are required to manage tenancies in accordance with the Residential Tenancies Act. However, as with other CHPs around New Zealand, the IRRS subsidy is only available for new tenants, not current tenants. That would mean it will take several years of transition before most, or all, new tenants had access to the subsidy. The council will continue to consider how it can support current tenants, including considering rental affordability and arrangements for existing tenants.

Establishing a CHP is the council's preferred option for these reasons:

- It will improve tenants' rental affordability and wellbeing over time through access to the subsidy scheme (IRRS) which would limit rent for new eligible tenants to 25 percent of income
- It would return the social housing service to a sustainable long-term position and manage the financial impact on the council and ratepayers
- The financial advantages of a CHP would mean a quicker increase in new social housing supply.

The table below summarises the two options and their advantages and disadvantages.

Table 1: Choosing between rates and debt funding or a Community Housing Provider

Option A: Increase rates and borrowing (not council preferred option)	
<ul style="list-style-type: none"> • Rates fund the full operating deficit and all capital costs (including the full \$286m for housing upgrades) • Operating deficit projected to grow from \$21.9m in 2023/24 to \$49.0m in 2030/31 • <u>Advantages</u> – no change to the levels of service provided to tenants as set out in the LTP, council continues to directly operate the social housing service • <u>Disadvantages</u> – does not improve rental affordability or other outcomes for current or future tenants, higher costs to council and ratepayers, does not enable new social housing supply. 	<p>Financial impact</p> <p>Adding housing operating deficit adds \$285m to rates over 10 years. Annual rates average increase (including housing deficit) would be 6.4 percent year on year for 2023/24 to 2031/32.</p>
Option B: Establish a Community Housing Provider (council preferred option)	
<ul style="list-style-type: none"> • Council to establish a new Community Housing Provider to operate the social housing service and apply to the Government for a long-term funding contract • New eligible tenants would have access to the IRRS subsidy scheme meaning their rent is capped at 25 percent of their income • The CHP receives a top-up to market rent, which will return the social housing service to a sustainable position after a transition period (estimated to be after 10 years) • <u>Advantages</u> – no change to the levels of service provided to current tenants as set out in the LTP, improved rental affordability for new tenants through IRRS access, better able to deliver new supply, delivers a sustainable housing service while balancing other council costs 	<p>Financial impact</p> <p>Financial impact of a CHP depends on choices made on the specific design. This is discussed further in Decision Two below.</p>

- | | |
|---|--|
| <ul style="list-style-type: none">• <u>Disadvantages</u> – does not improve rental affordability for current tenants. | |
|---|--|

Decision 2: Community Housing Provider model

The second decision we would like feedback on is the design of the Community Housing Provider (CHP) should the council move ahead and establish one.

There are a few ways to set up a new CHP to best meet the council's and community's objectives. We have presented three different options below. The council's preferred option is option B.

The options discussed below differ on three key issues:

- Ownership of housing assets – Whether the council continues to own the housing assets and leases them to the CHP or sells them to the CHP
- Upfront financial support provided to the CHP – The level of upfront financial support the council provides to the CHP to enable it to contribute to new social housing supply
- Responsibility for major maintenance and upgrades – The relative responsibilities of the council and CHP for major property maintenance and upgrade work.

What kind of organisation should the CHP be?

Any of the three options described below could be established as a community housing trust, a company or a limited partnership. We would like your feedback on whether the council should establish the CHP as a community housing trust, a company, or a limited partnership.

Establishing a community housing trust means the social housing service would be independent from council from a governance and day-to-day management perspective and the social housing service would be run by a separate entity – in this case, a trust governed by a board of trustees with a mix of skills necessary to ensure it is well-governed. These skills and experience would likely include social housing tenancy management, property development, finance and legal, te ao Māori, understanding of social purpose, strategy development, and risk management.

The trust would likely be made up of five to eight trustees, with a minority appointed by council. Other trustees could include community partners, iwi and specialist housing or social services providers. The trust deed would set out the process to manage any potential conflicts of interest for council-appointed trustees in their governance role. Christchurch's Otautahi Community Housing Trust is an example of this model.

An alternative to a trust would be to set the CHP up as a company or limited partnership. This model is different to a trust in that the council would be a minority shareholder (e.g., 49 percent) and would need to select a majority co-owner(s) for the remaining shareholding. There is likely to be a relatively limited pool of suitable ownership partners, and the council would need to ensure any proposed partner had a strong fit and alignment with the council.

The governance arrangements for a company or limited partnership would consist of a board of directors proportionally appointed by the shareholders. As with a community housing trust, the board of directors would have a mix of skills necessary to ensure the company or limited partnership is well-governed. The company's constitution or the limited partnership agreement (as applicable) would set out the process to manage any

potential conflicts of interest for council-appointed directors. Auckland's Haumaru Housing is an example of this model.

The council prefers a community housing trust to a company or limited partnership. This is primarily because the governance arrangements are simpler – the board of trustees would be required to meet its obligations under the trust deed created when the CHP is established, rather than represent different (and potentially conflicting) interests of external shareholders. In addition:

- An independent community housing trust means the CHP can create its own genuine independent identity in the community, while also ensuring the council can continue to have a role in social housing provision through its ability to appoint a minority number of trustees
- There is an opportunity to involve other partners (such as charitable organisations or iwi) at an operational and governance level
- A community housing trust cannot itself be sold like ownership interests in a company or limited partnership can be. If the community housing trust owns any assets, the trustees must manage the assets in accordance with the trust deed, including in relation to any disposal or sale of those assets.

Given the council's preference for a community housing trust, all three options below are presented as trusts. We would like your feedback on whether you agree with this preference.

Option A: Asset-owning CHP, with full responsibilities (not preferred by council)

Under this option, the council would establish an independent community housing trust, with council representation. Housing assets would be sold to the CHP, and the CHP would have full responsibility for tenancy management and minor and major maintenance. The CHP would meet all running costs and maintenance from IRRS revenue and tenant rent.

The council would provide the CHP with the \$180m Deed of Grant commitment for housing upgrades. The CHP would borrow to meet the rest of the upgrade costs above \$180m (indicatively \$106m) and to develop new social housing projects. The council would also need to fund the CHP's establishment costs of about \$2m.

The CHP would receive the subsidy scheme (IRRS) over time for new eligible tenants, though the council may need to provide some rates funding to contribute to the CHP while that income increases.

This is not the council's preferred option – it would set up the most independent and flexible CHP that would be able to best pursue new social housing supply because it would have a large asset base against which it may be able to borrow. But it represents the biggest change to the status quo – it would be the most difficult option to deliver and comes with the greatest risk to successful transition.

It would also have the most financial impact for the council. Housing assets would likely have to be sold to the CHP at a significant discount to their market value (30-50 percent of their value or even lower²) to reflect the liability associated with the necessary housing upgrade work, ongoing asset maintenance costs, and that positive cash flows (from IRRS) would take time to build up.

² Based on other examples of social housing transfers in New Zealand.

It would also be difficult to reverse a transfer of housing assets once it has occurred. And it is possible to achieve the benefits for tenants and new housing supply without transferring the housing assets.

Option B: Leasehold CHP with broad responsibilities (preferred by council)

Under this option, the council would establish an independent community housing trust, with council representation. This option differs from option A in that housing assets would be leased to the CHP under a long-term leasehold agreement and not sold or transferred. The council has not identified any conflicts of interest arising from a long-term leasehold agreement.

This option is focused on how to generate new supply under a lease arrangement, without needing to transfer housing assets. Under this option, the CHP would be given some capital upfront to enable it to invest early in new social housing supply projects and meet establishment costs. About \$35m is proposed. This would be provided over the first five years in a mix of cash (indicatively \$25m) and property (indicatively \$10m). This value has been partially based on Christchurch's Ōtautahi Community Housing Trust's experience in delivering new housing supply projects in the early years of their operation. To further enable new supply, as well as retaining revenue to meet its operating costs, the CHP would retain an additional amount of operating revenue to build its reserves to fund new supply over time (indicatively 10% revenue after operating costs are deducted, with the remaining 90% going into a new ring-fenced fund to meet the costs of major maintenance).

Under this model, the CHP would be responsible for tenancy management and managing minor/reactive maintenance. As asset owner, the council would retain oversight of major maintenance planning and would initially manage the delivery of major maintenance work. The council would manage the HUP2 upgrades given the size of this programme and timeframes for delivery. The CHP would pick up responsibility for future major maintenance once HUP2 is complete – this will mean over the longer term there will be no split in responsibility for minor and major maintenance which can be confusing for tenants.

The council would borrow to cover all HUP2 costs but would recover the costs above its \$180m Deed of Grant commitment (\$106m) from the ring-fenced fund over time, as there is surplus income (resulting from higher revenue) from the portfolio. All surplus income from the CHP after its costs are deducted will be deposited into the ring-fenced fund to be used on the housing portfolio, whether it is to recover HUP2 costs, or to support new supply outcomes, or to meet the costs of regular asset maintenance and renewals. Regular asset maintenance and renewals costs have been benchmarked based on other comparable CHPs' costs.

The CHP would begin to receive the subsidy scheme (IRRS) over time for new eligible tenants, which will move the portfolio to a sustainable position, though the council may need to provide some rates funding to contribute to the operating deficit while that income increases over time.

This is the council's preferred option. It would meet the objectives for improving tenant wellbeing, moves the service onto a sustainable long-term footing, while better mitigating the financial impact on council than option A, and better enables new social housing supply than option C. It is also a feasible option to deliver within the necessary timeframes and retains future flexibility for the council to make changes over time.

Option C: Leasehold CHP with narrow responsibilities (not preferred by council)

Under this option, the council would establish an independent community housing trust, with council representation. Like option two, housing assets would be leased to the CHP under a long-term leasehold agreement and not sold or transferred.

This option differs from Option B in two ways. Firstly, new social housing supply is not a focus under this option so the council would only provide minimal upfront capital (\$2m) to meet establishment costs and the CHP would not retain an additional amount of operating revenue to build reserves to fund new supply over time. That revenue would be passed back to the ring-fenced fund to contribute to regular asset renewals and maintenance and upgrades of existing properties. Secondly, the CHP would have more “limited” responsibilities, only responsible for tenancy management and minor maintenance. Major maintenance would be managed by the council.

Like option B, the council would borrow to cover all HUP2 costs and would recover the costs above its \$180m Deed of Grant commitment over time as there is surplus income from the portfolio. The CHP would begin to receive the subsidy scheme (IRRS) over time for new eligible tenants, though the council may also need to provide some rates funding to contribute to the CHP while subsidy scheme (IRRS) income increases.

This is not the council’s preferred option. It performs least well against the three priority objectives, particularly the ability to add to new social housing supply. There is also risk that the CHP’s effectiveness and reputation as a provider may be negatively impacted by its limited ability to drive outcomes through a lack of capital, an inability to pursue new social housing supply quickly, and by the complexities of splitting responsibilities for minor and major maintenance.

The table below summarises the three options and their advantages and disadvantages.

Table 2: Choosing a preferred Community Housing Provider model

Option A: Asset-owning, fully independent CHP (not council preferred option)	
<ul style="list-style-type: none"> • CHP established as a community housing trust • Council sells housing assets to CHP • CHP provides the tenancy management service, minor repairs, and major maintenance • Council provides \$180m towards upgrades and the CHP borrows the remaining \$106m from market lenders • No change to the levels of service provided to tenants as set out in the LTP • <u>Advantages</u> – most independent, flexible CHP with greatest ability to grow and pursue new social housing supply because it will have the strongest balance sheet, and improved rental affordability for new eligible tenants • <u>Disadvantages</u> – most difficult to deliver, biggest transition risks, most significant financial impact for council due to expected discounted asset sale price. 	<p>Financial impact</p> <p>Sale of housing assets at 30-50 percent (\$148-246m) of balance sheet value (\$492m), but could be even lower</p> <p>Council borrows \$180m for upgrades</p> <p>Council funds \$2m establishment costs</p> <p>This option will have a total rates requirement through to 2030-31 of \$229m at an average of \$22.9m per year. For</p>

	2023/24 the rates requirement will be \$20.9m, 4.4% of total rates
Option B: Leasehold CHP with broad responsibilities (council preferred option)	
<ul style="list-style-type: none"> • CHP established as a community housing trust • Council owns the housing assets and leases them to the CHP under a long-term (assumed 30-35 years) leasehold agreement • CHP provides the tenancy management service, minor repairs, and over time, major maintenance with the council as asset owner, retaining some control over major maintenance via a major maintenance fund • Council provides upfront capital to the CHP for new social housing supply and establishment costs, and CHP retains additional portion of operating revenue to build reserves for further new supply • Council borrows for HUP2 and recovers costs above \$180m overtime from a ring-fenced fund • Costs of regular asset renewals and maintenance are met out of the ring-fenced fund • No change to the levels of service provided to tenants as set out in the LTP • <u>Advantages</u> – ensures the CHP can deliver new social housing supply, best balances the financial impact on council with other objectives, improved rental affordability for new tenants, more straightforward to deliver than option 1. After HUP2 there would be no split of responsibility of minor and major maintenance, retains future flexibility for the council to make changes over time • <u>Disadvantages</u> – reduced ability to grow new social housing supply compared to option 1, higher financial impact for the council compared to option 3. 	<p>Financial impact</p> <p>Council borrows \$286m for upgrades, and recovers costs above \$180m, interest-free, over time (indicatively \$106m)</p> <p>Council provides \$35m upfront capital to CHP (\$10m land, \$23m cash, \$2m establishment costs)</p> <p>This option will have a total rates requirement through to 2030-31 of \$246m at an average of \$25m per year. For 2023/24 the rates requirement will be \$21.0m, 4.4% of total rates.</p>
Option C: Leasehold CHP with narrow responsibilities (not council preferred option)	
<ul style="list-style-type: none"> • CHP established as a community housing trust • Council owns the housing assets and leases these to the CHP under a long-term (assumed 30-35 years) leasehold agreement • CHP provides the tenancy management service and minor repairs only • Council retains responsibility for managing major maintenance • Council only provides minimal upfront capital to the CHP for establishment costs • Council borrows for HUP2 and recovers costs above \$180m over time from a ring-fenced fund • Costs of regular asset renewals and maintenance are met out of the ring-fenced fund • No change to the levels of service provided to tenants as set out in the LTP 	<p>Financial impact</p> <p>Council borrows \$286m for upgrades, and recovers costs above \$180m, interest-free, over time (indicatively \$106m)</p> <p>Council provides \$2m establishment costs</p>

<ul style="list-style-type: none"> • <u>Advantages</u> – least financial impact for council, improved rental affordability for new tenants • <u>Disadvantages</u> – does not enable the CHP to pursue new social housing supply, splitting responsibility for minor and major maintenance would be confusing for tenants, CHP may be less effective compared to options 1 and 2. 	<p>This option will have a total rates requirement through to 2030-31 of \$239m at an average of \$24m per year. For 2023/24 the rates requirement will be \$20.9m, 4.4% of total rates</p>
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How would the CHP be regulated and monitored?

The CHP would be required to comply with a strong regulatory framework to ensure it is well-run and delivers outcomes expected by tenants, the community, and the council. Just like the council, CHPs are required to comply with and manage tenancies in accordance with the Residential Tenancies Act. The council will also develop a monitoring and oversight framework that ensures the CHP's independence (required under the regulations) while providing the council with necessary oversight given it will continue to own the housing assets.

To operate, the CHP needs to be registered with the Community Housing Regulatory Authority (CHRA). This means the CHP is a regulated entity. CHRA requires CHPs to meet performance criteria which cover governance, management, tenancy management, financial viability, and property and asset management.

As well as regulatory requirements, the CHP would be monitored through its governing documents, particularly the trust deed (created when the CHP is established) and the leasehold agreement between the council and the CHP. These will be used by the council to assess the CHP's performance.

How would tenants be supported under a CHP model?

A CHP is also required to have strong processes to ensure tenants can directly hold the CHP accountable for its performance and participate in decisions that affect them. A registered CHP is required to have a tenancy complaints process and tenant feedback and participation policies. Tenant participation policies could include a tenant advisory group, a tenant representative on the board and/or other informal ways for tenants to provide feedback, such as tenant community meetings.

As discussed above, there would be changes under a CHP model, but existing tenants' tenancies would remain secure – all current tenants would become tenants of the CHP under their existing tenancy terms. If the council does establish a CHP after this consultation, the council will develop a transition process that minimises the impact of change for current tenants and will clearly and regularly communicate through the change process. The council will also continue to explore how it could support current tenants, including considering rental affordability and arrangements for existing tenants.

Questions for your feedback

- On Decision One, would you prefer the council resolve City Housing's funding shortfalls by increasing rates and borrowing or by establishing a Community Housing Provider?

- On Decision Two, which option for a Community Housing Provider do you support?
 - Option A: Asset-owning CHP with broad responsibilities
 - Option B: Leasehold CHP with broad responsibilities
 - Option C: Leasehold CHP with narrow responsibilities

- If the council established a Community Housing Provider, do you agree with the council's preference for a community trust, rather than a company or limited partnership?

- Are there comments you would like to make about the options?

Decision 2: Future of the Southern Landfill

Te anamata o te Ruapara i te Tonga

Background

The existing consents for the Southern Landfill expire in June 2026 which means customers, including the council, will no longer be able to dispose of any waste from then on.

With that in mind, the council has identified three options, and must decide which one to implement to dispose of the city's residual waste post-2026.

Current situation at the Southern Landfill

The Southern Landfill, owned and operated by Wellington City Council, is a critical piece of Wellington's infrastructure and is the only facility in Wellington city that accepts municipal solid waste (MSW), special waste (including dewatered sewage sludge), contaminated soil and asbestos-containing materials (hazardous substances). Waste that is disposed of at the landfill is 'residual waste', which simply refers to waste that is left after we reduce, reuse or recycle.

The Southern Landfill buries about 100,000 tonnes of waste annually.

The main categories of waste are as below:

Waste type	Average tonnage per annum
Municipal solid waste (MSW)	65,000
Dewatered sewage sludge	15,000
Asbestos and contaminated soils	25,000 - 46,000

Municipal solid waste (MSW)

More commonly known as trash, rubbish, household waste or garbage, municipal solid waste - consists of everyday items we use and then throw away, such as product packaging, grass clippings, furniture, clothing, bottles, food scraps, newspapers, appliances, paint, and batteries.

Dewatered sewage sludge

Sludge is the term for solids produced from the wastewater treatment process. Untreated it contains microbiological contaminants that must be disposed of in a well-managed way. Due to its high moisture content, it is not an easy material to dispose of and if not treated appropriately creates odour.

Asbestos and contaminated soils

Asbestos and contaminated soils are generated when we demolish buildings or redevelop on sites where asbestos building materials have been used, or where industrial activities under less strict regulations have occurred. This waste is predominantly generated by the construction sector.

The Southern Landfill follows a financially self-sustaining business model, and user fees cover operational and infrastructure costs. Landfill fees also subsidise the council's kerbside recycling services, the processing of collected recyclables and waste minimisation personnel, initiatives, and activities.

It means the management of waste, provision for kerbside recycling and existing waste minimisation initiatives such as waste education and the Tip Shop currently have no impact on rates.

Kerbside rubbish collection service costs are covered through council kerbside rubbish bag sales in line with the council's user-pays funding policy.

Key waste issues facing the Council

The most significant waste management issues are:

1. The link between Wellington's sewage sludge and waste
There is currently an operational and engineering requirement to mix sewage sludge with other material (municipal solid waste) at a ratio of one part sludge to four parts waste. This has limited our ability to minimise waste.

In the 2021 Long-term Plan, the council decided to invest in a sludge minimisation facility to break the link between the landfill and sewage. It is anticipated that this facility will be in place by 2026. Breaking this link means we can start to focus on waste minimisation – something we haven't previously been able to do.

2. A stronger focus on waste minimisation
Reducing Wellington city's carbon footprint is a council priority for the future. We have adopted Te Atakura - the blueprint for the city to be carbon zero, and a regional Waste Management and Minimisation Plan (WMMP) - where we have committed to a regional reduction in the amount of waste going to landfill from 600kg per person per annum to 400kg per person per annum by 2026.

Any future waste disposal method will need to be compatible with large-scale waste minimisation activities undertaken by the council. We are currently exploring new waste minimisation initiatives to implement between now and 2026 in line with the Waste Management and Minimisation Plan which could be scaled up once sludge is removed from our landfill. This work programme will inform the drafting of the next WMMP in 2023, which will be consulted on in 2023.

3. Financial pressures
Increasing costs of recycling the landfill's carbon liability through the New Zealand Emissions Trading Scheme, and limited ability to recoup costs due to market competition from other landfills has put a strain on the existing business model.
4. Uncertainty in the current operating environment
Whilst there is clear direction from Central Government for businesses and councils to minimise waste, there is uncertainty around how they may support and incentivise these changes. These central government policy settings could influence business decisions, particularly around packaging and the global supply chain, and the use of waste minimisation levy, which will impact on types and amounts of waste in the future.

The waste management challenges facing the council are complex and finding a solution for disposing of the city's residual waste is just one piece of a much bigger puzzle. Though waste minimisation is a priority for the future, we still need a solution for disposing of residual waste in the meantime.

What is proposed

In 2019, we engaged with the community on a proposed extension (stage four) of the landfill the existing consents expire in 2026. At that time, due to the high level of interest and concern, the council decided to delay formal consultation until more information was

available about future waste minimisation, alternative technologies, and sludge reduction.

Since then, the council has gone through a process of developing a long list of potential ways forward for residual waste disposal, ranging from the original extension (stage four) proposal to a variety of technological treatments for waste to closure of the landfill. The longlist was reduced to a shortlist of three reasonably practical options. The original extension (stage four) option was not included in the final shortlist because of the lack of time to gain a resource consent and to construct the landfill before 2026.

The shortlist of three possible residual waste disposal options for consideration are:

1. New landfill on top of existing landfill (piggyback option)
2. Waste to energy incineration
3. No residual waste facility in Wellington City

A working group of resident and community groups and waste industry representatives assessed the short-list against the following criteria:

- Emission levels
- Support for a circular economy
- Community connection
- Scalability (to support waste minimisation)
- Technical maturity
- Time frame for the solution
- Local community effects
- To Ao Māori alignment
- Environmental effects (waste, land and air)
- Level of consent and planning risk
- Value for money
- Robustness/ reliability of solution
- Size- ability to fit on existing site
- Resilience in cases of emergency

The top-performing option against the criteria is option one, a new landfill on top of the existing landfill (piggyback option)- which is our preferred option.

If the council decides to progress with this option after community consultation, the next steps will be to finalise the design and proceed with the resource consent application process.

About the shortlisted options

This section provides a detailed description of the three options and explores the advantages and disadvantages of each.

Option 1: New landfill on top of existing landfill (piggyback option) Our preferred option This method disposes of residual waste into an engineered space, lined with a modern liner system to prevent contaminants escaping into the environment and an effective gas capture system to collect and destruct methane generated from the degradation of waste. Water contaminated by waste, also known as leachate, is captured through a network of pipes and sent to a treatment system before being discharged into the environment.

Contaminated soil and asbestos-contaminated material can be disposed of within this new landfill.

The new landfill will be constructed on top of an existing landfill at the Southern Landfill, providing space for about 15 –20 years of residual waste disposal based on the current volumes. As future waste minimisation initiatives are implemented, this landfill will be able to provide a waste disposal service beyond 20 years.

Constructing this landfill will require removing 0.9 hectares of vegetation, some of it regenerating bush, and the reclamation of a man-made swale drain. An ecological compensation package will be designed and included as part of the consent application. An existing storm-water tunnel that diverts the upper reaches of Carey’s stream under the existing landfill will need to be maintained in perpetuity.

The social impacts on the local community will likely be the same as those that currently exist, and any environmental impacts will likely be similar but with marginal improvements due to the smaller scale of operations and more modern designs for the landfill if compared to the current landfill operations.

This option will require a capital investment of \$42.5m phased over the life of the landfill with an annual operating cost of \$4m. Revenue from the landfill gate fees would cover these operating costs and the current council-provided waste management and minimisation services.

Extending the existing landfill is our preferred option for the following reasons:

- The council takes ownership of the waste the city produces rather than sending it to a waste disposal site outside its boundaries.
- A landfill is not dependent on requiring a minimum tonnage of waste to remain economically viable and therefore does not become a barrier to future waste minimisation initiatives.
- A landfill extension will maintain the current financially self-sustaining model, maintaining all existing waste management and minimisation services and is the least likely option to require alternative funding for future waste minimisation services to be implemented.
- A landfill extension ensures the council maintains a site for the continued disposal of refuse or hazardous material, adding to the city’s resilience in an emergency.
- A landfill is a technologically mature, well understood residual waste disposal option within the New Zealand context.
- The opportunity to develop a new landfill on an existing “brownfields” landfill site will increase the city and region’s waste disposal capacity.

Advantages	Disadvantages
<p>Facility likely operational by June 2026 as consenting risks and construction risks well understood.</p>	<p>Will produce methane emissions which will be converted to carbon emissions through a gas capture and destruction system.</p> <p>The amount of carbon emissions will vary depending on the types of waste received and the efficiency of the gas capture system.</p>
<p>This option does not require a minimum tonnage of waste to be economically viable.</p> <p>Not a barrier to future waste minimisation activities.</p>	<p>Current environmental impacts – discharges to land, discharges to air and water quality concerns remain albeit at a smaller scale, with opportunities to further minimise these effects through the design process.</p> <p>Will require ongoing aftercare of the landfill once it is decommissioned.</p>

Advantages	Disadvantages
Allows for the continued disposal of contaminated soil and asbestos contaminated material	Current local community impacts (traffic, odour, windblown litter and stream water quality concerns) will remain.
Wellington maintains a disposal site for waste or hazardous material enhancing its resilience during an emergency.	Will require an investment of \$42.5m and an operational expenditure of \$4m per annum.
Current self-sustaining financial model maintained – no expected rates impact.	

Option 2: Waste to energy incineration

This method burns waste and uses the heat generated to produce electricity (and possibly heat).

Gases from the burning process are scrubbed and cleaned through a flue gas treatment (FGT) treatment system before release into the atmosphere. Any moisture left as part of the incineration process is captured, and treated through a small water treatment plant before being sent to sewer.

The output is ash which has a significantly reduced mass and volume (up to 25 percent is left) compared to the input waste as well as cleaned/filtered gases from the burning process. The bottom ash from the incineration process could potentially be used as a filler, such as aggregate in building materials. The ash from the flue gas treatment is contaminated and must be sent to landfill for disposal. The reduction in the volume of residual waste post-incineration makes it feasible for the left-over material to be shipped to an alternative landfill for disposal.

Contaminated soils and asbestos contaminated material cannot be disposed of through this system and must be sent to an alternative landfill for disposal.

The analysis assumes that the waste to energy plant will be constructed to fit the requirements of Wellington's waste and located at the Southern Landfill. Wellington's current annual waste tonnages of between 60,000 and 70,000 tonnes is approaching the minimum tonnage requirements for a feasible waste to energy facility. Reduction of waste tonnages would require the council to consider importing waste to maintain efficiency of the plant.

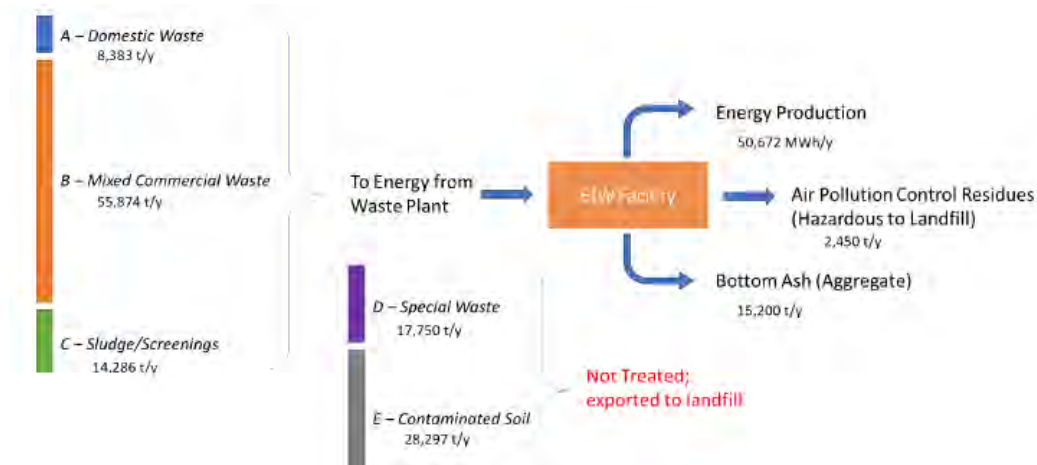
Neighbouring territorial authorities currently have existing landfills that they own and operate, with Spicer's Landfill in Porirua earmarked for further extension and Silverstream Landfill owned by Lower Hutt having capacity for a further 30 years. It is unlikely that the two councils would accept a waste to energy plant as a regional residual waste disposal solution in the short to medium term.

These plants are generally built with a 25-year service life and are common throughout Europe and Asia with multiple examples worldwide. Waste to energy plants require a minimum tonnage to remain economically viable. This could become a barrier to further waste minimisation unless there is an appetite to accept an economical loss on this investment.

While it is feasible to construct a waste to energy plant by the time the current consent expires in 2026, it remains untested from a consenting perspective in New Zealand. It represents a risk to get the plant approved for operation by the time the existing landfill consent expires in June 2026.

Construction of a waste to energy plant would require a capital investment of \$215 million and an annual operating cost of about \$5m to maintain current council waste management and minimisation services.

HOW WASTE TO ENERGY INCINERATION WORKS



Advantages	Disadvantages
Methane emissions replaced with carbon dioxide emissions from the incineration process. Carbon dioxide is considered a less potent greenhouse gas.	Up to 25% of waste in the form of bottom ash and more hazardous gas flue ash will still have to be exported to an alternative regional landfill such as Silverstream in the Hutt Valley .
Less water quality impacts and less discharge to land but increased air quality impacts to the local environment.	<p>Requires a minimum tonnage between 60,000- 70,000 tonnes of waste to be economically viable, which lacks flexibility.</p> <p>As waste reduces further, waste would be required to be imported to substitute this loss of waste or the council could operate the waste to energy plant less cost effectively.</p> <p>This likely will become a barrier for future waste diversion initiatives and restricts the movement to a circular economy.</p>
Minimal after care costs for Wellington City Council at the Southern Landfill site once the plant is decommissioned.	Whilst there are many examples overseas, it is untested from a regulatory perspective in New Zealand. High risk of obtaining the required approvals to operate the facility by the expiry of the existing landfill consent in June 2026.

Advantages	Disadvantages
	<p>Current local community impacts (traffic, odour and wind-blown litter) will remain.</p> <p>It is noted that stream water quality concerns will be minimised.</p>
	<p>Will require capital investment of \$215m and an operating expenditure of \$5m per annum.</p> <p>The current financially self-sustaining model will not be maintained. A proportion of operating costs will likely be recovered from rates.</p>
	<p>Resilience concerns as operations of the plant is very dependent on overseas expertise and parts.</p>

Option 3: No residual waste facility in Wellington City

This option would involve closing the Southern Landfill when the consents run out in 2026 and turning the area into a reserve or similar. Wellington city's residual waste would need to be disposed of at other landfills in the region, such as in Porirua or Upper Hutt. There would be no further capital cost requirements to construct a new waste disposal facility.

The council will continue to maintain its current waste management and minimisation operations at the Southern Landfill site, including the transfer station, the resource recovery centre and green waste composting operations.

Contaminated soils and asbestos contaminated material cannot be disposed of through this system and must be sent to an alternative landfill.

There would be fewer impacts on the local community and on the local environment, but these effects would be transferred to communities and the environment at the point of disposal.

Wellington will have limited control of residual waste disposal costs or 'tip-face' waste diversion policy settings and have no facility to dispose of waste in the event of an emergency. The council may need to find waste disposal facilities further afield if the nearby waste facilities choose to prioritise their own waste over Wellington's.

There will be no requirement for future capital investment costs from this option, but annual operating costs of \$6.4m to maintain existing council waste management and minimisation services will be required to be funded from user fees.

Advantages	Disadvantages
<p>This option does not require a minimum tonnage of waste to be economically viable.</p> <p>Not a barrier to future waste minimisation activities</p>	<p>Will require annual operational cost of \$6.4m to maintain current council services.</p> <p>The current self-sustaining financial model cannot be maintained. A</p>

Advantages	Disadvantages
	proportion of operational costs will likely be recovered from rates.
Less negative effects on the local environment and communities near the current Southern Landfill site although these effects are transferred to the communities and the environment at the final waste disposal destination.	Council loses ability to influence waste diversion at the disposal site.
No capital investment or requirements for after care as there is no waste disposal facility.	Security of supply as the other councils can prioritise their own waste over Wellington's. Less resilient as the council will no longer have a waste disposal site in times of emergency.
	Council would be perceived as not being responsible for the waste it produces and exporting the related environmental impacts elsewhere.

The table below summarises the key differences between the options.

Option 1 (Preferred option)	Option 2	Option 3
New landfill on top of existing landfill (piggyback option)	Waste to energy incineration	No residual waste facility in Wellington City
Carbon impact: No change from existing landfill.	Carbon impact: Initially, it will be slightly less than Option 1 as electricity generated from this plant will be 100% renewable. The benefit will be less important as NZ's energy generation transitions to 100% renewable. Over the longer term, it can be a barrier to further waste minimisation initiatives due to the facility requiring a minimum tonnage to remain economically viable- impacting negatively on carbon.	Carbon impact: Slightly more than option 1 due to additional carbon used to transport the waste to alternate waste receiving facility in the Wellington region.
Environmental impacts:	Environmental impacts:	Environmental impacts:

Option 1 (Preferred option)	Option 2	Option 3
<p>Similar to existing landfill impacts but at a much smaller scale due to the smaller footprint.</p> <p>Development is on a pre-existing landfill site (brownfields)</p>	<p>Fewer contaminants into land and likely less leachate.</p> <p>More air discharge due to incineration process.</p> <p>Over the longer term, it can be a barrier to further waste minimisation initiatives due to the facility requiring a minimum tonnage to remain economically viable –limiting future environmental gains from reduced residual waste disposal.</p>	<p>Fewer local impacts, but increased impacts at alternate waste receiving facility.</p>
<p>Opex cost:</p> <p>\$4m per annum</p> <p>Current financially self-sustaining model is maintained. No rates impact.</p>	<p>Opex cost:</p> <p>\$5m per annum. The current financially self-sustaining model will not be maintained. A proportion of this cost will likely be recovered from rates.</p>	<p>Opex cost:</p> <p>\$6.4m per annum</p> <p>The current financially self-sustaining model will not be maintained. A proportion of this cost will likely be recovered from rates.</p>
<p>Capex cost and debt impact:</p> <p>\$42.5m for a service life of 15-20years assuming current waste volumes. (Already included in the current Long-Term Plan).</p>	<p>Capex cost and debt impact:</p> <p>\$215m costs for a service life of 25 years assuming current waste volumes.</p>	<p>Capex cost and debt impact:</p> <p>None</p>
<p>New Zealand experience:</p> <p>Common globally, with many examples in New Zealand.</p>	<p>New Zealand experience:</p> <p>Common globally but currently no operational facilities in New Zealand (some proposals currently being considered).</p>	<p>New Zealand experience:</p> <p>Some territorial authorities have adopted this approach.</p>
<p>Impact on level of service:</p> <p>There would be no change to kerbside waste collection or services available at the Southern Landfill (the transfer station would continue to operate).</p>	<p>Impact on level of service:</p> <p>There would be no change to kerbside waste collection or services available at the Southern Landfill (the transfer station would continue to operate).</p>	<p>Impact on level of service:</p> <p>There would be no change to kerbside waste collection or services available at the Southern Landfill (the transfer station would continue to operate). Residual waste collected at the transfer station would need to be exported to another regional landfill.</p>

Option 1 (piggyback option) is the council's preferred option as it ensures Wellington city manages its own waste, it is cost effective, and it allows the flexibility to implement waste

minimisation and landfill diversion initiatives moving towards a circular economy in the future.

Questions for your feedback

- Do you agree with the council's preference for a new landfill on top of the existing landfill (piggyback option), rather than waste to energy incineration or having no residual waste facility in Wellington City?

Are there comments you would like to make about the options?

Independent auditor's opinion

Te Whakataua a te Kaitātari Kaute Motuhake

Section 2: What else are we planning for the 2022/23 year?

Wāhanga 2: He aha atu anō e whakaritea ana e mātau mō te tau 2022/23?

Key projects - **Ngā kaupapa hira**

Alongside the significant issues already outlined in Section 1, we have a full programme of projects planned across all areas. Many are already underway, have been consulted on, decided on by Council or were included as part of the previous Long-term Plan.

Our plans are organised into seven activity areas.

Governance

This area includes our work on providing information, consultation and decision-making, and our engagement with Māori residents and our mana whenua partners.

Key projects in this plan include increasing our investment in our mana whenua partnerships, engagement on key projects across the council and digitising the City Archive.

Environment and Infrastructure

This area includes our Wellington Gardens, beaches, green open spaces, water, wastewater, waste reduction and energy conservation, environmental conservation attractions and the quarry.

We will continue to invest in renewals and improvements to three waters infrastructure and progress the actions in our Te Atakura- First to Zero implementation plan. We will progress work on the future of the Southern Landfill, as noted in Section 1 of this document and further progress waste minimisation initiatives. We will also continue our support of Predator Free Wellington, complete the Frank Kitts Park playground upgrade, and deliver upgrades in our parks and reserves.

Economic Development

This area includes our work on economic activities, city promotions, events and attractions, and business support.

Key projects included the delivery of Tākina – the conference and exhibition centre – and upgrades to our existing venues. The development of a new Economic Development Strategy will provide key focus areas of the Council's economic activities, which include the Regional Economic Development Strategy, Māori Economic Development plan, Night-time economy plan, circular economy and identifying the city's competitive economic advantage areas.

Cultural Wellbeing

Our work in this area includes galleries and museums, community arts and cultural support, and arts partnerships.

We will continue to provide a variety of free public and community events, such as Matariki, Gardens Magic and Diwali. Key projects also include earthquake strengthening the Wellington Museum and delivering on Aho Tini, our arts and culture strategy.

Social and Recreation

In this area we have our libraries, pools, recreation facilities and programmes, playgrounds, public health and safety, public toilets, cemeteries, social housing, and community support.

There are several key projects in this area, including earthquake strengthening Freyberg Pool, on-going renewals of recreation assets, creating the Grenada North Sports Hub, complete upgrades of Strathmore, Newtown, Aro Valley, Tawa/Linden and Karori community facilities; Makara Cemetery expansion, safety improvements around Te Aro Park, and the divestment of Wadestown Community Centre.

Urban Development

Our urban development area covers urban planning and policy, heritage, and character protection, building control and facilitation, development control and facilitation, earthquake risk mitigation and public spaces development

Key projects include our District Plan review, development of Site 9 on the Waterfront, upgrades to Shed 1 and 5, and the completion of the Town Hall and St James Theatre earthquake strengthening.

Transport

This area covers our entire transport network, and our parking operations. This includes transport planning and policy, maintenance, renewal and upgrades of our transport networks and parking enforcement.

Key projects involve progressing Let's Get Wellington Moving programme and Paneke Pōneke, our bike network plan. It also includes key resilience work, such as retaining walls on key transport routes.

What changes are proposed for 2022/23 from the Long-Term Plan?

He aha **ngā huringa e marohitia ana mō te tau 2022/23 mai i te Mahere Wā Roa?**

While we plan to continue to deliver on the programme of work set out in the 2021-31 Long-Term Plan, there are areas where some changes have been made.

We have had to reschedule parts of our ten-year capital programme in response to market and supplier constraints. This has involved shifting the timing of some projects back to give time for delivery capacity to be increased. For example, the delivery of our housing upgrade programme and some parts of the bike network, such as Evans Bay cycleway, will be extended. Overall, we still plan to deliver the full ten year programme of work as set out in the Long-Term Plan.

In response to increasing housing affordability concerns, we have also increased the level of support for City Housing tenants by putting in place a rent freeze for 2022 and providing extra support for tenants with high affordability issues. This support represents an additional

cost of around \$2.4m and will be funded from City Housing's cash reserves, with no impact on council rates.

Parking is another area where there has been change. We plan to not go ahead with our previous plan to extend on street paid parking time limits on Friday and Saturday evenings or to extend charging for on-street parking through to 10p.m. on Friday and Saturday. Parking changes will have a \$0.7m impact on the 2022/23 budget, equivalent to around a 0.19% rates increase.

We approved a pandemic support plan in February to support the retail and hospitality sector impacted by the effects of Omicron. Some aspects of this plan will extend into 2022/23, including discounts to hospitality licencing fees. The plan will cost approximately \$1.3m in 2022/23, equivalent to a rates increase of approximately 0.33%

We plan to establish a \$20m Better Building fund that provides financial support for those building energy efficient or sustainable homes and buildings in Wellington. This will replace our existing green building remission in our Development Contribution policy. We see it as a more effective tool to support our goal of becoming a carbon neutral city by 2050, supporting better building practices in our growing city. This fund would be debt funded as the uptake of applicants on the fund is unknown and due to that uncertainty, Council is not wanting to overrate ratepayers by using rate funding to initially build the fund up. There is also an overall benefit to the city from the fund that is appropriate to be spread over future years. Therefore, it is more appropriate to debt fund and spread the cost over the Better Building fund over a period of time. This means there would be no immediate financial impact in the 2022/23 year. The fund, including its size, will be reviewed as part of the 2024 Long-term Plan.

We plan to increase encroachment licence fees to put them more in line with the value of the land being leased. Fees would increase from \$267 for a 20m² encroachment to \$533. Encroachment licence fees have not increased for some time, which will mean large increases for some holders. But this is the right approach to ensure we are getting fair value from our assets. Changes to encroachment fees would result in an additional \$1.5m council revenue, off setting an increase approximately of 0.4% rates.

We plan to remove all charges for overdue library items to support improved accessibility to council libraries by removing the barrier that fines can present for some residents. Removal of these fines would remove around \$0.5m revenue from the budget resulting in an approximate additional 0.1% rates pressure in the 2022/23 year.

We plan to increase the level of funding for the upgrade of Khandallah summer pool in order for a full upgrade of the pool to be undertaken in the 2023/24 year. This involves an additional \$7m capital budget which would impact rates in future years by around \$0.6m or 0.1% rates increase.

Finally, we plan on further support to our restorative planting programme through better site preparation and maintenance in order to improve the survival rates of the 100,000 native plants we plant every year. This extra support will cost around \$0.4m a year or about a 0.1% rates increase.

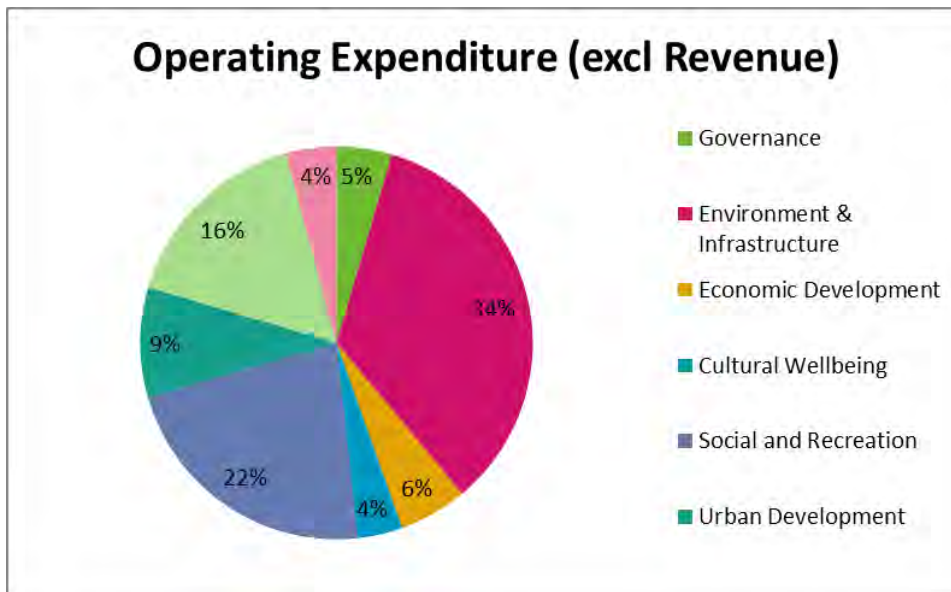
What this plan will cost - Ngā utu o tēnei mahere

This section explains our budget in more detail and outlines the impact on rates and debt for the year.

Operating expenditure

The draft budget

The cost of delivering and running Council services in 2022/23 is forecast to be \$671m or \$8.30 per resident per day. This is a \$70m increase on 2021/22, which primarily relates to increased depreciation due to new assets and a property revaluation, and inflation on contracts and personnel costs.



What is the plan for rates?

We set our rates based on the needs of the community, demand for services and affordability in rates. Your money helps us deliver more than 400 day-to-day services and pay for the borrowings used to fund big capital projects across Wellington. This year we are considering a rates increase after growth in the ratepayer base of 8.9 percent. This is below the 9.1 percent forecast in the 2021-31 Long-term Plan. In total the council proposes to collect \$428m (GST exclusive) of rates during 2022/23.

A portion of the increase in rates forecast for 2022/23 relates to previous decisions to minimise the rates requirement in 2020/21 and 2021/22. These years saw increased costs to manage the impacts of the 2016 earthquakes (such as establishment of temporary libraries in the central city) and reductions in non-rates revenue due to the impacts of COVID-19 restrictions. The council decided to fund these unexpected costs through debt in order to minimise the impact on rates in those years. Now as that debt is repaid, about \$12m of the forecast rates requirement for 2022/23 (or around 3.0%) relates to paying back this debt.

Impacts of Omicron

Planning for the coming year is challenging given the level of uncertainty on the effects of the current Omicron wave. There is the potential for this Covid outbreak to disrupt our projects and programmes, reduce non-rates revenue and significantly affect our Council Controlled Organisation's budgets (such as the Sky Stadium and Wellington Zoo). At the

time of preparing this draft budget the full financial impacts for next year were not known. It is likely that further changes to the budget may be required when we come to confirm it in June, and this may also further impact the forecast rates requirement.

What are rates for, and why are they important?

In the same way our taxes contribute to the running of the country, rates are important to ensure Wellington continues to function.

Some of the services and facilities that Wellingtonians receive through their rates include:

364 litres of drinkable water supplied per resident per day ³	104,481 native plants planted with the community	223,893 calls answered by our Contact Centre staff
729km of stormwater pipes	780,825 items available at our 14 libraries	203sqm of open space per Wellingtonian
1,077km of wastewater pipes	371km of walking and biking tracks	\$4.2m in funding to community projects and organisations
900km of footpaths	754,300 resources in City Archives	19,869 streetlights operated
107 playgrounds	66 free public events	10 new public murals

Revaluations and rates

Every three years, the council updates its records of city property values to reflect current values, and 2022/23 is a revaluation year. This means that the share of rates each ratepayer contributes is recalculated based on updated property values. Revaluations do not change the overall level of rates collected. It does change how much of the total share each ratepayer contributes.

Because of this, while the total rates increase is forecast to be an average 8.9 percent, ratepayers whose properties have increased in value more than the average will see a higher percentage increase in their rates. Equally, ratepayers whose properties have increased in value less than the average will see a lower percentage increase in their rates.

The exact rates change for each ratepayer will vary depending on their individual circumstances.

Revaluations impact commercial properties differently than residential, and as a result can impact the share of rates that each sector funds. We plan on updating the commercial rating differential in order to maintain the same proportional share of rates between residential and commercial ratepayers. While this involves an increase to the current 3.25 rating differential to an estimated 3.7 it will ensure that both residential and commercial sectors pay an equal percentage increase in rates. If the rating differential remained unchanged, then the residential sector will contribute 59% of the general rates requirement rather than the 56% in previous years. This is the equivalent of transferring

³ Not all is used in a resident's home. Other users include industry, businesses, schools, hospitals, the fire service and councils.

\$8.5m additional rates to Base ratepayers and reducing the impost of Commercial ratepayers.

Fees and User Charges

Our Revenue and Financing policy guides our decisions on how to fund council services. We consider who benefits from a service (e.g. individuals, parts of the community or the community as a whole) to help determine how the service should be funded.

The policy also sets the targets for each council activity indicating the proportion that should be funded from user charges, general rates, targets rates and other sources of income. As part of proposed plan, we have reviewed our fees and charges and are proposing to change some fees and charges for the following council services:

- Parking
- Encroachment licences
- Botanical gardens
- City Archives
- Waterfront public spaces
- Swimming pools
- Recreation centres
- Marinas
- Burials and cremations
- Public health regulations
- Building control and facilitation
- Development control and facilitation
- Sewerage collection and disposal
- Waste minimisation

Detail on the proposed fees can be found on our website: letstalk.wellington.govt.nz/city-housing

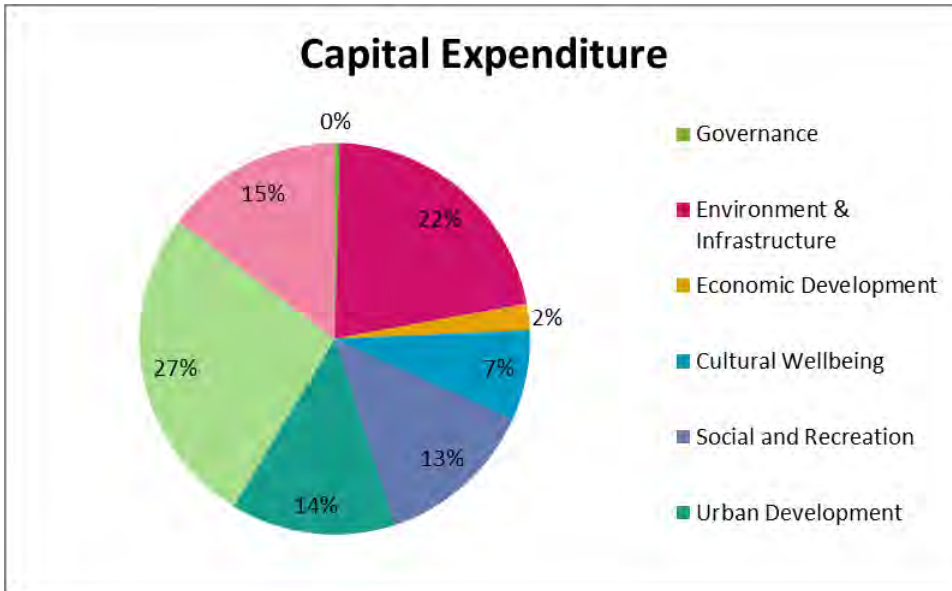
Capital expenditure

Capital expenditure is used to renew or upgrade existing assets or to build new assets to provide a higher level of service or account for growth. Our assets include buildings, roads and footpaths, water, stormwater and wastewater pipes, libraries, swimming pools, and sportsfields.

We have a significant capital expenditure programme in place, with \$414m planned for 2022/23. The 2022/23 programme includes significant investment in our water, stormwater, wastewater and transport networks, and multi-year projects to earthquake strengthen the Town Hall and St James Theatre, and the city's new Convention and Exhibition Centre.

The draft budget

Total proposed capital expenditure for 2022/23 is \$414m an increase in what was included in the 10-Year Plan (\$362.7). The variances primarily relate to the refinement of costs and timings on major building and water projects.



Explaining our borrowing position

We borrow to fund upgrades to our assets or to invest in new infrastructure. This allows us to spread the cost of funding this expenditure over the multiple generations that will benefit from the investment.

For 2022/23 net Borrowings are forecast to be \$1,314m at the end of the year, equating to 250 percent of our operating income compared to the Council imposed cap of 225 percent. As per the LTP the ratio will return to within limits in 2029/30.

Your Councillors - Ō Kaikaunihera

Wellington City Council is made up of 14 councillors and a Mayor. Like all other local authorities in New Zealand, the Council is elected every three years. The Mayor is elected “at large”, meaning by all the city’s residents. Councillors are elected by voters from their respective geographical areas (wards). The latest election was on October 12, 2019.

Mayor Andy Foster

Elected: 1992 as Councillor to Wharangi/Onslow-Western Ward, and Mayor in 2019

Chair: Te Kaunihera o Pōneke | Wellington City Council, and Ngutu Taki | CEO Performance Review Committee
Deputy Chair: Pūroro Maherehere | Annual Plan/Long-term Plan Committee

Contact: mayor@wcc.govt.nz

Deputy Mayor Sarah Free

Motukairangi/Eastern Ward
Elected: 2013, and appointed Deputy Mayor in 2019

Deputy Chair: Te Kaunihera o Pōneke | Wellington City Council, and Ngutu Taki | CEO Performance Review Committee

Contact: sarah.free@wcc.govt.nz

Councillor Diane Calvert

Wharangi/Onslow-Western Ward
Elected: 2016

Chair: Pūroro Tahua | Finance and Performance Committee

Contact: diane.calvert@wcc.govt.nz

Councillor Jenny Condie

Takapū/Northern Ward

Elected: 2019

Deputy Chair: Pūroro Waihanga | Infrastructure Committee, and Kāwai Māhirahira | Audit & Risk Subcommittee

Contact: jenny.condie@wcc.govt.nz

Councillor Jill Day Takapū/Northern Ward

Elected: 2016

Chair: Pūroro Rangaranga | Social, Cultural & Economic Committee

Contact: jill.day@wcc.govt.nz

Councillor Fleur Fitzsimons

Paekawakawa/Southern Ward

Elected: 2017 by-election

Chair: Kāwai Whakatipu | Grants Subcommittee

Contact: fleur.fitzsimons@wcc.govt.nz

Councillor Laurie Foon

Paekawakawa/Southern Ward

Elected: 2019

Deputy Chair: Pūroro Tahua | Finance & Performance Committee

Contact: laurie.foon@wcc.govt.nz

Councillor Rebecca Matthews

Wharangi/Onslow-Western Ward

Elected: 2019

Chair: Pūroro Maherehere | Annual Plan/Long-term Plan Committee

Contact:

rebecca.matthews@wcc.govt.nz

Councillor Teri O’Neill

Motukairangi/Eastern Ward

Elected: 2019

Deputy Chair: Kāwai Whakatipu | Grants Subcommittee

Contact: teri.oneill@wcc.govt.nz

Councillor Iona Pannett

Pukehinau/Lambton Ward

Elected: 2007

Chair: Pūroro Āmua | Planning & Environment Committee

Contact: iona.pannett@wcc.govt.nz

Councillor Tamatha Paul
Pukehinau/Lambton Ward

Elected: 2019

Deputy Chair: Pūroro Āmua | Planning & Environment Committee

Contact: tamatha.paul@wcc.govt.nz

Councillor Sean Rush
Motukairangi/Eastern Ward

Elected: 2019

Chair: Pūroro Waihanga | Infrastructure Committee

Contact: sean.rush@wcc.govt.nz

Councillor Simon Woolf
Wharangi/Onslow-Western Ward
Elected: 2013

Deputy Chair: Pūroro Hātepe | Regulatory Processes Committee

Contact: simon.woolf@wcc.govt.nz

Councillor Nicola Young
Pukehinau/Lambton Ward

Elected: 2013

Deputy Chair: Pūroro Rangaranga | Social, Cultural & Economic Committee

Contact: nicola.young@wcc.govt.nz

Submission form - Puka tāpaetanga kōrero

Kōrero mai mō te mahere ā-tau Have your say on the Annual Plan

All submissions must be received by midnight Monday, 9 May 2021

You don't have to give feedback on every decision – just choose the ones you're interested in. You can only submit once. You can include supporting information along with your submission.

Before you start, read about our big decisions and the other supporting information in the consultation document.

Why we're collecting this information

Your feedback matters. This plan is about the future of Wellington, and it affects everyone who lives and works here. That's why we want to hear from as many people as possible. Your views will help us to decide on the next steps we take.

Privacy statement

All submissions (including names and contact details) are provided in their entirety to elected members. Submissions (including names but not contact details) will be made available to the public at our office and on our website.

Your personal information will also be used for the administration of the consultation process, including informing you of the outcome of the consultation.

All information collected will be held by Wellington City Council, 113 The Terrace, Wellington, with submitters having the right to access and correct personal information.

Full Name: _____			
Contact details: Address: _____ _____			
Phone number: _____			
Are you making this submission as an individual or on behalf of an organisation? <input type="checkbox"/> Individual <input type="checkbox"/> Organisation: _____			
Are you a City Housing tenant?			
Yes	<input type="checkbox"/>	No	<input type="checkbox"/>
What is your connection to Wellington? Tick all that apply			
I am a Wellington City Council ratepayer	<input type="checkbox"/>	I live in Wellington	<input type="checkbox"/>
		I work in Wellington	<input type="checkbox"/>

I own a business in Wellington	<input type="checkbox"/>	I study in Wellington	<input type="checkbox"/>	I am a visitor to Wellington	<input type="checkbox"/>
Do you wish to speak to Councillors about your submission at an Oral Hearing or Forum?					
Yes	<input type="checkbox"/>	No	<input type="checkbox"/>		
If yes - We are offering oral forums to speak to Councillors about your submission (informal 60min table discussion with 4-5 Councillors alongside other submitters). We'll be in touch after you submit to arrange a time.					

Key issue 1 – Changes to City Housing

Through City Housing, the council has more than 1,900 social housing units across the city, housing 3,000 tenants on low incomes. The council has provided social housing in Wellington since the 1950s.

City Housing has a long-standing financial sustainability issue that is now critical. It currently runs a growing operating deficit and has a shortfall in funding for necessary housing upgrades.

Without new sources of funding, City Housing will run down its financial reserves and will not be able to meet its costs of operating and upgrading beyond 2022/23.

This consultation is about assessing long-term solutions to address City Housing financial sustainability issues, including either establishing a Community Housing Provider or funding City Housing through council rates and borrowing.

Options

Would you prefer the council to retain City Housing through increasing rates and borrowing or by establishing a Community Housing Provider?

<input type="checkbox"/>	Retain Council's City Housing through increasing rates and borrowing
<input type="checkbox"/>	Establish a Community Housing Provider
<input type="checkbox"/>	None of these options
<input type="checkbox"/>	Don't know

If the council did establish a Community Housing Provider, which option do you support?

<input type="checkbox"/>	Option A: Asset-owning CHP with broad responsibilities
<input type="checkbox"/>	Option B: Leasehold CHP with broad responsibilities
<input type="checkbox"/>	Option C: Leasehold CHP with narrow responsibilities
<input type="checkbox"/>	None of these options
<input type="checkbox"/>	Don't know

If the council established a Community Housing Provider, do you agree with the council's preference for a community trust, rather than a company or limited partnership?

	Community Trust
	Company or limited partnership
	Don't know

Are there comments you would like to make about the options?

Key issue 2 – Changes to Southern Landfill

The existing consents for the Southern Landfill expire in June 2026, and customers including the council will not be able to dispose of any waste into the landfill after this date.

The Council has identified three options and must decide which will be implemented to dispose of the city's residual waste post-2026.

Options

The council's preference is for a new landfill on top of the existing landfill (piggyback option), rather than waste to energy incineration or having no residual waste facility in Wellington City. Which option do you prefer?

	New landfill on top of the existing landfill (piggyback option)
	Waste to energy incineration
	No residual waste facility in Wellington City
	None of these options
	Don't know

Are there comments you would like to make about the options?

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Question X – Proposed 2022/23 budget (See pg X to X for details)

For 2022/23 we plan to continue to deliver on the programme of work set out in the 2021-31 Long-Term Plan. Our LTP focuses on the priorities of:

- A functioning, resilient and reliable three waters infrastructure
- Wellington has affordable, resilient, and safe housing
- The city’s core transport infrastructure is a safe, resilient, reliable network
- The city has resilient and fit-for-purpose community, creative and cultural spaces
- An accelerating zero-carbon and waste-free transition
- Strong partnerships with mana whenua

There are a number of areas where some changes are proposed and these are listed below (more detail on page **x** of the consultation document):

-

	Support	Do not support	Neutral/ don't know
• Rescheduling of the timing of some projects to recognise market and supplier constraints			
• Not proceeding with previous plans of extending on street paid parking time limits on Friday and Saturday evenings.			
• A \$20m Better Building fund that provides financial support for those building energy efficient or sustainable homes and buildings in Wellington.			
• Increasing encroachment licence fees to better reflect their value			
• Additional funding for a full upgrade to Khandallah summer pool			
• Removal of all library charges to remove barriers to accessing council libraries			

Overall, do you support the proposed budget?

<input type="checkbox"/>	I support the proposed budget
<input type="checkbox"/>	Neutral
<input type="checkbox"/>	I oppose the proposed budget
<input type="checkbox"/>	Don't know

Do you have any comments about the upcoming decisions, fees and user charges changes, other plans or any other general feedback on our annual plan and budget?

Thank you very much for your submission!

2021-31 Long-Term Plan Amendment

City Housing

Purpose

This document outlines the key amendment to the 2021-31 Long Term Plan as a consequence of Council’s decision on the establishment of a Community Housing Provider to operate Council’s social housing portfolio. The document should be read as an accompanying document to the 2021-31 Long-Term Plan, outlining the sections of the plan that are amended as a consequence of decisions on the future operating model for City Housing.

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Overview

Through City Housing, the council has more than 1,900 social housing units across the city, housing 3,000 tenants on low incomes. The council has provided social housing in Wellington since the 1950s.

City Housing has a long-standing financial sustainability issue that is now critical. City Housing's only source of income is tenant rent which is set at 70% of market rent – it does not receive any rates funding or funding from government subsidies. This limited income and growing cost pressures means City Housing runs an operating deficit (\$10m and growing) and has a shortfall in funding for necessary housing upgrades. The costs of required housing upgrades will be at least \$286m, significantly higher than the \$180m in the Deed of Grant that the council signed with the government in 2007.

Without new sources of funding, City Housing will run down its financial reserves and will not be able to meet its operating costs and meet Deed of Grant commitments beyond 2022/23.

We have taken steps to address City Housing's sustainability over several years, including operational changes to reduce costs and improve efficiency, establishing a programme to reinvest proceeds from targeted divestment into ongoing upgrades, and leasing properties to other providers to increase revenue – but more significant change is now needed.

This amendment seeks to provide a long-term solution to address city housing financial sustainability issues.

This amendment will see the Council establish a registered Community Housing Provider (CHP) set up as a community housing trust. A CHP is a regulated entity that is registered with the Community Housing Regulatory Authority (CHRA) and provides public housing. Establishing a CHP means the social housing service will be independent from council and run by a separate entity – in this case a Board of Trustees. The council will continue to own the housing assets and the trust would run the housing service.

A CHP will improve tenant wellbeing over time through access to the subsidy scheme (IRRS) for new eligible tenants. It will also resolve the financial sustainability challenges and will enable delivery of new social housing supply in Wellington.

Consultation and what you said

To be included following consultation

Independent auditor's report

To be provided in June (report on the amendment, not the consultation document)

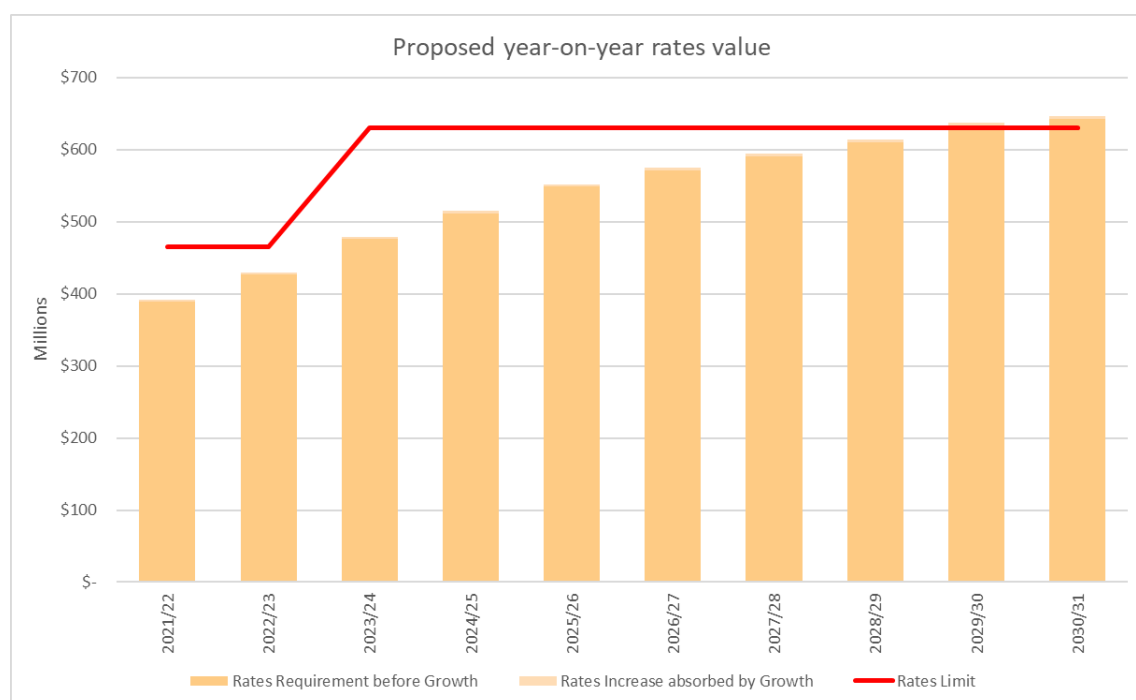
Summary of financials

Council's preferred option for City Housing going forward is establishing a Community Housing Provider (CHP) to operate the social housing service which would see Council retaining the ownership of the Housing assets but have a long term leasing arrangement in place with the CHP. This means Council will need to continue to fund the on-going maintenance of the existing Housing stock. In order to meet its commitment to the Deed of Grant, Council will need to fund at least \$180m from borrowings plus also an additional \$106m is estimated to be required to meet the requirements of the Deed of Grant. An additional \$157m has been provided for major maintenance work to be done over the 10 years as well. These requirements have been included in this amendment and funded from borrowings.

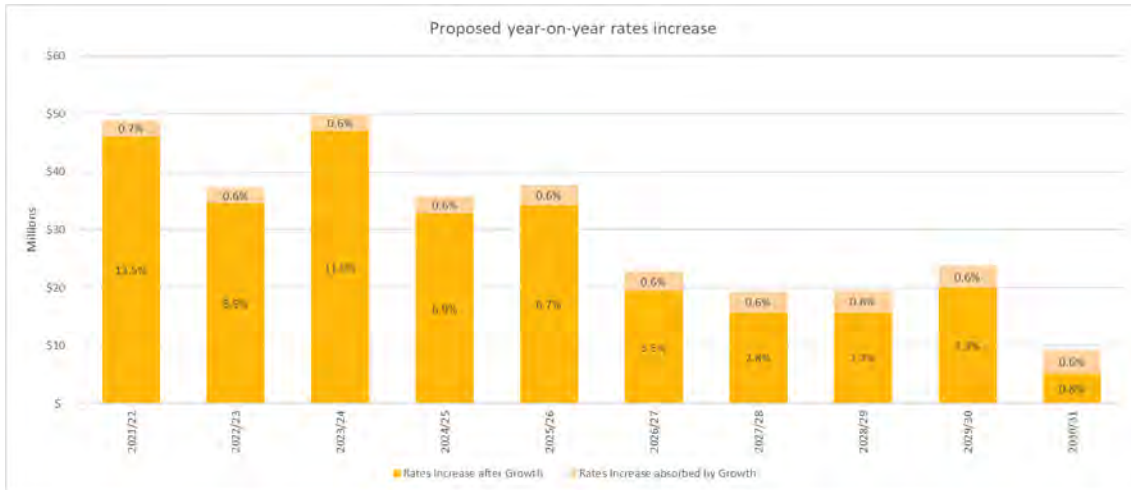
This option is based on a leasehold CHP with broad responsibilities arrangement, which would require Council to provide \$35m capital upfront over 5 years in the form of a Grant to the new entity to enable the CHP to grow future housing stock in line with Council's goals and objectives set for the Trust.

Rates

Based on this preferred option, the forecasted total rates requirement increases from \$428m in 2022/23 through to \$646m in 2030/31. This growth in total rates is due to a number of factors including this proposed City Housing option as well as additional increases in costs in order to provide 400 plus services that Council provides every day. We forecast a rates requirement in relation to the preferred CHP option of \$246m for the 10 years to 2030-31 (an average of roughly \$24.5m per year). For 2023/24, the rates requirement will be \$21m or 4.4% of the total rates.



The proposed rate increases over the 10 years has been illustrated below and would have an average rates impact on ratepayers of 8.9% for the 2022/23 rating year compared to a forecasted increase of 9.1% net increase in rates as per the 2021 – 31 Long Term Plan (LTP). This option also forecasts an average rate increase after growth in the rating based is excluded of 6.0% over the 10 year period to 2030/31 compared to 5.5% forecasted in the LTP.

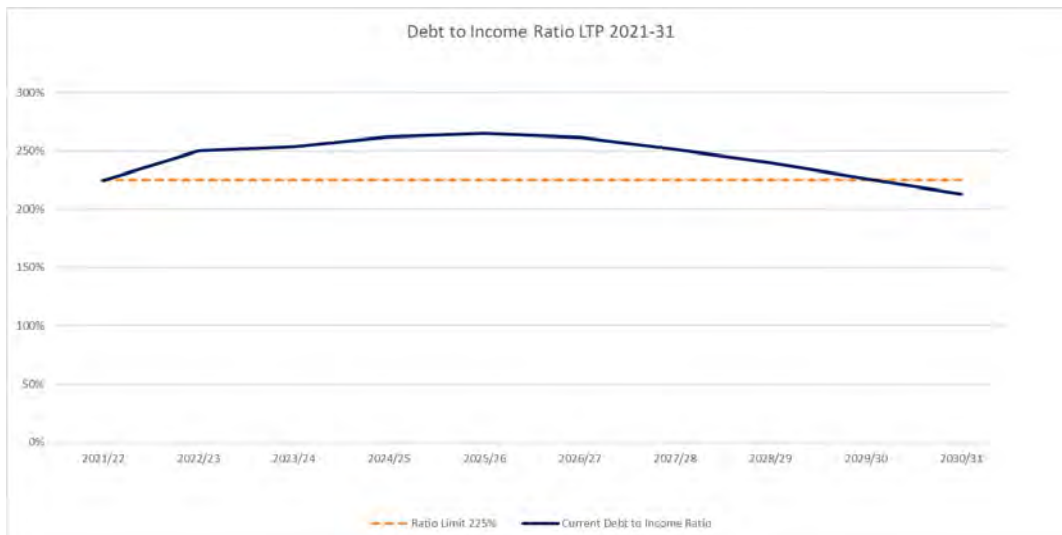


Revenue

Total revenue will decrease over the 10 years forecasted in the LTP due in part to the impact of this Housing proposal as Council will receive a reduced leasehold income (calculated as net income from the CHP of market rental less operating costs and a 10% margin). This will see total revenue in 2030/31 reduce from the LTP figure of \$974.1m to \$955.2m, a difference of \$18.9m between this plan and that of the LTP. Similarly total expenditure will decrease by \$31.6m from a LTP figure of \$966.3m to \$934.7m in the Annual Plan. This is due to certain costs of the City Housing activity moving across to the CHP.

Debt

As this preferred option uses debt to fund to maintain the quality of the Housing assets, this will see Council's net borrowings in 2022/23 of \$1,314m increase to \$1,899m in 2026/27 before reducing to \$1,732m in 2030/31. The graph below illustrates how Council is forecasting its borrowing requirements (including \$270m for additional borrowing capacity to cover insurance underwriting for major events). This shows Council being outside its debt limit for 7 years until 2029/30 when it returns to Council policy limits.



Statement of Service Provision - 5.2 Tautoko Hāpori Community Support

5.2 Tautoko Hāpori | Community support

By providing libraries, community centres and social housing we foster diverse and inclusive communities and enable people to connect with information and each other.

We provide a wide range of facilities forming part of the city's 'hard' social infrastructure that support community wellbeing. These include libraries, community spaces and social housing.

Activities in this group	Rationale
5.2.1 Libraries	<p><i>This activity grouping primarily contributes to the community outcome: A people friendly, compact, safe and accessible capital city</i></p> <ul style="list-style-type: none"> <i>To foster diverse and inclusive communities.</i> Our community facilities are places for groups to come together – strengthening social cohesion, celebrating diversity and making the city a more appealing and welcoming place to live. <i>To enable people to connect with information and with each other.</i> Our community facilities are places of discovery and learning that allow people to connect with others and exchange knowledge through events and other activities. <i>To support warmer, drier, healthier homes.</i> The quality of Wellington homes is improved. <i>To support communities to take climate action</i> Climate actions that can be undertaken by community groups are supported and enabled.
5.2.2 Access support (Leisure Card)	
5.2.3 Community advocacy	
5.2.4 Grants (social and recreation)	
5.2.5 Social Housing	
5.2.6 Community centres and halls	

Services we provide

- Council currently provides social housing for the purpose of providing rental for low-income Wellingtonians whose housing is not met by the private sector – we currently own over 1,900 units. Council has agreed upon establishing a Community Housing Provider to take over the management of our social housing portfolio. Once this CHP is established then Council's role will shift to the leasing of housing units to the Community Housing provider

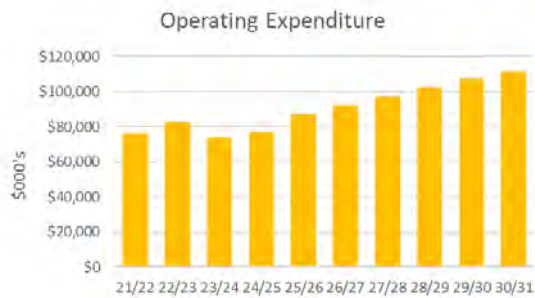
Key projects/programmes

- *Social Housing.* We will continue to improve the quality of our social housing to bring all Council social housing stock up to the requirements of the Healthy Homes Standards (costing \$16.6m over years 1 to 3). Beyond Healthy Housing we also plan to continue to upgrade our City Housing stock in line with our Deed of Grant with the Government. The expected cost of the housing upgrade programme is \$286m, based on a 2020 QS assessment. Given the escalation in construction sector costs, the costs of the upgrades are now likely to be higher than this.
- Over the long term, the level of investment required in our housing, along with the discounted rents that we are able to recover, means that our social housing portfolio is financially unsustainable. In order to address this, we will be establishing a Community Housing Provider (CHP) entity. Once established, the CHP will take over operating our social

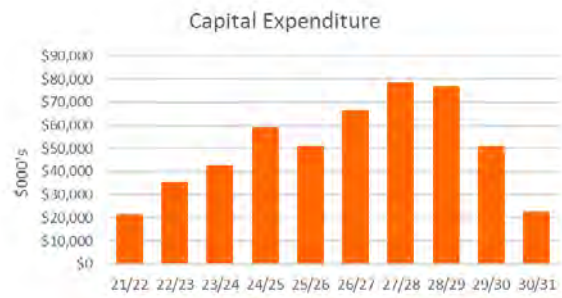
housing tenancy service. This will enable new tenants to be able to access the Government's Income Related Rent subsidy.

- The Council will be involved in the CHP, including continuing to own the housing stock (leasing it to the CHP for social housing), and will appoint trustees to the trust's governance board, but the council will not be in majority control. The CHP will instead be an independent community housing trust with a dedicated focus on the provision of affordable, quality and sustainable social housing in Wellington.

Operating and capital budgets



Comment
The increase in Operating expenditure is due to an increase in the Capital Programme and the associated depreciation cost.



Comment
The Central Library budget is held at the organisational level rather than in this activity area and that is why it is not shown in this chart.

What you can expect of us – performance measures

Performance measure	Previous target (2020/21)	Target 2021-31
Customer focus		
Occupancy rate of available housing facilities*	90%	95%
Tenant satisfaction (%) with services and facilities (includes neutral)*	90%	90%

*Note that these social housing performance measures will be removed once a Community Housing Provider is established. Council's role, and performance measures, will shift from the management of social housing to the leasing of properties to the CHP for their use as the social housing provider. Once established, the CHP will have its own dedicated public accountability documents available including outlining the performance measures it will use to report performance in the management of social housing.

Forecast Financial Statements

Forecast Statement of Comprehensive Revenue and Expense - Wellington City Council

	2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28	2028/29	2029/30	2030/31	2031/32
	LTP	LTP	LTP	LTP	LTP	LTP	LTP	LTP	LTP	LTP	LTP
	\$000's	\$000's	\$000's	\$000's	\$000's	\$000's	\$000's	\$000's	\$000's	\$000's	\$000's
REVENUE											
Revenue from rates	392,812	429,987	479,829	515,657	553,257	576,109	595,387	614,845	638,647	647,767	682,067
Revenue from development contributions	3,500	3,500	3,500	3,500	3,500	3,500	3,500	3,500	3,500	3,500	3,500
Revenue from grants, subsidies and reimbursements	49,667	37,939	41,140	47,453	41,298	41,567	41,108	42,290	42,643	43,706	38,043
Revenue from operating activities	154,615	163,921	163,038	169,805	177,887	186,815	194,793	203,677	212,026	220,510	229,093
Investments	10,503	12,294	21,552	25,041	25,337	25,661	26,017	26,373	26,727	27,079	27,403
Fair value movement on investment property revaluation	10,386	7,046	6,765	7,328	8,174	8,174	8,738	9,019	9,019	9,301	9,583
Vested asset revenue				187,000							
Other revenue	1,100	1,101	1,855	1,487	1,495	1,099	1,100	1,100	1,099	3,364	1,567
Finance Revenue	13	13	13	13	14	14	14	9	10	10	10
TOTAL REVENUE	622,596	655,801	717,692	957,284	810,962	842,939	870,657	900,813	933,671	955,237	991,266
EXPENSE											
Finance expense	23,323	38,328	44,881	51,382	57,823	62,092	61,395	59,040	59,490	58,503	69,108
Expenditure on operating activities	436,871	480,145	485,799	498,611	511,090	517,041	512,488	520,031	531,301	544,964	560,844
Depreciation and amortisation	146,736	153,004	181,581	208,481	234,110	256,660	280,465	301,630	323,914	331,278	350,158
TOTAL EXPENSE	606,929	671,477	712,261	758,474	803,023	835,793	854,348	880,701	914,705	934,745	980,110
NET SURPLUS FOR THE YEAR	15,667	(15,676)	5,431	198,810	7,939	7,146	16,309	20,112	18,966	20,492	11,156
OTHER COMPREHENSIVE INCOME											
Fair value movement - property, plant and equipment (net)	0	0	173,095	542,726	0	231,478	640,583	0	275,912	733,158	0
Share of equity accounted surplus from associates											
TOTAL OTHER COMPREHENSIVE INCOME	0	0	173,095	542,726	0	231,478	640,583	0	275,912	733,158	0
TOTAL COMPREHENSIVE INCOME FOR THE YEAR	15,667	(15,676)	178,526	741,536	7,939	238,624	656,892	20,112	294,878	753,650	11,156

Forecast Statement of Financial Position - Wellington City Council

	2020/21 AP	2022/23 LTP	2023/24 LTP	2024/25 LTP	2025/26 LTP	2026/27 LTP	2027/28 LTP	2028/29 LTP	2029/30 LTP	2030/31 LTP	2031/32 LTP
	\$000's	\$000's	\$000's	\$000's	\$000's	\$000's	\$000's	\$000's	\$000's	\$000's	\$000's
ASSETS											
Current Assets											
Cash and cash equivalents	21,419	23,340	20,846	17,503	14,817	10,593	5,638	8,256	7,030	8,280	6,771
Other financial assets	209,000	112,500	76,000	71,500	40,000	75,000	137,000	62,000	78,000	25,000	50,000
Receivables and recoverables	64,708	68,782	70,018	73,287	77,023	80,616	83,815	87,315	90,770	93,865	97,701
Inventories	1,549	787	787	787	787	787	787	787	787	787	787
Other financial asset	0	0	0	0	0	0	0	0	0	0	0
Prepayments	14,379	18,580	18,900	19,408	19,898	20,051	19,627	19,843	20,280	20,865	21,513
Non-current assets classified as held for sale	0	0	0	0	0	0	0	0	0	0	0
Total Current Assets	311,055	223,989	186,551	182,485	152,525	187,047	246,867	178,201	196,867	148,797	176,772
Non Current Assets											
Derivatives - non-current assets	-	7,821	7,821	7,821	7,821	7,821	7,821	7,821	7,821	7,821	7,821
Other financial assets	16,131	19,581	19,581	19,581	19,581	19,581	19,581	19,581	19,581	19,581	19,581
Intangible Assets	84,353	41,617	39,350	31,799	24,650	23,424	20,824	18,595	16,701	14,662	16,345
Investment Properties	274,309	296,513	303,278	310,606	318,780	326,954	335,692	344,711	353,730	363,031	372,614
Property, plant and equipment	8,182,726	8,805,728	9,180,156	10,121,475	10,254,002	10,537,940	11,172,632	11,153,792	11,392,114	12,058,845	12,015,015
Investment in subsidiaries	5,998	5,998	5,998	5,998	5,998	5,998	5,998	5,998	5,998	5,998	5,998
Investment in associates	19,033	19,474	19,474	19,474	19,474	19,474	19,474	19,474	19,474	19,474	19,474
Total Non Current Assets	8,582,550	9,196,732	9,575,658	10,516,754	10,650,306	10,941,192	11,582,022	11,569,972	11,815,419	12,489,412	12,456,848
Total Assets	8,893,605	9,420,721	9,762,209	10,699,239	10,802,831	11,128,239	11,828,889	11,748,173	12,012,286	12,638,209	12,633,620
LIABILITIES											
Current Liabilities											
Derivative financial liabilities	709	1,798	1,798	1,798	1,798	1,798	1,798	1,798	1,798	1,798	1,798
Trade and other payables	64,761	70,208	67,343	69,672	66,108	61,641	57,445	58,193	58,510	57,742	61,095
Deferred revenue	16,092	19,330	19,226	20,024	20,977	22,030	22,971	24,018	25,003	26,003	27,015
Borrowings	209,000	111,816	75,316	70,816	39,316	74,316	136,316	61,316	77,316	24,316	49,316
Provisions for other liabilities	4,058	5,551	6,087	6,944	7,815	8,704	9,689	10,724	11,386	12,302	13,289
Employee benefit liabilities and provisions	12,262	12,199	12,017	12,206	12,479	12,755	13,009	13,284	13,570	13,839	14,126
Total Current Liabilities	306,882	220,902	181,787	181,460	148,493	181,244	241,228	169,333	187,583	136,000	166,639
Non Current Liabilities											
Derivative financial liabilities	106,331	53,045	53,045	53,045	53,045	53,045	53,045	53,045	53,045	53,045	53,045
Borrowings	1,070,401	1,315,431	1,518,631	1,715,684	1,845,453	1,900,557	1,885,400	1,857,553	1,809,244	1,733,658	1,687,720
Provisions for other liabilities	34,995	44,727	43,406	42,152	40,972	39,870	38,773	37,656	36,917	36,329	35,850
Employee benefit liabilities and provisions	1,174	1,159	1,357	1,379	1,410	1,441	1,469	1,500	1,533	1,563	1,596
Total Non Current Liabilities	1,212,901	1,414,362	1,616,439	1,812,260	1,940,880	1,994,913	1,978,687	1,949,754	1,900,739	1,824,595	1,778,211
Total Liabilities	1,519,783	1,635,264	1,798,226	1,993,720	2,089,373	2,176,157	2,219,915	2,119,087	2,088,322	1,960,595	1,944,850
Net Assets	7,373,822	7,785,457	7,963,983	8,705,519	8,713,458	8,952,082	9,608,974	9,629,086	9,923,964	10,677,614	10,688,770
Equity											
Accumulated funds and retained earnings	5,044,157	5,063,310	5,068,726	5,267,519	5,275,442	5,282,585	5,298,879	5,318,986	5,337,948	5,358,437	5,369,594
Revaluation reserves	2,415,427	2,744,142	2,917,237	3,459,963	3,459,963	3,691,441	4,332,024	4,332,024	4,607,936	5,341,094	5,341,094
Hedging Reserve	(107,041)	(47,022)	(47,022)	(47,022)	(47,022)	(47,022)	(47,022)	(47,022)	(47,022)	(47,022)	(47,022)
Fair value through other comprehensive income reserve	5,085	6,029	6,029	6,029	6,029	6,029	6,029	6,029	6,029	6,029	6,029
Restricted funds	16,194	18,998	19,013	19,030	19,046	19,049	19,064	19,069	19,073	19,076	19,075
Total Equity	7,373,822	7,785,457	7,963,983	8,705,519	8,713,458	8,952,082	9,608,974	9,629,086	9,923,964	10,677,614	10,688,770

Forecast Statement of Changes in Equity - Wellington City Council

	2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28	2028/29	2029/30	2030/31	2031/32
	LTP	LTP	LTP	LTP	LTP	LTP	LTP	LTP	LTP	LTP	LTP
	\$000's	\$000's	\$000's	\$000's	\$000's	\$000's	\$000's	\$000's	\$000's	\$000's	\$000's
Equity - opening balances											
Accumulated funds and retained earnings	5,028,502	5,081,105	5,065,416	5,070,832	5,269,625	5,277,548	5,284,691	5,300,985	5,321,092	5,340,054	5,360,543
Revaluation reserves	2,415,427	2,744,142	2,744,142	2,917,237	3,459,963	3,459,963	3,691,441	4,332,024	4,332,024	4,607,936	5,341,094
Hedging reserve	(107,041)	(47,022)	(47,022)	(47,022)	(47,022)	(47,022)	(47,022)	(47,022)	(47,022)	(47,022)	(47,022)
Fair value through other comprehensive revenue and expense reserve	5,085	6,029	6,029	6,029	6,029	6,029	6,029	6,029	6,029	6,029	6,029
Restricted funds	16,182	18,985	18,998	19,013	19,030	19,046	19,049	19,064	19,069	19,073	19,076
Total Equity - opening balances	7,358,155	7,803,239	7,787,563	7,966,089	8,707,625	8,715,564	8,954,188	9,611,080	9,631,192	9,926,070	10,679,720
Changes in Equity											
<i>Retained earnings</i>											
Net surplus for the year	15,667	(15,676)	5,431	198,810	7,939	7,146	16,309	20,112	18,966	20,492	11,156
Transfer to restricted funds	(3,358)	(3,438)	(3,529)	(3,620)	(3,705)	(3,801)	(3,899)	(3,995)	(4,085)	(4,176)	(4,263)
Transfer from restricted funds	3,346	3,425	3,514	3,603	3,689	3,798	3,884	3,990	4,081	4,173	4,264
Transfer from revaluation reserves	-	-	-	-	-	-	-	-	-	-	-
Transfer to revaluation reserves	-	-	-	-	-	-	-	-	-	-	-
	-	-	-	-	-	-	-	-	-	-	-
<i>Revaluation reserves</i>											
Fair value movement - property, plant and equipment - net	-	-	173,095	542,726	-	231,478	640,583	-	275,912	733,158	-
Transfer to retained earnings	-	-	-	-	-	-	-	-	-	-	-
<i>Hedging reserve</i>											
Movement in hedging reserve	-	-	-	-	-	-	-	-	-	-	-
<i>Fair value through other comprehensive revenue and expense reserve</i>											
Movement in fair value	-	-	-	-	-	-	-	-	-	-	-
<i>Restricted Funds</i>											
Transfer from retained earnings	3,358	3,438	3,529	3,620	3,705	3,801	3,899	3,995	4,085	4,176	4,263
Transfer to retained earnings	(3,346)	(3,425)	(3,514)	(3,603)	(3,689)	(3,798)	(3,884)	(3,990)	(4,081)	(4,173)	(4,264)
Total comprehensive revenue and expense	15,667	(15,676)	178,526	741,536	7,939	238,624	656,892	20,112	294,878	753,650	11,156
Net Equity - Closing Balances											
Accumulated funds and retained earnings	5,044,157	5,063,310	5,068,726	5,267,519	5,275,442	5,282,585	5,298,879	5,318,986	5,337,948	5,358,437	5,369,594
Revaluation reserves	2,415,427	2,744,142	2,917,237	3,459,963	3,459,963	3,691,441	4,332,024	4,332,024	4,607,936	5,341,094	5,341,094
Hedging reserve	(107,041)	(47,022)	(47,022)	(47,022)	(47,022)	(47,022)	(47,022)	(47,022)	(47,022)	(47,022)	(47,022)
Fair value through other comprehensive revenue and expense reserve	5,085	6,029	6,029	6,029	6,029	6,029	6,029	6,029	6,029	6,029	6,029
Restricted funds	16,194	18,998	19,013	19,030	19,046	19,049	19,064	19,069	19,073	19,076	19,075
Total Equity - closing balances	7,373,822	7,785,457	7,963,983	8,705,519	8,713,458	8,952,082	9,608,974	9,629,086	9,923,964	10,677,614	10,688,770

Forecast Statement of Cash Flows - Wellington City Council

	2021/22 LTP	2022/23 LTP	2023/24 LTP	2024/25 LTP	2025/26 LTP	2026/27 LTP	2027/28 LTP	2028/29 LTP	2029/30 LTP	2030/31 LTP	2031/32 LTP
	\$000's	\$000's	\$000's	\$000's	\$000's	\$000's	\$000's	\$000's	\$000's	\$000's	\$000's
Cash flows from operating activities											
Receipts from rates - Council	391,452	430,943	478,430	514,651	552,202	575,468	594,846	614,299	637,979	647,511	681,104
Receipts from rates - Greater Wellington Regional Council	82,205	90,498	100,470	108,077	115,962	120,848	124,917	129,002	133,976	135,977	143,032
Receipts from activities and other income	154,314	166,905	165,741	170,901	198,731	207,401	215,540	224,235	232,714	241,075	249,784
Receipts from grants and subsidies - operating	8,616	9,425	9,701	9,921	10,144	10,387	10,676	10,970	11,256	11,548	11,836
Receipts from grants and subsidies - capital	44,551	32,014	35,695	41,419	35,048	34,679	33,932	34,819	34,887	37,923	30,174
Receipts from investment property lease rentals	10,376	10,394	10,652	10,941	11,237	11,561	11,917	12,273	12,627	12,979	13,303
Cash paid to suppliers and employees	(380,985)	(429,670)	(430,554)	(438,705)	(474,534)	(480,886)	(480,729)	(487,868)	(499,512)	(513,259)	(524,084)
Rates paid to Greater Wellington Regional Council	(82,205)	(90,498)	(100,470)	(108,077)	(115,962)	(120,848)	(124,917)	(129,002)	(133,976)	(135,977)	(143,032)
Grants paid	(49,052)	(48,753)	(57,790)	(57,069)	(59,631)	(60,469)	(56,379)	(51,199)	(51,035)	(51,888)	(52,759)
Net GST (paid) / received	-	-	-	-	-	-	-	-	-	-	-
Net cash flows from operating activities	179,272	171,258	211,875	252,059	273,197	298,141	329,803	357,529	378,916	385,889	409,358
Cash flows from investing activities											
Dividends received	127	1,900	10,900	14,100	14,100	14,100	14,100	14,100	14,100	14,100	14,100
Interest received	13	13	13	13	14	14	14	9	10	10	10
Loan repayments	-	-	-	-	-	-	-	-	-	-	-
Proceeds from sale of investment properties	-	-	-	-	-	-	-	-	-	-	-
Proceeds from sale of property, plant and equipment	2,000	15,400	2,000	2,000	2,000	2,000	2,000	2,000	2,000	2,000	2,000
Proceeds from sale of intangibles	-	-	-	-	-	-	-	-	-	-	-
Increase / (decrease) in investments	-	-	-	-	-	-	-	-	-	-	-
Purchase of investment properties	-	-	-	-	-	-	-	-	-	-	-
Purchase of intangibles	(4,252)	(5,038)	(3,947)	(3,282)	(1,167)	(799)	(2,404)	(2,606)	(1,283)	(871)	(1,604)
Purchase of property, plant and equipment	(331,760)	(384,104)	(381,654)	(413,904)	(362,776)	(310,692)	(271,916)	(281,527)	(287,170)	(265,789)	(310,327)
Net cash flows from investing activities	(333,872)	(371,829)	(372,688)	(401,073)	(347,829)	(295,377)	(258,206)	(268,024)	(272,343)	(250,550)	(295,821)
Cash flows from financing activities											
New borrowings	325,565	460,235	315,016	272,369	200,585	94,420	59,159	108,469	13,007	1,730	(21,622)
Repayment of borrowings	(132,000)	(209,000)	(111,816)	(75,316)	(70,816)	(39,316)	(74,316)	(136,316)	(61,316)	(77,316)	(24,316)
Interest paid on borrowings	(23,323)	(38,328)	(44,881)	(51,382)	(57,823)	(62,092)	(61,395)	(59,040)	(59,490)	(58,503)	(69,108)
Net cash flows from investing activities	170,242	212,907	158,319	145,671	71,946	(6,988)	(76,552)	(86,887)	(107,799)	(134,089)	(115,046)
Net increase/(decrease) in cash and cash equivalents	15,642	12,336	(2,494)	(3,343)	(2,686)	(4,224)	(4,955)	2,618	(1,226)	1,250	(1,509)
Cash and cash equivalents at beginning of year	5,777	11,004	23,340	20,846	17,503	14,817	10,593	5,638	8,256	7,030	8,280
Cash and cash equivalents at end of year	21,419	23,340	20,846	17,503	14,817	10,593	5,638	8,256	7,030	8,280	6,771

Forecast Statement of Changes in Restricted / Reserve Funds - Wellington City Council

	Opening balance	Deposits	Expenditure	Closing balance	
	2022/23			2031/32	
	\$000	\$000	\$000	\$000	Purpose
Special reserves and funds					
Reserve purchase and development fund	782	-	-	782	
City growth fund	4,741	21,523	(21,523)	4,741	
Insurance reserve	12,979	16,823	(16,823)	12,979	Allows the Council to meet the uninsured portion of insurance claims
Total special reserves and funds	18,502	38,346	(38,346)	18,502	
Trusts and bequests					
A Graham Trust	4	2	-	6	For the upkeep of a specific area of Karori Cemetery
A W Newton Bequest	361	141	(75)	427	For the benefit of art (Fine Arts Wellington), education (technical and other night schools) and athletics (rowing)
E A McMillan Estate	6	-	-	6	For the benefit of the public library
E Pengelly Bequest	19	5	-	24	For the purchase of children's books
F L Irvine Smith Memorial	9	2	-	11	For the purchase of books for the Khandallah Library
Greek NZ Memorial Association	5	2	-	7	For the maintenance and upgrade of the memorial
Kidsarus 2 Donation	5	2	-	7	For the purchase of children's books
Kirkaldie and Stains Donation	17	-	-	17	For the beautification of the BNZ site
QEII Memorial Book Fund	24	8	-	32	For the purchase of books on the Commonwealth
Schola Cantorum Trust	9	3	-	12	For the purchase of musical scores
Terawhiti Grant	10	-	-	10	To be used on library book purchases
Wellington Beautifying Society Bequest	14	-	-	14	To be used on library book purchases
Total trusts and bequests	483	165	(75)	573	
Total restricted funds	18,985	38,511	(38,421)	19,075	

Funding Impact Statements

FUNDING IMPACT STATEMENT FOR WHOLE OF COUNCIL

	2021/22 AP	2022/23 LTP	2023/24 LTP	2024/25 LTP	2025/26 LTP	2026/27 LTP	2027/28 LTP	2028/29 LTP	2029/30 LTP	2030/31 LTP
	\$000s	\$000s	\$000s	\$000s	\$000s	\$000s	\$000s	\$000s	\$000s	\$000s
Sources of operating funding										
General rates, uniform annual general charges, rates penalties	227,390	254,268	291,055	316,387	345,921	364,668	380,387	394,185	410,460	415,933
Targeted rates (other than a targeted rate for water supply)	165,415	175,720	188,780	199,268	207,334	211,439	215,003	220,661	228,187	231,836
Subsidies and grants for operating purposes	8,616	9,425	9,701	9,921	10,144	10,387	10,676	10,970	11,256	11,548
Fees and charges	155,430	163,541	162,669	169,470	177,556	186,518	194,532	203,431	211,808	220,311
Interest and dividends from investments	140	1,913	10,913	14,113	14,114	14,114	14,114	14,109	14,110	14,110
Local authorities fuel tax, fines, infringement fees, and other receipts	10,662	11,874	12,122	12,375	12,668	12,958	13,278	13,619	13,944	14,278
Total operating funding (A)	567,653	616,740	675,239	721,534	767,738	800,084	827,991	856,976	889,766	908,016
Applications of operating funding										
Payments to staff and suppliers	387,684	431,251	427,941	441,474	451,391	456,506	456,045	468,767	480,200	493,007
Finance costs	23,323	38,328	44,881	51,382	57,823	62,092	61,395	59,040	59,490	58,503
Other operating funding applications	49,187	48,893	57,858	57,139	59,704	60,545	56,457	51,279	51,118	51,973
Total applications of operating funding (B)	460,194	518,472	530,680	549,996	568,918	579,142	573,898	579,087	590,808	603,483
Surplus (deficit) of operating funding (A-B)	107,459	98,268	144,559	171,538	198,820	220,941	254,093	277,889	298,958	304,533
Sources of capital funding										
Subsidies and grants for capital expenditure	41,051	28,514	32,195	37,919	31,548	31,179	30,432	31,319	31,387	34,423
Development and financial contributions	3,500	3,500	3,500	3,500	3,500	3,500	3,500	3,500	3,500	3,500
Increase (decrease) in debt	188,802	268,881	199,008	192,850	125,110	49,982	(20,797)	(34,094)	(55,225)	(82,791)
Gross proceeds from sales of assets	2,000	15,400	2,000	2,000	2,000	2,000	2,000	2,000	2,000	2,000
Lump sum contributions	0	0	0	0	0	0	0	0	0	0
Total sources of capital funding (C)	235,353	316,295	236,703	236,268	162,159	86,661	15,135	2,725	(18,338)	(42,868)
Applications of capital funding										
Capital expenditure										
- to meet additional demand	42,822	50,956	44,766	71,452	60,761	65,742	25,186	28,079	50,548	56,448
- to improve level of service	173,973	197,329	179,881	165,354	137,013	65,976	52,081	54,140	52,531	59,525
- to replace existing assets	126,228	166,198	156,525	170,921	163,124	175,807	191,881	198,316	177,462	145,607
Increase (decrease) in reserves	(212)	81	89	80	81	77	79	79	79	85
Increase (decrease) in investments	0	0	0	0	0	0	0	0	0	0
Total applications of capital funding (D)	342,812	414,563	381,262	407,806	360,979	307,602	269,228	280,614	280,620	261,665
Surplus (deficit) of capital funding (C-D)	(107,459)	(98,268)	(144,559)	(171,538)	(198,820)	(220,941)	(254,093)	(277,889)	(298,958)	(304,533)
Funding balance ((A-B) + (C-D))	0	0	0	0	0	0	0	0	0	0
Expenses for this activity grouping include the following depreciation/amortisation charge										
	146,736	153,004	181,581	208,481	234,110	256,660	280,465	301,630	323,914	331,278
Internal charges and overheads recovered	37,952	38,694	39,570	39,133	39,724	40,677	41,243	41,920	42,902	43,951
Internal charges and overheads applied	29,307	29,096	29,594	30,305	31,009	31,652	32,276	33,104	33,771	34,435
Total of internal charges	8,645	9,598	9,975	8,828	8,715	9,025	8,967	8,816	9,131	9,516

FUNDING IMPACT STATEMENT
Community participation and support (5.2)

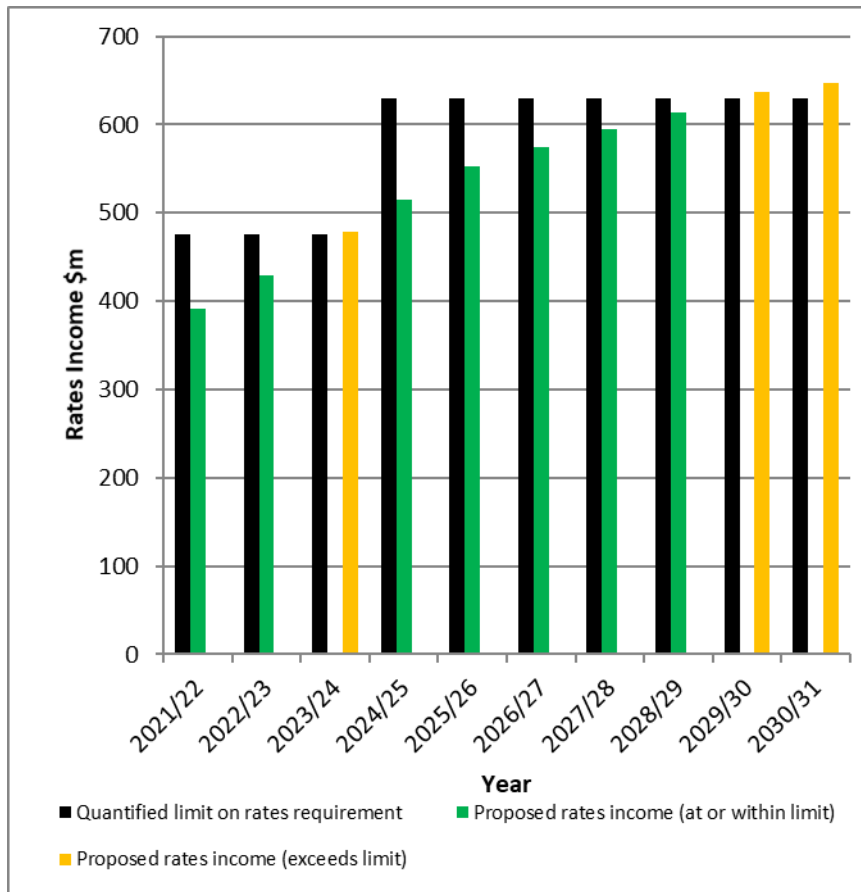
	2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28	2028/29	2029/30	2030/31
	AP	LTP	LTP	LTP	LTP	LTP	LTP	LTP	LTP	LTP
	\$000s	\$000s	\$000s	\$000s	\$000s	\$000s	\$000s	\$000s	\$000s	\$000s
Sources of operating funding										
General rates, uniform annual general charges, rates penalties	33,651	34,804	36,182	35,087	35,815	36,009	39,616	41,424	42,125	42,063
Targeted rates (other than a targeted rate for water supply)	6,969	6,806	7,608	7,635	7,956	8,070	7,584	7,659	7,816	7,905
Subsidies and grants for operating purposes	0	0	0	0	0	0	0	0	0	0
Fees and charges	27,836	28,325	14,578	16,379	17,925	19,966	21,775	23,584	25,456	27,451
Internal charges and overheads recovered	870	924	186	197	162	302	153	155	158	161
Interest and dividends from investments	0	0	0	0	0	0	0	0	0	0
Local authorities fuel tax, fines, infringement fees, and other receipts	407	0	0	0	0	0	0	0	0	0
Total operating funding (A)	69,734	70,860	58,553	59,297	61,859	64,347	69,127	72,822	75,555	77,580
Applications of operating funding										
Payments to staff and suppliers	36,054	38,445	25,663	22,012	22,585	23,140	23,158	23,733	24,337	24,954
Finance costs	(612)	315	276	2,246	4,051	6,157	8,402	10,303	11,336	11,334
Internal charges and overheads applied	16,008	16,022	13,399	14,971	15,205	14,713	14,405	14,281	14,285	14,171
Other operating funding applications	4,720	4,785	8,252	7,819	11,889	11,959	8,032	5,106	5,181	5,258
Total applications of operating funding (B)	56,170	59,567	47,590	47,048	53,730	55,969	53,996	53,422	55,139	55,718
Surplus (deficit) of operating funding (A-B)	13,563	11,292	10,964	12,249	8,128	8,377	15,131	19,399	20,417	21,862
Sources of capital funding										
Subsidies and grants for capital expenditure	300	0	0	0	0	0	0	0	0	0
Development and financial contributions	0	0	0	0	0	0	0	0	0	0
Increase (decrease) in debt	7,183	24,010	31,365	46,435	42,671	57,952	63,092	56,873	30,351	597
Gross proceeds from sales of assets	0	0	0	0	0	0	0	0	0	0
Lump sum contributions	0	0	0	0	0	0	0	0	0	0
Total sources of capital funding (C)	7,483	24,010	31,365	46,435	42,671	57,952	63,092	56,873	30,351	597
Applications of capital funding										
Capital expenditure										
- to meet additional demand	0	0	0	0	0	0	0	0	0	0
- to improve level of service	3,378	5,479	210	0	0	0	0	0	0	0
- to replace existing assets	17,668	29,823	42,119	58,684	50,799	66,329	78,223	76,273	50,767	22,459
Increase (decrease) in reserves	0	0	0	0	0	0	0	0	0	0
Increase (decrease) in investments	0	0	0	0	0	0	0	0	0	0
Total applications of capital funding (D)	21,046	35,303	42,329	58,684	50,799	66,329	78,223	76,273	50,767	22,459
Surplus (deficit) of capital funding (C-D)	(13,563)	(11,292)	(10,964)	(12,249)	(8,128)	(8,377)	(15,131)	(19,399)	(20,417)	(21,862)
Funding balance ((A-B) + (C-D))	0	0	0	0	0	0	0	0	0	0
Expenses for this activity grouping include the following										
depreciation/amortisation charge	20,509	23,484	26,471	29,967	33,441	36,502	43,210	48,272	52,061	55,451

Disclosure statements for the period commencing 1 July 2021

Rates (income) affordability

The following graph compares the council's actual rates increases with a quantified dollar limit on rates increases included in the financial strategy included in the council's long-term plan. The quantified limit for the first three years of the Long-term Plan is \$465,000,000 and is \$630,000,000 for the years 4 – 10 of the Long-term plan.

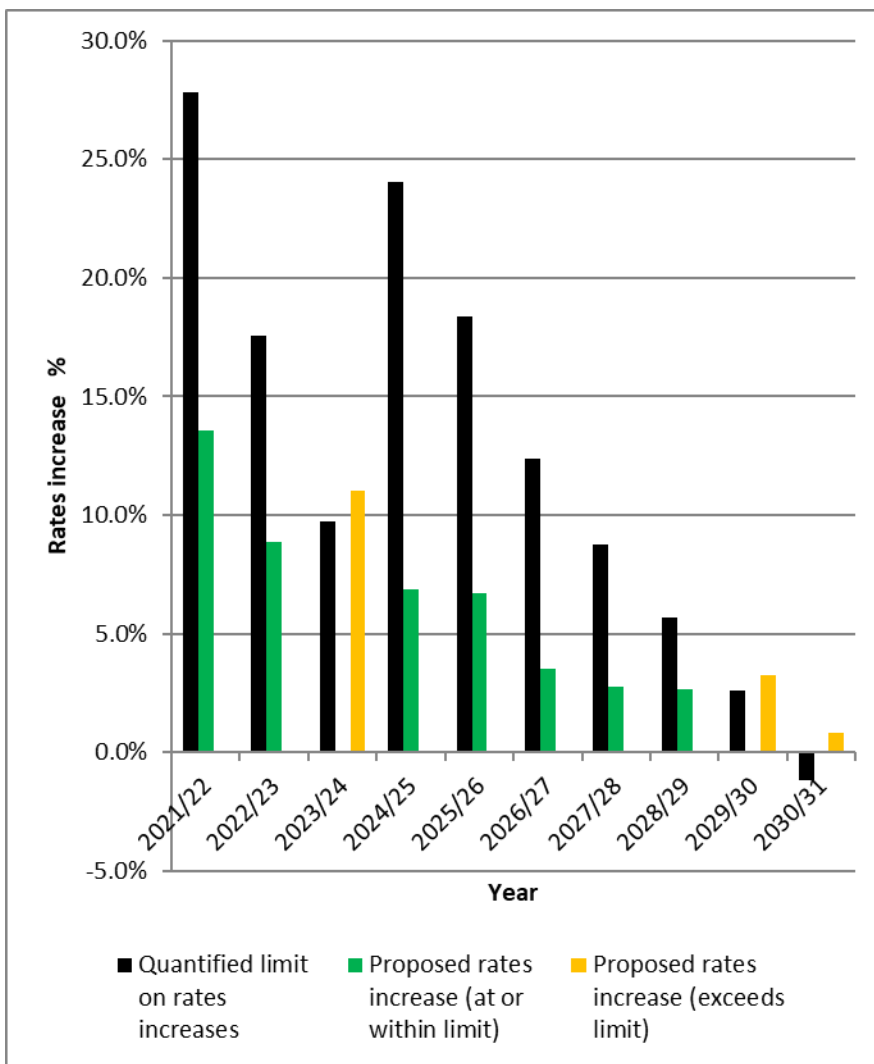
The proposed rates income is forecast to be above the quantified limits in years 2023/24, 2029/30 and 2030/31. This is a result of updated forecasts made through the 2022/23 Annual Plan and in particular increases to the costs of borrowing beyond the assumptions in the 2021-31 Long-Term Plan. The increase in rates income do not relate to the establishment a Community Housing Trust. Council will re-examine rates and debt benchmarks as a part of the next Long-Term Plan in 2024.



Rates (increases) affordability

The following graph compares the council's planned rates increases with a quantified limit on rates increases included in the financial strategy in the council Long-term Plan. The quantified limit for the annual rates increase is the difference between the rates limit for the year and the previous year's rates income expressed as a percentage. Growth in the rating base reduces the impact of the overall rates increase on existing ratepayers. We have assumed an average growth in the ratepayer base of 0.6 percent per year over the 10 years of the plan. After accounting for growth, the annual rates increase limit is the equivalent of an average rates increase of 10.5 percent over the first 3 years of this plan and an average of 5.5 percent over 10 years.

The proposed rates increase is forecast to be above the quantified limits in years 2023/24, 2029/30 and 2030/31. This is a result of updated forecasts made through the 2022/23 Annual Plan and in particular increases to the costs of borrowing beyond the assumptions in the 2021-31 Long-Term Plan. The increase in rates income do not relate to the establishment a Community Housing Trust. Council will re-examine rates and debt benchmarks as a part of the next Long-Term Plan in 2024.



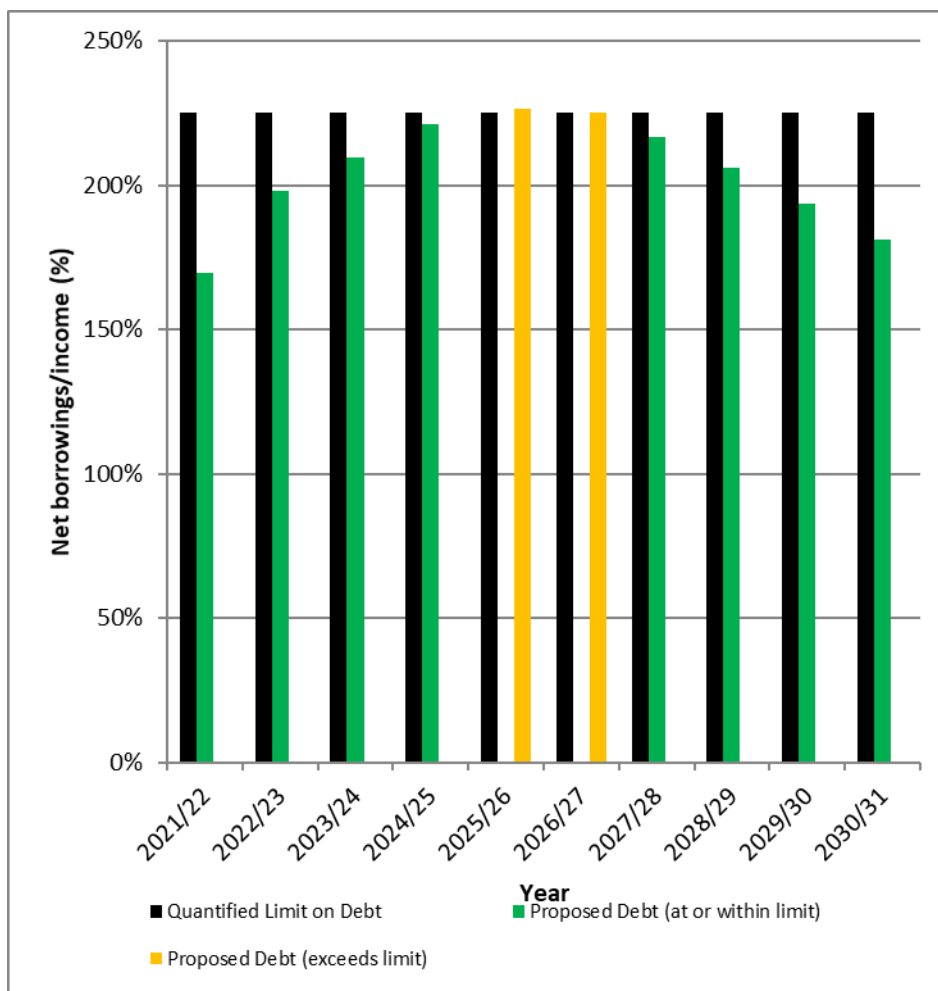
Debt affordability benchmark

Net borrowing as a percentage of income

The following graph compares the council's proposed borrowing with a quantified limit on borrowing stated in the financial strategy included in the council's long-term plan. The quantified limit is net borrowings, comprised of borrowings less cash and cash equivalents, being less than or equal to 225% of income. For this measure income is defined as total revenue less vested assets and development contribution income.

The council meets the debt affordability benchmark if its planned borrowing is within each quantified limit on borrowings.

The proposed debt to income ratio is forecast to be above the quantified limits in years 2025/26 and 2026/27. This is a result of a combination of additional borrowing forecasts and the impacts of decreased council revenue (social housing rents) related to the establishment of a Community Housing Trust. Council will re-examine rates and debt benchmarks as a part of the next Long-Term Plan in 2024.

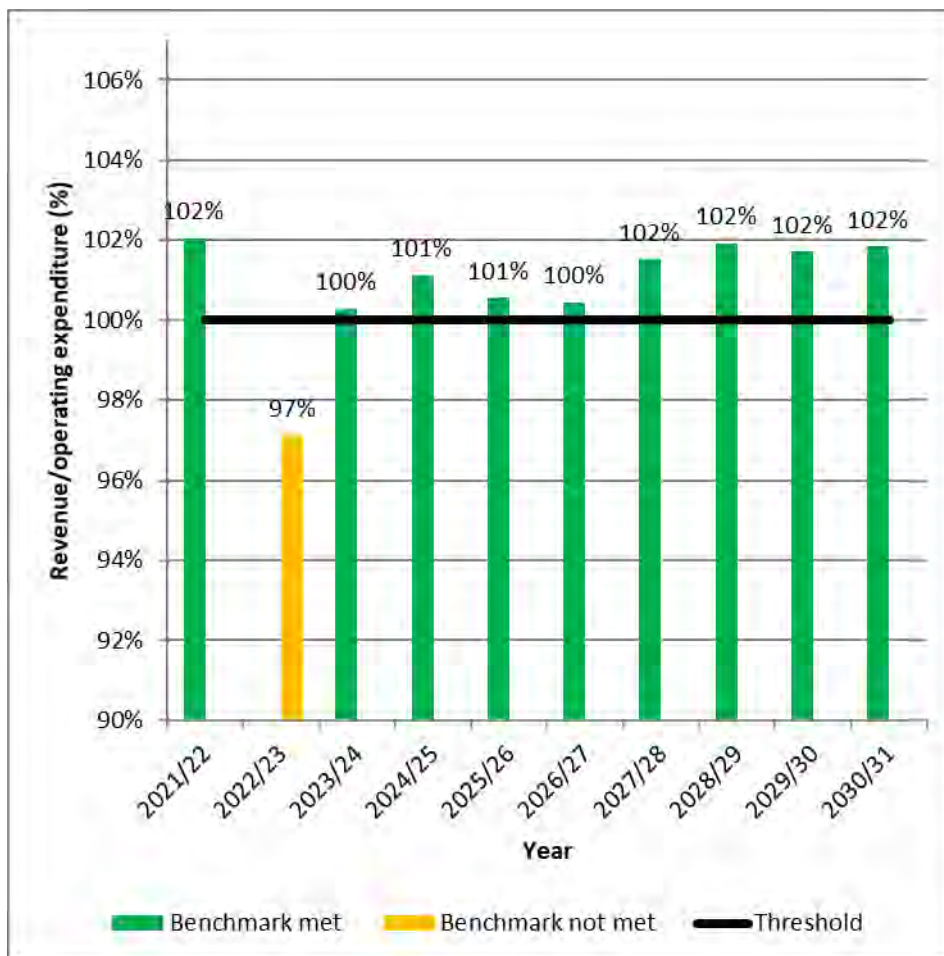


Balanced budget benchmark

The following graph displays the council's revenue (excluding development contributions, financial contributions, vested assets, gains on derivative financial instruments, and revaluations of property, plant, or equipment) as a proportion of operating expenses (excluding losses on derivative financial instruments and revaluations of property, plant, or equipment).

The council meets this benchmark if its planned revenue equals or is greater than its planned operating expenses. In 2022/23 the planned revenue falls below the planned operating expenditure (97%).

There are no material changes to the measure as a result of the establishment of a Community Housing Trust.

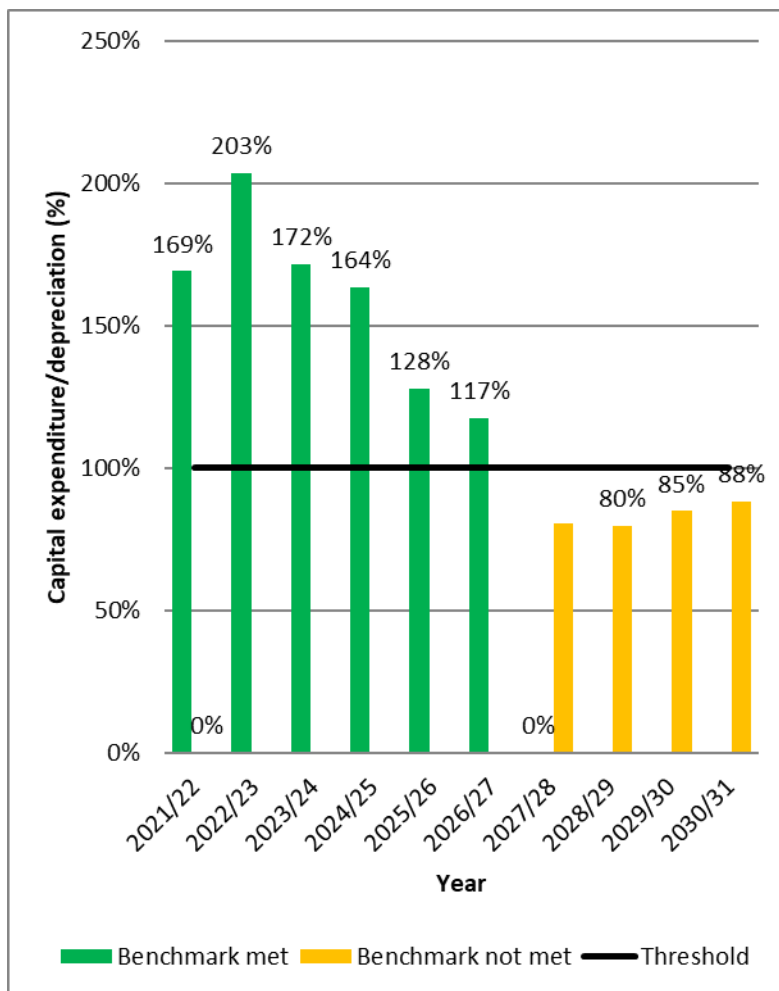


Essential services benchmark

The following graph displays the council's planned capital expenditure on network services as a proportion of expected depreciation on network services. Essential services comprise expenditure on the three waters and transport.

The council meets the essential services benchmark if its planned capital expenditure on network services equals or is greater than expected depreciation on network services. In years 7 to 10 of the plan the level of capital expenditure on network services falls below depreciation. This is driven by capital expenditure to improve levels of service occurring in the later years; the depreciation impact from this capital expenditure lags behind the renewal/replacement investment. The depreciation is only for the existing assets in commission and is not related to the capital expenditure of assets yet to be commissioned.

There are no material changes to the measure as a result of the establishment of a Community Housing Trust.

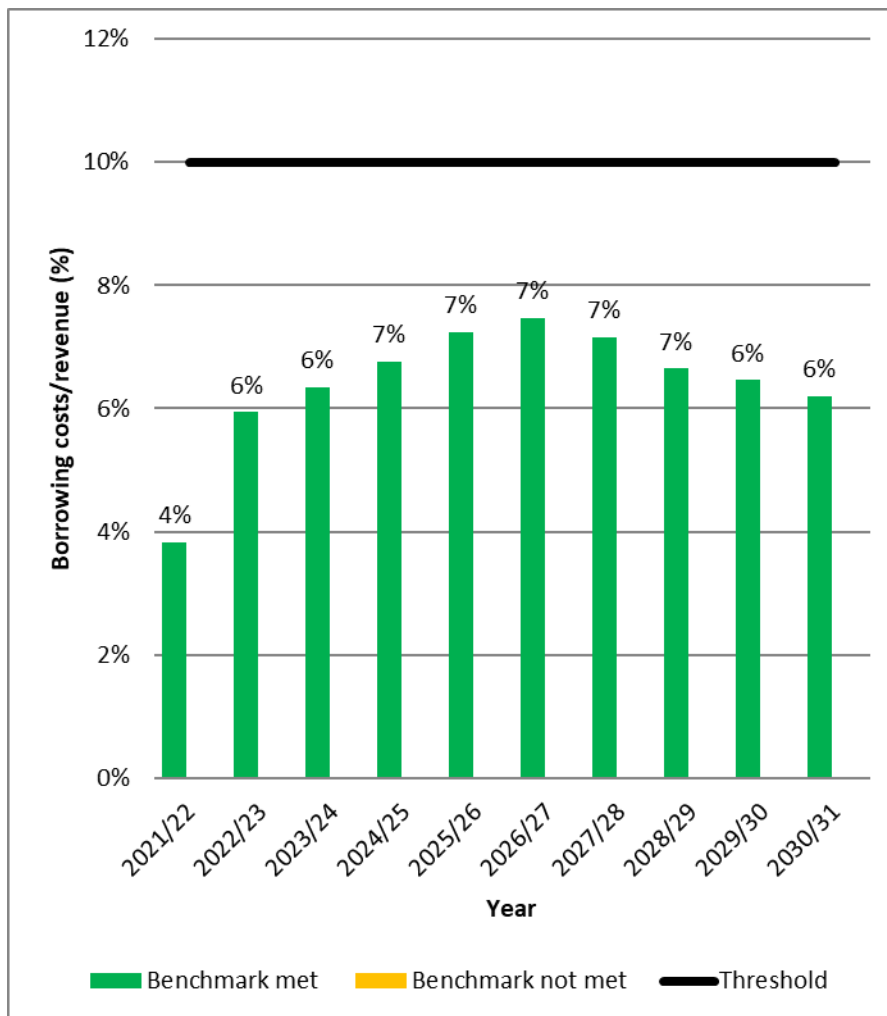


Debt servicing benchmark

The following graph displays the council's planned borrowing costs as a proportion of planned revenue (excluding development contributions, financial contributions, vested assets, gains on derivative financial instruments, and revaluations of property, plant, or equipment).

Because Statistics New Zealand projects the council's population will grow more slowly than the national population growth rate, it meets the debt servicing benchmark if its borrowing costs equal or are less than 10% of its revenue.

There are no material changes to the measure as a result of the establishment of a Community Housing Trust.



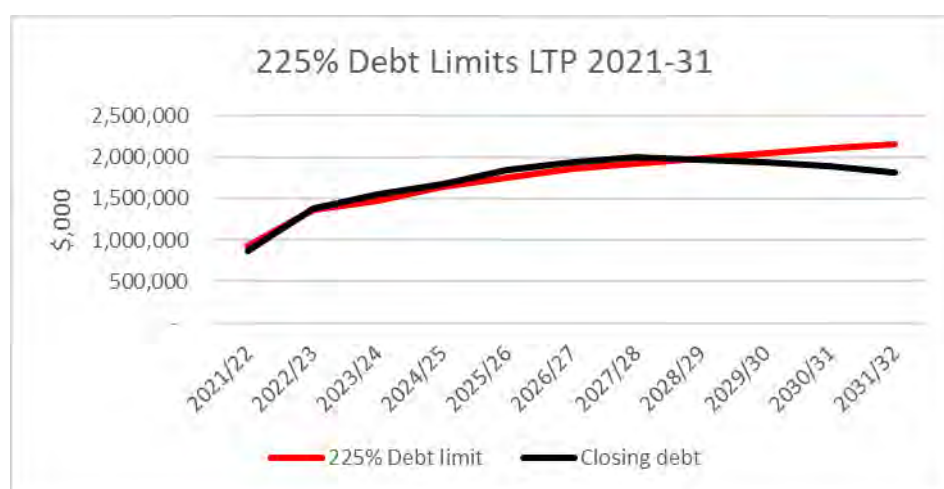
Financial and Infrastructure Strategy

Financial trends and implications

Taken from Volume 2: Financial and Infrastructure Strategy page 25

This amendment will remove the requirement for the highlighted text below in this section of the Financial and Infrastructure Strategy given the amendment will resolve future uncertainty of a preferred operating model for city housing.

The below graph shows the projection of the Council's net debt level against the limit of debt to income ratio of 225%.



This shows the proposed capital expenditure program is causing the Council to exceed the debt limit up until 2027/28. This programme includes \$445m of capital expenditure on the social housing portfolio, despite this not being the preferred option. This full capital funding has been included for completeness as a default position until further certainty can be gained on a preferred operating model that will attempt to meet the ongoing financial sustainability of this service.

Challenges

Taken from Volume 2: Financial and Infrastructure Strategy page 29

Challenge 2 – Housing and Urban Development - Growing & Changing

Response - Providing social housing

The Council is already one of the city's, and country's, largest providers of social rental housing, with more than 1,900 homes across the city. WCC provides social housing to people on low-incomes and the city's most vulnerable people.

Currently, City Housing faces both a funding challenge, with an average \$26m annual operating deficit over the first 10 years, and a financing challenge, as it is unable to meet the estimated cost to complete the Housing Upgrade Programme (HUP). The rents are also becoming increasingly unaffordable for tenants. Rents are currently set at 70% of market rent (a 30% discount on rental rates necessary to make tenancies more affordable), and market rental prices are increasing in Wellington (71% increase in market rents since the Deed was signed). There is not a single, simple

solution to our financing and funding challenges – a number of changes are needed. WCC is seeking to achieve several objectives through the proposed changes:

- Commit to partnering with Central Government, mana whenua and other partners to increase social housing provision in Wellington
- Providing security of tenure and affordable rents for our tenants
- Improve our financial position for the remainder of the Deed period and manage housing cost pressures alongside other Council funding issues
- Complete the full upgrade programme, including meeting new regulatory requirements that were not in effect when the Deed was signed
- Creating new revenue sources to reduce reliance on rental income from tenants.

The Council plans to establish a Community Housing Provider (CHP) to take over the management of its social housing units. Following a transition period, this will resolve the financial challenges facing the Council and stabilise housing portfolio as a CHP will be able to access the Government's Income-Related Rent Subsidy for new tenants. Given they can access other government subsidies for housing development, a CHP will also be well set up to add to social housing supply in Wellington.

The Council has also set the Te Mahana strategy to end homelessness in Wellington. It weaves international best practice with culturally specific steps for ending homelessness, to establish short and medium-term priorities for action.

Community Infrastructure

Taken from Volume 2: Financial and Infrastructure Strategy pages 68-69

Social Housing upgrades

The Council has more than 1,900 social housing units across the city. In 2007, we signed a Deed of Grant with Central Government. It commits us to remaining a provider of social housing until at least 2037 and to upgrading our housing portfolio to modern standards.

We have completed phase 1 of the upgrades, for which we received a \$220m grant from Central Government. Phase 2 is due to begin in 2022 and be completed by 2028. By 2024, we also need to complete further upgrades to meet the new Healthy Homes standards set out in legislation.

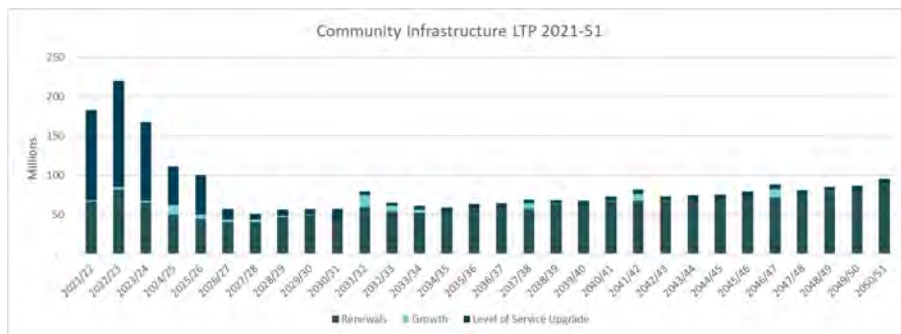
We plan to undertake this full upgrade programme, however as outlined earlier in this Strategy, there are fundamental financial sustainability issues and City Housing operational revenue is currently unable to sustainably fund this level of investment and operate a sustainable social housing service.

In order to address this, we will be establishing a Community Housing Provider (CHP) entity. Once established, the CHP will take over operating our social housing. This will enable new tenants to be able to access the Government's Income Related Rent subsidy.

The Council will be involved in the CHP, including continuing to own the housing stock (leasing it to the CHP for social housing) and contributing to the CHP's governance by appointing some of the trustees to the governance board, but the Council will not be in majority control. The CHP will instead be an independent trust with a dedicated focus on the provision of affordable, quality and sustainable social housing in Wellington.

To operate, the CHP needs to be registered with the Community Housing Regulatory Authority (CHRA). This means the CHP is a regulated entity. The CHP would be required to comply with a strong regulatory framework to ensure it is well-run and that it delivered the outcomes expected by tenants, the community, and the council. CHRA requires CHPs to meet performance criteria which cover governance, management, tenancy management, financial viability, and property and asset management.

As well as regulatory requirements, the CHP would be monitored through its governing documents, particularly the trust deed and the leasehold agreement between the council and the CHP.



*The above graph is inflated.



*The above graph is inflated.

Revenue and Financing Policy

Activity 5.2.5: Housing

The Council owns over 1900 housing units, which we rent to low income people whose housing needs are not met by the private sector. We allocate these homes according to need. Tenants are charged 70 percent of the estimated market rent for their property.

Community outcome

This activity contributes towards the following outcome:

- *A people friendly, compact, safe and accessible capital city* - they provide an opportunity for a home and a better quality of life for those less well-off without unreasonable hardship.

Who benefits?	
Individuals/Users	90%
Whole community	10%

The main beneficiaries of this activity are the tenants, who receive accommodation at below market rent. Their benefits are private and exclusive. While the Council's rental housing units are aimed at meeting needs that the market does not or cannot meet, to some extent these housing units are in competition with properties provided by private landlords.

However, there are some benefits to the community as a whole. By providing homes for people who otherwise may be unable to afford them, the Council also contributes to community cohesion and may have benefits for public health and safety.

Who should pay?	
Individuals/Users	100%

As the main beneficiaries, it is appropriate for tenants to pay all of the costs involved in providing community housing. The Council's current policy is to provide homes at 70 percent of market rent. The City Housing activity is ring-fenced with user charges through rent income funding 100% of operating expenses. The opportunity cost of not obtaining market rentals is not included in this funding analysis.

Our funding targets: operating expenses	
User charges	100%
Other revenue	0%
Targeted rate	0%
General rate	0%

Total

100%

NOTE- following the establishment of a Community Housing Provider this activity will shift from the provision of housing units directly to tenants to the leasing of these units to the Community Housing Provider.

The policy will be updated with the 2024 Long-Term Plan following establishment of the CHP and transfer of management of social housing.

Significant forecasting assumptions

Taken from Volume 2: Significant forecasting assumptions page 4

Social housing			
Assumption	<ul style="list-style-type: none"> That the Community Housing Trust will be granted a long-term funding contract by the Government in order to be able to access IRRS 		
Data	Experiences of other local authorities in the establishment of their community housing trusts and discussions with the government.		
Level of certainty	Moderate – high level of certainty in early years (e.g., first two years) and moderate level of certainty over the longer-term.		
Key risks	<p><i>Risk</i></p> <ul style="list-style-type: none"> If the CHP does not secure the necessary funding contract 	<p><i>Effect of risk</i></p> <ul style="list-style-type: none"> Financial performance of the CHP could suffer, and the CHP would take longer to reach sustainable level. If the CHP did not secure any funding contract, the CHP would be in the same financial situation as the Council currently. This would mean the council would need to re-examine financial support through council rates and debt. If the CHP received a funding contract on lesser terms that what have been assumed, the council would need to provide some level of rates support to the CHP for a longer time period. 	<p><i>Mitigation</i></p> <p>The council continues to work actively with central government to resolve City Housing's financial sustainability. Both the council and government have strong shared interests and are looking for constructive and pragmatic solutions.</p> <p>The government is comfortable with the council considering the options in the consultation and understands the council's requirements to consult under the LGA. The council is sharing information with the government on the nature of the financial support that the CHP requires to be sustainable.</p>

Social housing			
Assumption	<ul style="list-style-type: none"> That the level of tenant turnover will continue at historical rates resulting in projected increased revenue for the CHP over time from IRRS, and in turn the projected level of improving financial performance. Forecasting assumes the CHP would reach a sustainable position within ten years. 		
Data	Experiences of other local authorities in the establishment of their community housing trusts and historical City Housing tenant turnover data.		
Level of certainty	Moderate		
Key risks	<p><i>Risk</i></p> <ul style="list-style-type: none"> That tenant turnover does not match forecast turnover 	<p><i>Effect of risk</i></p> <ul style="list-style-type: none"> Financial performance of the CHP could suffer and take longer to reach sustainable level than the ten years assumed in the forecasts. 	<p><i>Mitigation</i></p> <p>If the rate at which the CHP received the IRRS was lower than assumed in the forecast assumptions, the council would need to re-examine financial support through rates and debt funding.</p>

Social housing			
Assumption	<ul style="list-style-type: none"> That any necessary changes to the City Housing Deed of Grant with the Government will be made to establish Community Housing Provider as planned. 		
Data	Conversations with central government		
Level of certainty	High		
Key risks	<p><i>Risk</i></p> <ul style="list-style-type: none"> That any necessary changes are not made to the Deed of Grant 	<p><i>Effect of risk</i></p> <ul style="list-style-type: none"> The effect of the risk depends on the specific aspect of the Deed that may not be amended. But generally, the effect would be a lack of certainty for the government, council and CHP about roles and responsibilities, and/or some reduced flexibility in the CHP's ability to operate in accordance with its other governing documents (e.g., its Trust Deed) 	<p><i>Mitigation</i></p> <p>The council continues to work actively with central government to resolve City Housing's financial sustainability. Both the council and government have strong shared interests and are looking for constructive and pragmatic solutions.</p> <p>The government is comfortable with the council considering the options in the consultation and understands the council's requirements to consult under the LGA. As part of these conversations, the council and government are considering any implications or necessary changes to the Deed of Grant and working on making necessary changes.</p>

Social housing			
Assumption	<ul style="list-style-type: none"> That the CHP would have its registration approved by the Community Housing Regulatory Authority so that it can operate 		
Data	Conversations with central government and preliminary discussions with the Community Housing Regulatory Authority		
Level of certainty	High		
Key risks	<p><i>Risk</i></p> <ul style="list-style-type: none"> That the CHP does not achieve registration by the Community Housing Regulatory Authority 	<p><i>Effect of risk</i></p> <ul style="list-style-type: none"> The CHP would not be able to operate until it was registered. The council would need to continue to operate the social housing service and meet its costs through rates and borrowing until the CHP was registered. 	<p><i>Mitigation</i></p> <p>The council has begun the process to assess the requirements for registration and work needed to submit an application and will have early conversations with the Community Housing Regulatory Authority to understand the registration process. Understanding the process well and beginning preparatory work early will help ensure a successful application.</p>

Social housing	
Assumption	<ul style="list-style-type: none"> That the CHP will be able to generate new housing supply through access to government subsidies and upfront capitalisation by the council.

Data	Conversations with central government and experiences from other local authorities who have established their own CHPs.		
Level of certainty	Moderate		
Key risks	<p><i>Risk</i></p> <ul style="list-style-type: none"> • That the CHP is not able to access necessary subsidies for new housing supply and/or that the capitalisation funding from the council is not sufficient to deliver new supply. 	<p><i>Effect of risk</i></p> <ul style="list-style-type: none"> • The full benefits of a CHP option would not be realised. The CHP would still result in improved rental affordability for tenants and improved financial sustainability but not new social housing supply 	<p><i>Mitigation</i></p> <p>The council has considered the approaches of other local authorities (particularly Christchurch) in determining how much upfront capital would be necessary to enable the CHP to deliver new housing supply quickly. These lessons have been built into the council's preferred CHP option. The council is also talking to central government to understand what subsidies may be available to the CHP, and their eligibility criteria to inform the process of CHP design and establishment.</p>

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**SUMMARY BY OPEX ACTIVITY (INFLATED)
ANNUAL/LONG TERM PLAN BUDGET REPORT - 1 YEAR**

					2022/23
Strategy	Activity Group	Activity	Activity Description		Annual Plan \$000's
Governance	1.1	1000	Annual Planning	Operating Costs	1,677
Total - 1000 Annual Planning					1,677
Governance	1.1	1001	Policy	Operating Costs	1,759
Total - 1001 Policy					1,759
Governance	1.1	1002	Committee & Council Process	Income	(203)
				Operating Costs	8,958
Total - 1002 Committee & Council Process					8,756
Governance	1.1	1003	Strategic Planning	Operating Costs	507
Total - 1003 Strategic Planning					507
Governance	1.1	1004	Tawa Community Board - Discretionary	Operating Costs	18
Total - 1004 Tawa Community Board - Discretionary					18
Governance	1.1	1005	Smart Capital - Marketing	Operating Costs	3
Total - 1005 Smart Capital - Marketing					3
Governance	1.1	1007	WCC City Service Centre	Income	(105)
				Operating Costs	4,874
Total - 1007 WCC City Service Centre					4,769
Governance	1.1	1009	Rating Property Valuations	Income	(232)
				Operating Costs	811
Total - 1009 Rating Property Valuations					578
Governance	1.1	1010	Rateable property data & valuation management	Operating Costs	1,109
Total - 1010 Rateable property data & valuation management					1,109
Governance	1.1	1011	Archives	Income	(165)
				Operating Costs	1,932
Total - 1011 Archives					1,767
Governance	1.1	1216	CCO Covid Response Support	Operating Costs	0
Total - 1216 CCO Covid Response Support					0
Governance	1.1	1220	Climate change response	Operating Costs	2,253
Total - 1220 Climate change response					2,253
Governance	1.1	1221	Business Climate Action Support	Operating Costs	693
Total - 1221 Business Climate Action Support					693
Governance	1.1	1222	Workplace Travel Planning	Operating Costs	142
Total - 1222 Workplace Travel Planning					142
Governance	1.1	1223	Home Energy Audits	Operating Costs	324
Total - 1223 Home Energy Audits					324
Governance	1.1	1224	Future Living Skills	Operating Costs	68
Total - 1224 Future Living Skills					68
Governance	1.1	1225	Climate and Sustainability Fund	Operating Costs	290
Total - 1225 Climate and Sustainability Fund					290
Total - 1.1 Governance information and engagement					24,713
Governance	1.2	1012	Maori Partnerships	Operating Costs	1,886
Total - 1012 Maori Partnerships					1,886
Governance	1.2	1013	Maori Strategic Advice	Operating Costs	1,672

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Strategy	Activity Group	Activity	Activity Description		Annual Plan \$000's
Total - 1013 Maori Strategic Advice					1,672
Governance	1.2	1218	Maori Capability and Success	Operating Costs	1,627
Total - 1218 Maori Capability and Success					1,627
Total - 1.2 Maori and mana whenua partnerships					5,185
Total - 1 Governance					29,898

Strategy	Activity Group	Activity	Activity Description		2022/23 budget \$000's
Environment	2.1	1014	Parks and Reserves Planning	Operating Costs	1,099
Total - 1014 Parks and Reserves Planning					1,099
Environment	2.1	1015	Reserves Unplanned Maintenance	Operating Costs	243
Total - 1015 Reserves Unplanned Maintenance					243
Environment	2.1	1016	Parks Mowing- Open Space & Reserve Land	Income Operating Costs	(46) 1,555
Total - 1016 Parks Mowing- Open Space & Reserve Land					1,509
Environment	2.1	1017	Park Furniture and Infrastructure Maintenance	Income Operating Costs	(37) 1,991
Total - 1017 Park Furniture and Infrastructure Maintenance					1,954
Environment	2.1	1018	Parks and Buildings Maint	Income Operating Costs	(320) 1,676
Total - 1018 Parks and Buildings Maint					1,356
Environment	2.1	1019	CBD and Suburban Gardens	Income Operating Costs	(35) 2,462
Total - 1019 CBD and Suburban Gardens					2,427
Environment	2.1	1020	Arboricultural Operations	Income Operating Costs	(156) 2,031
Total - 1020 Arboricultural Operations					1,875
Environment	2.1	1021	Wellington Gardens (Botanic, Otari etc)	Income Operating Costs	(495) 6,361
Total - 1021 Wellington Gardens (Botanic, Otari etc)					5,866
Environment	2.1	1022	Coastal Operations	Income Operating Costs	(49) 1,412
Total - 1022 Coastal Operations					1,363
Environment	2.1	1024	Road Corridor Growth Control	Income Operating Costs	(826) 2,777
Total - 1024 Road Corridor Growth Control					1,952
Environment	2.1	1025	Street Cleaning	Income Operating Costs	(415) 8,664
Total - 1025 Street Cleaning					8,248
Environment	2.1	1026	Hazardous Trees Removal	Income Operating Costs	(6) 410
Total - 1026 Hazardous Trees Removal					404
Environment	2.1	1027	Town Belts Planting	Operating Costs	1,033
Total - 1027 Town Belts Planting					1,033
Environment	2.1	1028	Townbelt-Reserves Management	Income Operating Costs	(296) 6,467
Total - 1028 Townbelt-Reserves Management					6,171
Environment	2.1	1030	Community greening initiatives	Operating Costs	718
Total - 1030 Community greening initiatives					718
Environment	2.1	1031	Environmental Grants Pool	Operating Costs	105
Total - 1031 Environmental Grants Pool					105

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Strategy	Activity Group	Activity	Activity Description		Annual Plan \$000's
Environment	2.1	1032	Walkway Maintenance	Operating Costs	1,255
Total - 1032 Walkway Maintenance					1,255
Environment	2.1	1033	Weeds & Hazardous Trees Monitoring	Operating Costs	1,439
Total - 1033 Weeds & Hazardous Trees Monitoring					1,439
Environment	2.1	1034	Animal Pest Management	Operating Costs	2,157
Total - 1034 Animal Pest Management					2,157
Environment	2.1	1035	Waterfront Public Space Management	Income	(455)
				Operating Costs	8,543
Total - 1035 Waterfront Public Space Management					8,089
Environment	2.1	1217	PSR Nursery Operations	Income	(45)
				Operating Costs	431
Total - 1217 PSR Nursery Operations					386
Total - 2.1 Gardens, beaches and green open spaces					49,650
Environment	2.2	1036	Landfill Operations & Maint	Income	(15,174)
				Operating Costs	11,452
Total - 1036 Landfill Operations & Maint					(3,722)
Environment	2.2	1037	Suburban Refuse Collection	Income	(4,962)
				Operating Costs	4,487
Total - 1037 Suburban Refuse Collection					(475)
Environment	2.2	1038	Domestic Recycling	Income	(4,886)
				Operating Costs	7,436
Total - 1038 Domestic Recycling					2,550
Environment	2.2	1039	Waste Minimisation	Income	(1,599)
				Operating Costs	2,944
Total - 1039 Waste Minimisation					1,345
Environment	2.2	1040	Litter Enforcement	Operating Costs	97
Total - 1040 Litter Enforcement					97
Environment	2.2	1041	Closed Landfill Gas Migration Monitoring	Operating Costs	714
Total - 1041 Closed Landfill Gas Migration Monitoring					714
Environment	2.2	1042	EV Charging & Home Energy Audits	Income	0
				Operating Costs	312
Total - 1042 EV Charging & Home Energy Audits					312
Total - 2.2 Waste reduction and energy conservation					820
Environment	2.3	1044	Water - Network Maintenance	Operating Costs	9,182
Total - 1044 Water - Network Maintenance					9,182
Environment	2.3	1045	Water - Water Connections	Income	(47)
				Operating Costs	0
Total - 1045 Water - Water Connections					(47)
Environment	2.3	1046	Water - Pump Stations Maintenance-Operations	Operating Costs	723
Total - 1046 Water - Pump Stations Maintenance-Operations					723
Environment	2.3	1047	Water - Asset Stewardship	Operating Costs	28,122
Total - 1047 Water - Asset Stewardship					28,122
Environment	2.3	1049	Water - Monitoring & Investigation	Operating Costs	850
Total - 1049 Water - Monitoring & Investigation					850
Environment	2.3	1051	Water - Bulk Water Purchase	Operating Costs	19,098
Total - 1051 Water - Bulk Water Purchase					19,098
Total - 2.3 Water					57,929
Environment	2.4	1052	Wastewater - Asset Stewardship	Income	(863)
				Operating Costs	25,042

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Strategy	Activity Group	Activity	Activity Description		Annual Plan \$000's
Total - 1052 Wastewater - Asset Stewardship					24,178
Environment	2.4	1055	Wastewater - Network Maintenance	Operating Costs	5,580
Total - 1055 Wastewater - Network Maintenance					5,580
Environment	2.4	1058	Wastewater - Monitoring & Investigation	Operating Costs	912
Total - 1058 Wastewater - Monitoring & Investigation					912
Environment	2.4	1059	Wastewater - Pump Station Maintenance-Ops	Operating Costs	1,217
Total - 1059 Wastewater - Pump Station Maintenance-Ops					1,217
Environment	2.4	1060	Wastewater - Treatment Plants	Operating Costs	25,390
Total - 1060 Wastewater - Treatment Plants					25,390
Environment	2.4	1219	Sludge Minimisation	Operating Costs	0
Total - 1219 Sludge Minimisation					0
Total - 2.4 Wastewater					57,277
Environment	2.5	1063	Stormwater - Asset Stewardship	Operating Costs	20,949
Total - 1063 Stormwater - Asset Stewardship					20,949
Environment	2.5	1064	Stormwater - Network Maintenance	Operating Costs	3,931
Total - 1064 Stormwater - Network Maintenance					3,931
Environment	2.5	1065	Stormwater - Monitoring & Investigation	Operating Costs	351
Total - 1065 Stormwater - Monitoring & Investigation					351
Environment	2.5	1067	Drainage Maintenance	Income	(196)
				Operating Costs	1,436
Total - 1067 Drainage Maintenance					1,240
Environment	2.5	1068	Stormwater - Pump Station Maintenance-Ops	Operating Costs	132
Total - 1068 Stormwater - Pump Station Maintenance-Ops					132
Total - 2.5 Stormwater					26,603
Environment	2.6	1069	Zealandia	Operating Costs	1,570
Total - 1069 Zealandia					1,570
Environment	2.6	1070	Wellington Zoo Trust	Operating Costs	6,158
Total - 1070 Wellington Zoo Trust					6,158
Total - 2.6 Conservation attractions					7,728
Total - 2 Environment					200,007

Strategy	Activity Group	Activity	Activity Description		2022/23 budget \$000's
Economic Developpr	3.1	1073	WellingtonNZ Tourism	Operating Costs	6,210
Total - 1073 WellingtonNZ Tourism					6,210
Economic Developpr	3.1	1074	Events Fund	Operating Costs	5,265
Total - 1074 Events Fund					5,265
Economic Developpr	3.1	1075	Wellington Venues	Income	(10,661)
				Operating Costs	14,883
Total - 1075 Wellington Venues					4,222
Economic Developpr	3.1	1076	Destination Wellington	Operating Costs	1,958
Total - 1076 Destination Wellington					1,958
Economic Developpr	3.1	1077	CBD Free Wifi	Operating Costs	29
Total - 1077 CBD Free Wifi					29
Economic Developpr	3.1	1078	Wellington Convention & Exhibition Centre (WCEC)	Income	0
				Operating Costs	5,591
Total - 1078 Wellington Convention & Exhibition Centre (WCEC)					5,591
Economic Developpr	3.1	1081	Economic Growth Strategy	Operating Costs	497
Total - 1081 Economic Growth Strategy					497

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Strategy	Activity Group	Activity	Activity Description		Annual Plan \$000's
Economic Development	3.1	1082	City Growth Fund	Operating Costs	2,087
Total - 1082 City Growth Fund					2,087
Economic Development	3.1	1086	Sky Stadium	Operating Costs	0
Total - 1086 Sky Stadium					0
Economic Development	3.1	1087	International Relations	Operating Costs	777
Total - 1087 International Relations					777
Economic Development	3.1	1089	Business Improvement Districts	Operating Costs	420
Total - 1089 Business Improvement Districts					420
Total - 3.1 City promotions and business support					27,056
Total - 3 Economic Development					27,056

Strategy	Activity Group	Activity	Activity Description		2022/23 budget \$000's
Cultural Wellbeing	4.1	1090	Wellington Museums Trust	Operating Costs	10,095
Total - 1090 Wellington Museums Trust					10,095
Cultural Wellbeing	4.1	1092	Te Papa Funding	Operating Costs	2,250
Total - 1092 Te Papa Funding					2,250
Cultural Wellbeing	4.1	1093	Carter Observatory	Operating Costs	823
Total - 1093 Carter Observatory					823
Cultural Wellbeing	4.1	1095	City Events Programme	Income	(324)
				Operating Costs	3,552
Total - 1095 City Events Programme					3,228
Cultural Wellbeing	4.1	1097	Citizen's Day - Mayoral Day	Operating Costs	24
Total - 1097 Citizen's Day - Mayoral Day					24
Cultural Wellbeing	4.1	1098	Cultural Grants Pool	Operating Costs	1,288
Total - 1098 Cultural Grants Pool					1,288
Cultural Wellbeing	4.1	1099	Subsidised Venue Hire For Community Groups	Operating Costs	745
Total - 1099 Subsidised Venue Hire For Community Groups					745
Cultural Wellbeing	4.1	1100	City Arts Programme	Income	(76)
				Operating Costs	1,275
Total - 1100 City Arts Programme					1,198
Cultural Wellbeing	4.1	1101	NZSO Subsidy	Operating Costs	216
Total - 1101 NZSO Subsidy					216
Cultural Wellbeing	4.1	1102	Toi Poneke Arts Centre	Income	(581)
				Operating Costs	2,010
Total - 1102 Toi Poneke Arts Centre					1,430
Cultural Wellbeing	4.1	1103	Public Art Fund	Operating Costs	539
Total - 1103 Public Art Fund					539
Cultural Wellbeing	4.1	1104	New Zealand Ballet	Operating Costs	164
Total - 1104 New Zealand Ballet					164
Cultural Wellbeing	4.1	1105	Orchestra Wellington	Operating Costs	304
Total - 1105 Orchestra Wellington					304
Cultural Wellbeing	4.1	1106	Regional Amenities Fund	Operating Costs	609
Total - 1106 Regional Amenities Fund					609
Cultural Wellbeing	4.1	1207	Capital of Culture	Operating Costs	1,065
Total - 1207 Capital of Culture					1,065
Total - 4.1 Arts and cultural activities					23,979
Total - 4 Cultural Wellbeing					23,979

Strategy	Activity	Activity	Activity Description		2022/23 budget
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Strategy	Activity Group Group	Activity	Activity Description		Annual Plan \$000's \$000's
Social and Recreati	5.1	1107	Swimming Pools Operations	Income	(7,597)
				Operating Costs	27,658
Total - 1107 Swimming Pools Operations					20,061
Social and Recreati	5.1	1108	Natural Turf Sport Operations	Income	(354)
				Operating Costs	3,990
Total - 1108 Natural Turf Sport Operations					3,636
Social and Recreati	5.1	1109	Synthetic Turf Sport Operations	Income	(652)
				Operating Costs	1,658
Total - 1109 Synthetic Turf Sport Operations					1,006
Social and Recreati	5.1	1110	Recreation Centres	Income	(950)
				Operating Costs	3,930
Total - 1110 Recreation Centres					2,980
Social and Recreati	5.1	1111	ASB Sports Centre	Income	(1,759)
				Operating Costs	6,868
Total - 1111 ASB Sports Centre					5,109
Social and Recreati	5.1	1112	Basin Reserve Trust	Operating Costs	1,884
Total - 1112 Basin Reserve Trust					1,884
Social and Recreati	5.1	1113	Recreational NZ Academy Sport	Operating Costs	47
Total - 1113 Recreational NZ Academy Sport					47
Social and Recreati	5.1	1114	Playground and Skate Facility Maintenance	Operating Costs	1,285
Total - 1114 Playground and Skate Facility Maintenance					1,285
Social and Recreati	5.1	1115	Marina Operations	Income	(724)
				Operating Costs	742
Total - 1115 Marina Operations					17
Social and Recreati	5.1	1116	Municipal Golf Course	Income	(75)
				Operating Costs	259
Total - 1116 Municipal Golf Course					183
Social and Recreati	5.1	1117	Recreation Programmes	Income	(77)
				Operating Costs	546
Total - 1117 Recreation Programmes					469
Total - 5.1 Recreation promotion and support					36,678
Social and Recreati	5.2	1118	Library Network - Wide Operation	Income	(55)
				Operating Costs	15,029
Total - 1118 Library Network - Wide Operation					14,974
Social and Recreati	5.2	1119	Branch Libraries	Income	(312)
				Operating Costs	9,835
Total - 1119 Branch Libraries					9,523
Social and Recreati	5.2	1120	Passport to Leisure Programme	Operating Costs	135
Total - 1120 Passport to Leisure Programme					135
Social and Recreati	5.2	1121	Community Advice & Information	Operating Costs	1,967
Total - 1121 Community Advice & Information					1,967
Social and Recreati	5.2	1122	Community Group Relationship Management	Operating Costs	179
Total - 1122 Community Group Relationship Management					179
Social and Recreati	5.2	1123	Support for Wellington Homeless	Operating Costs	224
Total - 1123 Support for Wellington Homeless					224
Social and Recreati	5.2	1124	Social & Recreational Grant Pool	Operating Costs	4,188
Total - 1124 Social & Recreational Grant Pool					4,188
Social and Recreati	5.2	1125	Housing Operations and Maintenance	Income	(27,559)
				Operating Costs	40,061

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Strategy	Activity Group	Activity	Activity Description		Annual Plan \$000's
Total - 1125 Housing Operations and Maintenance					12,503
Social and Recreation	5.2	1126	Housing Upgrade Project	Operating Costs	1
Total - 1126 Housing Upgrade Project					1
Social and Recreation	5.2	1127	Community Property Programmed Maintenance	Income Operating Costs	(4) 633
Total - 1127 Community Property Programmed Maintenance					630
Social and Recreation	5.2	1128	Community Halls Operations and Maintenance	Income Operating Costs	(46) 870
Total - 1128 Community Halls Operations and Maintenance					824
Social and Recreation	5.2	1129	Community Prop & Facility Ops	Income Operating Costs	(304) 3,456
Total - 1129 Community Prop & Facility Ops					3,152
Social and Recreation	5.2	1130	Rent Grants For Community Welfare Groups	Operating Costs	232
Total - 1130 Rent Grants For Community Welfare Groups					232
Social and Recreation	5.2	1208	CBD Library Services Network	Income Operating Costs	(47) 5,316
Total - 1208 CBD Library Services Network					5,270
Total - 5.2 Community participation and support					53,801
Social and Recreation	5.3	1131	Burial & Cremation Operations	Income Operating Costs	(1,069) 2,231
Total - 1131 Burial & Cremation Operations					1,162
Social and Recreation	5.3	1132	Public Toilet Cleaning And Maintenance	Operating Costs	3,947
Total - 1132 Public Toilet Cleaning And Maintenance					3,947
Social and Recreation	5.3	1133	Public Health (Food & Alcohol Premises, Dog Registrations)	Income Operating Costs	(2,943) 5,889
Total - 1133 Public Health (Food & Alcohol Premises, Dog Registrations)					2,945
Social and Recreation	5.3	1134	Noise Monitoring	Income Operating Costs	(2) 569
Total - 1134 Noise Monitoring					567
Social and Recreation	5.3	1135	Anti-Graffiti Flying Squad	Operating Costs	1,379
Total - 1135 Anti-Graffiti Flying Squad					1,379
Social and Recreation	5.3	1136	Safe City Project Operations	Operating Costs	2,096
Total - 1136 Safe City Project Operations					2,096
Social and Recreation	5.3	1137	Civil Defence	Income Operating Costs	(14) 2,220
Total - 1137 Civil Defence					2,206
Social and Recreation	5.3	1138	Rural Fire	Operating Costs	40
Total - 1138 Rural Fire					40
Total - 5.3 Public health and safety					14,342
Total - 5 Social and Recreation					104,821
Strategy	Activity Group	Activity	Activity Description		2022/23 budget \$000's
Urban Development	6.1	1139	District Plan	Income Operating Costs	0 6,590
Total - 1139 District Plan					6,590
Urban Development	6.1	1141	Build Wellington Developments	Operating Costs	1,970
Total - 1141 Build Wellington Developments					1,970
Urban Development	6.1	1142	Public Art and Sculpture Maintenance	Operating Costs	427
Total - 1142 Public Art and Sculpture Maintenance					427

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Strategy	Activity Group	Activity	Activity Description		Annual Plan \$000's
Urban Development	6.1	1143	Public Space-Centre Development Plan	Operating Costs	2,509
Total - 1143 Public Space-Centre Development Plan					2,509
Urban Development	6.1	1145	City Heritage Development	Operating Costs	1,284
Total - 1145 City Heritage Development					1,284
Urban Development	6.1	1206	Housing Investment Programme	Income	(5,643)
				Operating Costs	7,054
Total - 1206 Housing Investment Programme					1,411
Urban Development	6.1	1215	Te Ngakau Programme	Operating Costs	11,493
Total - 1215 Te Ngakau Programme					11,493
Total - 6.1 Urban development, heritage and public spaces development					25,686
Urban Development	6.2	1146	Building Control and Facilitation	Income	(13,721)
				Operating Costs	18,859
Total - 1146 Building Control and Facilitation					5,138
Urban Development	6.2	1148	Development Control and Facilitation	Income	(4,519)
				Operating Costs	8,910
Total - 1148 Development Control and Facilitation					4,391
Urban Development	6.2	1149	Earthquake Assessment Study	Operating Costs	250
Total - 1149 Earthquake Assessment Study					250
Urban Development	6.2	1151	Earthquake Risk Building Project	Income	(3)
				Operating Costs	1,468
Total - 1151 Earthquake Risk Building Project					1,465
Total - 6.2 Building and development control					11,244
Total - 6 Urban Development					36,929
Strategy	Activity Group	Activity	Activity Description		2022/23 budget \$000's
Transport	7.1	1152	Ngauranga to Airport Corridor	Operating Costs	849
Total - 1152 Ngauranga to Airport Corridor					849
Transport	7.1	1153	Transport Planning and Policy	Income	(313)
				Operating Costs	349
Total - 1153 Transport Planning and Policy					36
Transport	7.1	1154	Road Maintenance	Income	(1,196)
				Operating Costs	2,728
Total - 1154 Road Maintenance					1,533
Transport	7.1	1155	Tawa Shared Driveways Maintenance	Operating Costs	26
Total - 1155 Tawa Shared Driveways Maintenance					26
Transport	7.1	1156	Wall, Bridge & Tunnel Maintenance	Income	(113)
				Operating Costs	374
Total - 1156 Wall, Bridge & Tunnel Maintenance					261
Transport	7.1	1157	Drains & Walls Asset Management	Income	(185)
				Operating Costs	8,944
Total - 1157 Drains & Walls Asset Management					8,759
Transport	7.1	1158	Kerb & Channel Maintenance	Income	(425)
				Operating Costs	910
Total - 1158 Kerb & Channel Maintenance					485
Transport	7.1	1159	Vehicle Network Asset Management	Income	(356)
				Operating Costs	29,615
Total - 1159 Vehicle Network Asset Management					29,258
Transport	7.1	1160	Port and Ferry Access Planning	Operating Costs	76
Total - 1160 Port and Ferry Access Planning					76

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Strategy	Activity Group	Activity	Activity Description		Annual Plan \$000's
Transport	7.1	1161	Cycleways Maintenance	Income	(87)
				Operating Costs	182
Total - 1161 Cycleways Maintenance					95
Transport	7.1	1162	Cycleway Asset Management	Income	(7)
				Operating Costs	1,287
Total - 1162 Cycleway Asset Management					1,280
Transport	7.1	1163	Cycleways Planning	Income	(204)
				Operating Costs	807
Total - 1163 Cycleways Planning					603
Transport	7.1	1164	Lambton Quay Interchange Maintenance	Income	(447)
				Operating Costs	852
Total - 1164 Lambton Quay Interchange Maintenance					405
Transport	7.1	1165	Street Furniture Advertising	Income	(1,309)
				Operating Costs	3
Total - 1165 Street Furniture Advertising					(1,306)
Transport	7.1	1166	Passenger Transport Asset Management	Income	(3)
				Operating Costs	963
Total - 1166 Passenger Transport Asset Management					960
Transport	7.1	1167	Bus Priority Plan	Operating Costs	197
Total - 1167 Bus Priority Plan					197
Transport	7.1	1168	Cable Car	Income	0
				Operating Costs	1,653
Total - 1168 Cable Car					1,653
Transport	7.1	1170	Street Furniture Maintenance	Income	(24)
				Operating Costs	326
Total - 1170 Street Furniture Maintenance					302
Transport	7.1	1171	Footpaths Asset Management	Income	(94)
				Operating Costs	6,401
Total - 1171 Footpaths Asset Management					6,307
Transport	7.1	1172	Footpaths & Accessway Maintenance	Income	(462)
				Operating Costs	1,018
Total - 1172 Footpaths & Accessway Maintenance					557
Transport	7.1	1173	Footpaths Structures Maintenance	Income	(102)
				Operating Costs	209
Total - 1173 Footpaths Structures Maintenance					108
Transport	7.1	1174	Traffic Signals Maintenance	Income	(694)
				Operating Costs	1,541
Total - 1174 Traffic Signals Maintenance					847
Transport	7.1	1175	Traffic Control Asset Management	Income	(226)
				Operating Costs	3,074
Total - 1175 Traffic Control Asset Management					2,848
Transport	7.1	1176	Road Marking Maintenance	Income	(864)
				Operating Costs	1,837
Total - 1176 Road Marking Maintenance					973
Transport	7.1	1177	Traffic & Street Sign Maintenance	Income	(185)
				Operating Costs	412
Total - 1177 Traffic & Street Sign Maintenance					227
Transport	7.1	1178	Network Planning & Coordination	Income	(1,347)
				Operating Costs	2,983
Total - 1178 Network Planning & Coordination					1,636
Transport	7.1	1179	Street Lighting Maintenance	Income	(1,900)
				Operating Costs	2,769

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Strategy	Activity Group	Activity	Activity Description		Annual Plan \$000's
Total - 1179 Street Lighting Maintenance					869
Transport	7.1	1180	Transport Education & Promotion	Income	(248)
				Operating Costs	870
Total - 1180 Transport Education & Promotion					622
Transport	7.1	1181	Fences & Guardrails Maintenance	Income	(209)
				Operating Costs	445
Total - 1181 Fences & Guardrails Maintenance					236
Transport	7.1	1182	Safety Asset Management	Income	(183)
				Operating Costs	3,381
Total - 1182 Safety Asset Management					3,198
Transport	7.1	1209	LGWM - Mass Rapid Transit	Operating Costs	9,807
Total - 1209 LGWM - Mass Rapid Transit					9,807
Transport	7.1	1210	LGWM - State Highway Improvements	Operating Costs	3,898
Total - 1210 LGWM - State Highway Improvements					3,898
Transport	7.1	1211	LGWM - Travel Demand Management	Operating Costs	334
Total - 1211 LGWM - Travel Demand Management					334
Transport	7.1	1212	LGWM - City Streets	Operating Costs	2,987
Total - 1212 LGWM - City Streets					2,987
Transport	7.1	1213	LGWM - Early Delivery	Operating Costs	0
Total - 1213 LGWM - Early Delivery					0
Total - 7.1 Transport					80,924
Transport	7.2	1184	Parking Services & Enforcement	Income	(39,469)
				Operating Costs	16,865
Total - 1184 Parking Services & Enforcement					(22,603)
Transport	7.2	1185	Waterfront Parking Services	Income	(484)
				Operating Costs	170
Total - 1185 Waterfront Parking Services					(313)
Total - 7.2 Parking					(22,917)
Total - 7 Transport					58,007
Strategy	Activity Group	Activity	Activity Description		2022/23 budget \$000's
Council	10.1	1186	Waterfront Commercial Property Services	Income	(2,357)
				Operating Costs	4,918
Total - 1186 Waterfront Commercial Property Services					2,561
Council	10.1	1187	Commercial Property Management & Services	Income	(3,117)
				Operating Costs	6,321
Total - 1187 Commercial Property Management & Services					3,204
Council	10.1	1190	Information Services SLA	Operating Costs	0
Total - 1190 Information Services SLA					0
Council	10.1	1191	NZTA Income on Capex Work	Income	(28,514)
				Operating Costs	0
Total - 1191 NZTA Income on Capex Work					(28,514)
Council	10.1	1193	Self Insurance Reserve	Operating Costs	1,593
Total - 1193 Self Insurance Reserve					1,593
Council	10.1	1196	External Capital Funding	Income	(85)
				Operating Costs	0
Total - 1196 External Capital Funding					(85)
Council	10.1	1197	Plimmer Bequest Project Expenditure	Income	0
				Operating Costs	0

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Strategy	Activity Group	Activity	Activity Description		Annual Plan \$000's
Total - 1197 Plimmer Bequest Project Expenditure					0
Council	10.1	1198	Waterfront Utilities Management	Income	(254)
				Operating Costs	632
Total - 1198 Waterfront Utilities Management					378
Council	10.1	1200	ORG	Income	(451,780)
				Operating Costs	14,289
Total - 1200 ORG					0
Council	10.1	1204	Sustainable Parking Infrastructure	Income	171
				Operating Costs	0
Total - 1204 Sustainable Parking Infrastructure					171
Total - 10.1 Organisational Projects					(457,976)
Total - 10 Council					(457,976)
Grand total					22,722

**SUMMARY BY CAPEX ACTIVITY BY PROJECT (INFLATED)
ANNUAL/LONG TERM PLAN BUDGET REPORT - 1 YEAR**

Strategy	Activity Group	Activity	Activity Description	Project	Project Description	2022/23 budget \$000's
Governance	1.1	2000	Committee & Council Processes	2000002000	Democratic Services - Mayoral Vehicle / Committee Room Renew	134
Total - 2000 Committee & Council Processes						134
Governance	1.1	2143	EV Fleet Transformation	2010902143	EV Fleet Transformation	919
Total - 2143 EV Fleet Transformation						919
Governance	1.1	2144	Public EV Chargers	2010912144	Public EV Chargers	685
Total - 2144 Public EV Chargers						685
Governance	1.1	2145	Car sharing enhancement	2010922145	Car sharing enhancement	52
Total - 2145 Car sharing enhancement						52
Total - 1.1 Governance information and engagement						1,789
Total - 1 Governance						1,789

Strategy	Activity Group	Activity	Activity Description	Project	Project Description	2022/23 budget \$000's
Environment	2.1	2001	Property Purchases - Reserves	2008132001	Bellmont Gully Lincolnshire Farms Reserve Property Purchase	0
				2010302001	Cemetery Land	1,541
				2010312001	Land Purchases	0
				2010692001	Inner City Parks - Urban	0
Total - 2001 Property Purchases - Reserves						1,541
Environment	2.1	2003	Parks Infrastructure	2000022003	PSR Parks Infrastructure - Renewals (CX)	369
				2005932003	Parks infrastructure General Upgrades	61
				2005942003	Dog Exercise Area Improvements	11
				2008672003	Parks Infrastructure Renewals	220
Total - 2003 Parks Infrastructure						662
Environment	2.1	2004	Parks Buildings	2000042004	PSR Parks Buildings - FM Renewals	393
				2005972004	Building Renewals Not FM	358
Total - 2004 Parks Buildings						751

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Strategy	Activity Group	Activity	Activity Description	Project	Project Description	2022/23 budget \$000's
Environment	2.1	2005	Plimmer Bequest Project	2000062005	PSR Plimmer Bequest Expenditure (CX)	0
Total - 2005 Plimmer Bequest Project						0
Environment	2.1	2006	Botanic Garden	2000072006	Botanic Garden Citycare renewals	582
				2006392006	PSR Botanic Wayfinding Signs & Interpret	11
				2006412006	PSR Bolton St Grave & Memorial Repairs	21
				2006512006	Botanic Garden Asset Renewals	448
				2006832006	PSR Allocation P&D	1
				2006852006	PSR Allocation - Property (Architects)	31
				2007892006	Otari Walkway upgrades	105
				2010322006	Ops Centre	0
				2010332006	Otari Landscape Devel Plan	0
				2010342006	Begonia House and Café	144
Total - 2006 Botanic Garden						1,342
Environment	2.1	2007	Coastal - upgrades	2000092007	Coastal Beautification	70
Total - 2007 Coastal - upgrades						70
Environment	2.1	2008	Coastal	2000102008	PSR Coastal - Renewals (CX)	331
Total - 2008 Coastal						331
Environment	2.1	2009	Town Belt & Reserves	2000112009	PSR Town Belt & Reserves - Renewals (CX)	377
				2010002009	Other BU Labour Allocations Property Urban Design	37
				2010352009	PSR Town Belt & Reserves - Upgrades	0
				2010362009	Fish Passages	15
				2010372009	Signage	12
				2011142009	Huetepara Park Lyall Bay	154
Total - 2009 Town Belt & Reserves						596
Environment	2.1	2010	Walkways renewals	2000132010	Walkway Renewals General	263
				2006042010	Community Special Trail Initiatives	87
				2006072010	Townbelt Trails	84
				2006082010	Outer Green Belt Trails	55
				2006092010	Northern Reseve Trails	55
				2006102010	Makara Peak Upgrade Supporters Priorities	31
				2006112010	Suburban Reserve Trails	44
				2007852010	Skyline Extension	329
				2010392010	Lincolnshire Belmont	0
				2010402010	Makara Peak Trails	111

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Strategy	Activity Group	Activity	Activity Description	Project	Project Description	2022/23 budget \$000's
				2011082010	Te Kopahau Trails	200
Total - 2010 Walkways renewals						1,258
Total - 2.1 Gardens, beaches and green open spaces						6,550
Environment	2.2	2011	Southern Landfill Improvement	2000152011	2011 Southern Landfill Improvement - Stage 4 Landfill Ext	4,271
				2000172011	Southern Landfill Carbon Unit Purchases	0
				2000182011	Southern Landfill Infrastructure Renewals	79
Total - 2011 Southern Landfill Improvement						4,351
Total - 2.2 Waste reduction and energy conservation						4,351
Environment	2.3	2013	Water - Network renewals	2008002013	WCC PW Network Renewals	8,350
Total - 2013 Water - Network renewals						8,350
Environment	2.3	2016	Water - Network upgrades	2008032016	PW Network Upgrades	1,238
				2010592016	WCC PW Network Upgrades - Growth	614
Total - 2016 Water - Network upgrades						1,852
Environment	2.3	2019	Water - Reservoir renewals	2008092019	WCC PW Reservoir renewals	876
Total - 2019 Water - Reservoir renewals						876
Environment	2.3	2020	Water - Reservoir upgrades	2008102020	WCC PW Reservoir upgrades	1,729
				2010602020	WCC PW Reservoir Upgrades - Growth	13,011
Total - 2020 Water - Reservoir upgrades						14,740
Total - 2.3 Water						25,817
Environment	2.4	2023	Wastewater - Network renewals	2008072023	WCC WW Network renewals	13,885
Total - 2023 Wastewater - Network renewals						13,885
Environment	2.4	2024	Wastewater - Network upgrades	2008052024	WCC WW Network upgrades	2,058
				2010612024	WCC WW Network Upgrades - Growth	4,646
Total - 2024 Wastewater - Network upgrades						6,704
Environment	2.4	2146	Sludge Minimisation	2010932146	Sludge Minimisation	22,663
Total - 2146 Sludge Minimisation						22,663
Total - 2.4 Wastewater						43,252
Environment	2.5	2028	Stormwater - Network upgrades	2008062028	WCC SW Network upgrades	3,566
				2010582028	WCC SW Network Upgrades - Growth	168
Total - 2028 Stormwater - Network upgrades						3,734
Environment	2.5	2029	Stormwater - Network renewals	2008082029	WCC SW Network renewals	4,012
Total - 2029 Stormwater - Network renewals						4,012

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Strategy	Activity Group	Activity	Activity Description	Project	Project Description	2022/23 budget \$000's
Total - 2.5 Stormwater						7,745
Environment	2.6	2033	Zoo renewals	2000672033	Zoo renewals - Zoo Renewals	1,246
Total - 2033 Zoo renewals						1,246
Environment	2.6	2034	Zoo upgrades	2008522034	Snow Leopards Habitat	1,000
Total - 2034 Zoo upgrades						1,000
Total - 2.6 Conservation attractions						2,246
Total - 2 Environment						89,962

Strategy	Activity Group	Activity	Activity Description	Project	Project Description	2022/23 budget \$000's
Economic Development	3.1	2035	Wellington Venues renewals	2000712035	Venues property renewals - General capex	5,835
				2000812035	Venues property renewals - Internal labour allocations	45
				2010182035	BU 21 CCO Venues Operational Assets	1,111
Total - 2035 Wellington Venues renewals						6,991
Economic Development	3.1	2036	Venues Upgrades	2010732036	Venues Upgrades	2,050
Total - 2036 Venues Upgrades						2,050
Total - 3.1 City promotions and business support						9,041
Total - 3 Economic Development						9,041

Strategy	Activity Group	Activity	Activity Description	Project	Project Description	2022/23 budget \$000's
Cultural Wellbeing	4.1	2038	Gallery & Museum Upgrades	2008392038	Bond Store Upgrade	1,515
Total - 2038 Gallery & Museum Upgrades						1,515
Cultural Wellbeing	4.1	2042	Arts Installation	2000842042	Arts Installation - Arts Installation 1	67
Total - 2042 Arts Installation						67
Cultural Wellbeing	4.1	2129	Wellington Convention & Exhibition Centre (WCEC)	2002982129	Wellington Convention and Exhibition Centre	29,339
Total - 2129 Wellington Convention & Exhibition Centre (WCEC)						29,339
Total - 4.1 Arts and cultural activities						30,920
Total - 4 Cultural Wellbeing						30,920

Strategy	Activity Group	Activity	Activity Description	Project	Project Description	2022/23 budget \$000's
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Strategy	Activity Group	Activity	Activity Description	Project	Project Description	2022/23 budget \$000's
Social and Recreation	5.1	2043	Aquatic Facility upgrades	2008782043	Khandallah Swimming Pool Upgrade	0
Total - 2043 Aquatic Facility upgrades						0
Social and Recreation	5.1	2044	Aquatic Facility renewals	2000862044 2010562044	PSR Aquatic Facility - Renewals (CX) Earthquake Resilience	3,080 2,080
Total - 2044 Aquatic Facility renewals						5,160
Social and Recreation	5.1	2045	Sportsfields upgrades	2000872045 2008602045	PSR Sportsfields - Renewals (CX) Grenada North Community Sports Hub	541 0
Total - 2045 Sportsfields upgrades						541
Social and Recreation	5.1	2046	Synthetic Turf Sportsfields renewals	2010422046	Synthetic Turf Renewals	1,752
Total - 2046 Synthetic Turf Sportsfields renewals						1,752
Social and Recreation	5.1	2047	Synthetic Turf Sportsfields upgrades	2008712047	Synthetic Turf Tawa/Grenada	0
Total - 2047 Synthetic Turf Sportsfields upgrades						0
Social and Recreation	5.1	2048	Recreation Centre Renewal	2000912048 2010432048	PSR Recreation Centres - Renewals (CX) Rec Centre Upgrades	1,088 0
Total - 2048 Recreation Centre Renewal						1,088
Social and Recreation	5.1	2049	ASB Sports Centre	2000932049	PSR ASB Sports Centre - Renewals (CX)	975
Total - 2049 ASB Sports Centre						975
Social and Recreation	5.1	2050	Basin Reserve	2000942050	Basin Reserve (Balance of Master Plan)	1,920
Total - 2050 Basin Reserve						1,920
Social and Recreation	5.1	2051	Playgrounds renewals & upgrades	2000972051 2000982051 2010942051	PSR Playgrounds - Renewals (CX) PSR Playgrounds - Upgrades (CX) Skate Park Upgrades	2,907 0 411
Total - 2051 Playgrounds renewals & upgrades						3,317
Social and Recreation	5.1	2052	Evans Bay Marina - Renewals	2000992052	PSR Evans Bay Marina - Renewals (CX)	435
Total - 2052 Evans Bay Marina - Renewals						435
Social and Recreation	5.1	2053	Clyde Quay Marina - Upgrade	2001002053 2003012053	PSR Clyde Quay Marina - Upgrade (CX) PSR Clyde Quay Marina - Renewal (CX)	1 70
Total - 2053 Clyde Quay Marina - Upgrade						71
Total - 5.1 Recreation promotion and support						15,261
Social and Recreation	5.2	2054	Library Materials Upgrade	2001012054	Library Materials Upgrade - Library Collection	2,202
Total - 2054 Library Materials Upgrade						2,202
Social and Recreation	5.2	2055	Library Computer and Systems Replacement	2001022055 2003372055	Library Computer System Upgrade Computer Renewals	0 158
Total - 2055 Library Computer and Systems Replacement						158

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Strategy	Activity Group	Activity	Activity Description	Project	Project Description	2022/23 budget \$000's
Social and Recreation	5.2	2056	Central Library - Upgrades and Renewals	2010842056	Central Library – Upgrades & Renewals	20
Total - 2056 Central Library - Upgrades and Renewals						20
Social and Recreation	5.2	2057	Branch Library - Upgrades	2010742057	Libraries – Newtown Community Hub	0
Total - 2057 Branch Library - Upgrades						0
Social and Recreation	5.2	2058	Branch Library - Renewals	2005702058	Community services Assessibility Funds	514
				2010822058	Branch Library – Renewals	389
				2010832058	Branch Library – Western Cluster	6
Total - 2058 Branch Library - Renewals						909
Social and Recreation	5.2	2059	Housing upgrades	2010232059	Healthy Homes Standard Programme	5,488
Total - 2059 Housing upgrades						5,488
Social and Recreation	5.2	2060	Housing renewals	2001182060	Housing renewals - BAU Capex	9,704
				2009252060	Housing renewals - Balconies - GRA	2,729
				2010242060	Single Capital Programme	8,527
Total - 2060 Housing renewals						20,961
Social and Recreation	5.2	2061	Community Centres and Halls - Upgrades and Renewals	2001312061	Community Services - Renewals	86
				2001322061	Community Services - Other Renewals	1,400
				2001362061	Community Services - Aro Valley Community Centre	798
				2001382061	Community Services - Newtown Community Centre	1,072
				2001392061	Community Services - Strathmore Community Centre	1,167
				2001402061	Community Halls - upgrades & renewals	0
				2010222061	Community Services - Karori Event Centre Fitout	1,044
				2010752061	Community Services – Community Centre Upgrades	0
				2010862061	Aho Tini – Venues Programme	0
Total - 2061 Community Centres and Halls - Upgrades and Renewals						5,566
Total - 5.2 Community participation and support						35,303
Social and Recreation	5.3	2062	Burial & Cremations	2001412062	PSR Makara Ash Plot Development	1
				2006902062	PSR Upgrades Headstone Beams Makara Cem	58
				2006932062	PSR Cemetery Open Space Renewals	322
				2007672062	Cemetery FM Renewals	21
				2010452062	Cremator Renewals	0
				2010572062	Makara Cemetery Expansion	0
Total - 2062 Burial & Cremations						402
Social and Recreation	5.3	2063	Public Convenience and pavilions	2001432063	PSR Pub & Pav Rnwl NON FM Discret	1,098
				2006332063	FM Model	27

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Strategy	Activity Group	Activity	Activity Description	Project	Project Description	2022/23 budget \$000's
				2006342063	FM Renewals and Discretionary	941
				2008612063	Lincolnshire Stebbings Public Convenience	0
				2010462063	Pub Conven/Pavil Upg	0
Total - 2063 Public Convenience and pavilions						2,067
Social and Recreation	5.3	2064	Safety Initiatives	2005782064	Community Services - Safety Initiatives	120
				2010802064	Community Services – Te Aro Park Safety	1,615
Total - 2064 Safety Initiatives						1,735
Social and Recreation	5.3	2065	Emergency Management renewals	2001452065	2065 Civil Defence Deployable Assets	82
Total - 2065 Emergency Management renewals						82
Total - 5.3 Public health and safety						4,285
Total - 5 Social and Recreation						54,849

Strategy	Activity Group	Activity	Activity Description	Project	Project Description	2022/23 budget \$000's
Urban Development	6.1	2067	Wgtn Waterfront Development	2001492067	Build Wellington - FKP Playground	1,284
				2008512067	Build Wellington - FKP Garden Development	0
				2010472067	Site 9 Upgrade	1,274
Total - 2067 Wgtn Waterfront Development						2,558
Urban Development	6.1	2068	Waterfront Renewals	2006432068	PSR Waterfront Public space renewals	590
				2006442068	PSR Waterfront Jetty & Wharf Structure Renewals	577
				2006462068	PSR Waterfront Artworks	21
				2006472068	PSR Waterfront Seawalls	21
				2006482068	PSR Waterfront Building renewals	157
				2009382068	Waterfront Crane Renewals	0
				2010492068	Sails	0
				2010522068	Shed 5	1,605
				2010532068	Shed 1	3,200
Total - 2068 Waterfront Renewals						6,172
Urban Development	6.1	2070	Central City Framework	2001552070	Laneways	360
				2003852070	North Lambton Quay upgrade	0
				2010652070	GNP – Central City Greening	154
				2010662070	Pocket parks - 44 Fedrerick Street	3,911
Total - 2070 Central City Framework						4,425

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Strategy	Activity Group	Activity	Activity Description	Project	Project Description	2022/23 budget \$000's
Urban Development	6.1	2073	Suburban Centres upgrades	2003152073	Small Centre Beautification	1,863
Total - 2073 Suburban Centres upgrades						1,863
Urban Development	6.1	2074	Minor CBD Enhancements	2001582074	Minor CBD Enhancements - Minor CBD Enhancements	49
Total - 2074 Minor CBD Enhancements						49
Urban Development	6.1	2136	Housing Investment Programme	2008252136	Build Wellington - Housing Investment Programme Cpx	2,339
				2009652136	SHIP – Harrison Street	2,964
				2009662136	SHIP – Nairn Street	1,626
				2009852136	SHIP – 132 Owen Street	1,277
Total - 2136 Housing Investment Programme						8,207
Urban Development	6.1	2137	Build Wellington Developments	2008542137	Build Wellington - Great Harbour Way - Carriageway Shelly Ba	0
Total - 2137 Build Wellington Developments						0
Total - 6.1 Urban development, heritage and public spaces development						23,274
Urban Development	6.2	2076	Earthquake Risk Mitigation	2001652076	EQS - Zoo	200
				2003202076	Build Wellington - EQS - Town Hall	33,058
Total - 2076 Earthquake Risk Mitigation						33,258
Total - 6.2 Building and development control						33,258
Total - 6 Urban Development						56,532

Strategy	Activity Group	Activity	Activity Description	Project	Project Description	2022/23 budget \$000's
Transport	7.1	2077	Wall, Bridge & Tunnel Renewals	2001722077	2077 Sea Wall Renewals	2,815
				2001732077	2077 Retaining Wall Renewals	5,757
				2001762077	2077 Bridges Renewals	215
Total - 2077 Wall, Bridge & Tunnel Renewals						8,787
Transport	7.1	2078	Asphalt & Other Seal Renewals	2001772078	2078 Asphalt & Other Seal Renewals	1,382
Total - 2078 Asphalt & Other Seal Renewals						1,382
Transport	7.1	2079	Chipseal Renewals	2001782079	2079 Chipseal Renewals	5,353
Total - 2079 Chipseal Renewals						5,353
Transport	7.1	2080	Preseal Preparations	2001792080	2080 Preseal Preparations	4,012
Total - 2080 Preseal Preparations						4,012
Transport	7.1	2081	Shape & Camber Correction	2001802081	2081 Shape & Camber Correction	3,246
Total - 2081 Shape & Camber Correction						3,246
Transport	7.1	2082	Drainage Renewals	2001812082	2082 Drainage Renewals	285

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Strategy	Activity Group	Activity	Activity Description	Project	Project Description	2022/23 budget \$000's
Total - 2082 Drainage Renewals						285
Transport	7.1	2083	Wall Upgrades	2001832083	2083 Retaining Walls Upgrades	3,401
Total - 2083 Wall Upgrades						3,401
Transport	7.1	2084	Service Lane & Road Boundary Upgrades	2003422084	2084 Service Lane & Road Boundary Upgrades	1,055
Total - 2084 Service Lane & Road Boundary Upgrades						1,055
Transport	7.1	2085	Tunnel & Bridge Upgrades	2001912085	2085 Bridge Improvements	1,342
				2001922085	2085 Tunnels Upgrades	258
Total - 2085 Tunnel & Bridge Upgrades						1,601
Transport	7.1	2086	Kerb & Channels Renewals	2001962086	2086 Kerb & Channel Renewals	1,979
Total - 2086 Kerb & Channels Renewals						1,979
Transport	7.1	2087	New Roads	2001972087	2087 Woodridge to Lincolnshire	0
				2003742087	2087 Mark Ave to Lincolnshire	0
				2003752087	2087 Tawa Upper Stebbings	0
				2007472087	2087 Petone to Grenada Link	0
				2007482087	2087 Mark Ave to Grenada North	0
				2007492087	2087 John Sims Connection	0
				2007502087	2087 McLintlock St Link	0
				2007512087	2087 Ohariu to Westchester	0
Total - 2087 New Roads						0
Transport	7.1	2088	Emergency Route Walls Upgrades	2001982088	2088 Retaining Wall Resilience Upgrades	0
				2008192088	2088 Ngaio Gorge Resilience Upgrades	2,064
				2008202088	2088 Ngaio Gorge Retaining Wall Strengthening	0
				2009422088	2088 Wadestown Route Resilience Upgrades	2,284
Total - 2088 Emergency Route Walls Upgrades						4,348
Transport	7.1	2089	Roading Capacity Upgrades	2006602089	2089 Johnsonville	0
				2007422089	2089 Roding Capacity Upgrades	2,008
Total - 2089 Roding Capacity Upgrades						2,008
Transport	7.1	2090	Roding Rebuild	2002012090	2090 Roding Rebuild	1,863
Total - 2090 Roding Rebuild						1,863
Transport	7.1	2091	Port & Ferry Access Upgrades	2003702091	2091 Port & Ferry Access Upgrades	0
Total - 2091 Port & Ferry Access Upgrades						0
Transport	7.1	2094	Cycling Network Renewals	2006662094	2094 Cycleways Minor Works	1,031
				2006692094	2094 East Corridor - Evans Bay	7,140
				2006732094	2094 East Corridor - Kilbirnie	1,007

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Strategy	Activity Group	Activity	Activity Description	Project	Project Description	2022/23 budget \$000's
				2006762094	2094 Cycleways	15,581
				2008552094	2094 Island Bay Cycleway 2018 (CC297)	1,724
Total - 2094 Cycling Network Renewals						26,483
Transport	7.1	2095	Bus Priority Planning	2002102095	2095 Bus Shelters	178
				2002112095	2095 Bus Priority Improvements	118
Total - 2095 Bus Priority Planning						297
Transport	7.1	2096	Footpaths Structures Renewals & Upgrades	2002132096	2096 Footpaths Structures Upgrades	303
				2009502096	2096 Footpaths Structures Renewals	28
Total - 2096 Footpaths Structures Renewals & Upgrades						331
Transport	7.1	2097	Footpaths Renewals	2002152097	2097 Footpaths Renewals	4,342
Total - 2097 Footpaths Renewals						4,342
Transport	7.1	2098	Footpaths Upgrades	2002162098	2098 Safer Routes to Schools	286
				2002172098	2098 Footpaths Upgrades	3,334
Total - 2098 Footpaths Upgrades						3,620
Transport	7.1	2099	Street Furniture Renewals	2002182099	2099 Street Furniture Renewals	197
Total - 2099 Street Furniture Renewals						197
Transport	7.1	2100	Pedestrian Network Accessways	2002192100	2100 Pedestrian Accessways Renewals	269
Total - 2100 Pedestrian Network Accessways						269
Transport	7.1	2101	Traffic & Street Signs Renewals	2002202101	2101 Traffic & Street Signs Renewals	1,251
Total - 2101 Traffic & Street Signs Renewals						1,251
Transport	7.1	2102	Traffic Signals Renewals	2002212102	2102 Traffic Signals Renewals	1,078
Total - 2102 Traffic Signals Renewals						1,078
Transport	7.1	2103	Street Lights Renewals & Upgrades	2002282103	2103 Street Light Renewals	906
				2002292103	2103 Street Light Upgrades	103
				2008262103	2103 LED Street Light Transition	2,445
Total - 2103 Street Lights Renewals & Upgrades						3,454
Transport	7.1	2104	Rural Road Upgrades	2002302104	2104 Rural Road Upgrades	356
Total - 2104 Rural Road Upgrades						356
Transport	7.1	2105	Minor Works Upgrades	2002312105	2105 Minor Works Upgrades	4,237
				2006592105	2105 Drainage Upgrades	718
Total - 2105 Minor Works Upgrades						4,955
Transport	7.1	2106	Fences & Guardrails Renewals	2002322106	2106 Fences & Guardrails Renewals	900
Total - 2106 Fences & Guardrails Renewals						900
Transport	7.1	2107	Speed Management Upgrades	2002332107	2107 Speed Management Upgrades	458

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Strategy	Activity Group	Activity	Activity Description	Project	Project Description	2022/23 budget \$000's
Total - 2107 Speed Management Upgrades						458
Transport	7.1	2141	LGWM - City Streets	2010102141	PT - Bus Priority Early Improvements	4,544
				2010122141	Walking - Central Area Walking Early Improvements	364
				2010172141	Cycling - Central Area Cycling Early Improvements	156
Total - 2141 LGWM - City Streets						5,064
Transport	7.1	2142	LGWM - Early Delivery	2010142142	Golden Mile	11,983
				2010152142	Thorndon Quay and Hutt Road	919
				2010162142	Central City and SH1 Walking Cycling and Safe Speeds	2,696
Total - 2142 LGWM - Early Delivery						15,598
Total - 7.1 Transport						107,973
Transport	7.2	2108	Parking Asset renewals	2002342108	Parking Meter Renewals	2,115
Total - 2108 Parking Asset renewals						2,115
Transport	7.2	2109	Parking Upgrades	2002362109	2109 Parking Upgrades	190
Total - 2109 Parking Upgrades						190
Total - 7.2 Parking						2,305
Total - 7 Transport						110,278

Strategy	Activity Group	Activity	Activity Description	Project	Project Description	2022/23 budget \$000's
Council	10.1	2111	Capital Replacement Fund	2003132111	Corp Finance Capital Replacement Fund - Unallocated	3,387
Total - 2111 Capital Replacement Fund						3,387
Council	10.1	2112	Information Management	2002452112	Strategic Initiatives - Trove	300
				2002482112	Strategic Initiatives - Orthophotography	300
				2010292112	Digitisation Services Project	3,616
Total - 2112 Information Management						4,216
Council	10.1	2114	ICT Infrastructure	2002502114	Infrastructure Upgrade - Hardware Upgrades	702
				2002512114	Infrastructure Upgrade - Infrastructure Upgrade	120
Total - 2114 ICT Infrastructure						822
Council	10.1	2116	Strategic Initiatives	2010882116	Children and Young People Survey Tool	51
Total - 2116 Strategic Initiatives						51
Council	10.1	2117	Unscheduled infrastructure renewals	2003112117	Unscheduled Infrastructure Renewals	10,250
Total - 2117 Unscheduled infrastructure renewals						10,250
Council	10.1	2118	Health & Safety - Legislation Compliance	2003122118	HS Legislative Compliance CAPEX - Unallocated	360

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Strategy	Activity Group	Activity	Activity Description	Project	Project Description	2022/23 budget \$000's
Total - 2118 Health & Safety - Legislation Compliance						360
Council	10.1	2119	Civic Property renewals	2002632119	Civic Property Renewals - General capex	513
				2002652119	Civic Property Renewals - Internal labour allocations	74
Total - 2119 Civic Property renewals						587
Council	10.1	2120	Commercial Properties renewals	2002662120	Commercial property renewals - Te Whaea Roof Works	3,000
				2002702120	Commercial property renewals - General capex	1,456
				2002722120	Commercial property renewals - Internal labour allocations	19
				2007212120	Commercial Property Renewals – City to Sea Building	129
				2010892120	Te Whaea/Tawhiri Project	2,554
Total - 2120 Commercial Properties renewals						7,158
Council	10.1	2121	Community & Childcare Facility renewals	2002772121	Community property renewals - General capex	1,944
				2002792121	Community property renewals - Internal labour allocations	48
Total - 2121 Community & Childcare Facility renewals						1,991
Council	10.1	2126	Business Unit Support	2002862126	Business Support - Support for BU Initiatives	4,100
Total - 2126 Business Unit Support						4,100
Council	10.1	2128	Civic Campus Resilience and Improvements	2002972128	Te Ngakau – Public Realm Improvements	0
				2009542128	Civic Centre – MOB Redevelopment	3,008
				2010272128	Central Library - Remediation	11,349
				2010772128	Te Ngakau – Separation of Services	2,563
Total - 2128 Civic Campus Resilience and Improvements						16,920
Council	10.1	2133	Quarry Renewals & Upgrades	2008452133	2133 Kiwi Point Quarry Renewals	17
				2008462133	2133 Kiwi Point Quarry Upgrades	10,177
				2008472133	2133 New Quarry	435
Total - 2133 Quarry Renewals & Upgrades						10,628
Council	10.1	2140	Security	2010082140	Security Capex Program	642
Total - 2140 Security						642
Total - 10.1 Organisational Projects						61,112
Total - 10 Council						61,112
Grand total						414,483

Proposed changes to Fees and User Charges for 2022/23 Annual Plan

Activity 2.1.9 Waterfront Public Spaces

Fee / Charge Name	Current Fee (\$)	Proposed Fee (\$)
Residential (per request)	\$25-\$125 dependent on number of requests	25.00
Commercial Building permits and building consents	55.00	65.00

Activity 2.1.9 Waterfront Public Spaces

Fee / Charge Name	Current Fee (\$)	Proposed Fee (\$)
Discovery Garden child (pre-school)	4.00	4.50
Discovery Garden Child Early Childhood	4.00	4.50
Discovery Garden Child Primary/Intermediate	5.00	6.00
Learning Pavilion full day		500.00
Learning Pavilion 1/2 day		300.00
Lotions & Potions space Discovery Garden \$100/hr		100.00
Begonia House workshop space/hr		40.00
Treehouse Groups > 12 Full days	500.00	600.00
Treehouse Seminar Room Half Day Groups > 12		400.00
Wellington Gardens Cleaning Fee >50 people	-	100.00
Troupe Picnic lawn ink BBQ space holy rate		100.00

Activity 2.1.9 Waterfront Public Spaces

Fee / Charge Name	Current Fee (\$)	Proposed Fee (\$)
Harbourside Market Monthly Fee Small Unpowered	175.00	180.00
Harbourside Market Monthly Fee Medium Unpowered	248.00	255.00
Harbourside Market Monthly Fee Large Unpowered	1,100.00	1,115.00
Harbourside Market Monthly Fee Small Powered	210.00	215.00
Harbourside Market Monthly Fee Medium Powered	300.00	305.00
Outdoor licence fees m2	75.00	85.00

Activity 2.2.1 Waste Minimisation

Fee / Charge Name	Current Fee (\$)	Proposed Fee (\$)
Commercial General Rubbish	175.38	196.07
Domestic General Rubbish	216.00	245.50
Green Waste	69.00	80.50
Sewerage Sludge	253.00	276.00
Special Waste - Asbestos	253.00	273.70
Special Waste - Other	210.45	231.15
Contaminated Soil	87.00	94.30

Activity 2.4.1 Sewage collection Trade waste

Fee / Charge Name	Current Fee (\$)	Proposed Fee (\$)	Movement (\$)
Trade Waste Charges/Sewerage Collection and Disposal Network: Volume - Up to 100m3/day	0.34	0.35	0.01
Trade Waste Charges/Sewerage Collection and Disposal Network: Volume - Above 100m3/day but below 7,000m3	0.15	0.16	0.01
Trade Waste Charges/Sewerage Collection and Disposal Network: Volume - Above 7,000 m3	0.98	1.01	0.03
Trade Waste Charges/Sewerage Collection and Disposal Network: Biochemical Oxygen Demand - Up to 3,150kg/day	0.34	0.35	0.01
Trade Waste Charges/Sewerage Collection and Disposal Network: Biochemical Oxygen Deman - Above 3,150kg/day	0.75	0.77	0.02
Trade Waste Charges/Sewerage Collection and Disposal Network: Suspended Solids - up to 1,575kg/day	0.33	0.34	0.01
Trade Waste Charges/Sewerage Collection and Disposal Network: Suspended Solids - above 1,575kg/day	0.66	0.68	0.02

Activity 5.1.1 Swimming Pools

Fee / Charge Name	Current Fee (\$)	Proposed Fee (\$)
Adult Spa (Karori Pool)	5.40	5.50
Adult Spa Only (Covid)	5.40	5.50
Adult Swim	6.60	6.80
Adult Swim & Spa (Karori Pool)	9.00	9.20
Adult Swim & Spa (Tawa/Thorndon Pool)	8.50	8.60
Adult Swim Concession Pass (10 trip)	59.40	61.20
Child Concession Pass Old (10 trip)	35.10	36.00
Child Swim	3.90	4.00
Child Swim / Spa Combo	5.40	5.50
Child Swim / Spa Combo Concession Pass (10 Trip)	48.60	49.50
Child Swim Concession Pass (10 trip)	35.10	36.00
Karori Pool - Hydro slide	1.00	1.20
Karori Pool - Spa & Swim Concession Pass (10 Trip)	81.00	82.80
Karori Pool - Spa Concession Pass (10 Trip)	48.60	49.50
Khandallah Adult	3.20	3.30
Khandallah Child	1.60	1.80
Khandallah Pool Adult Concession Pass (10 Trip)	28.80	29.70
Khandallah Pool Child Concession Pass (10 Trip)	14.40	16.20
KSP - Adult Hot Spot	6.40	6.50
Tawa - Adult Offpeak Swim	3.30	3.40
Tawa Offpeak Adult Concession Pass (10 trip)	33.00	34.00
Thorndon & Tawa - Spa & Swim Combo Concession Pass (10 Trip)	76.50	77.40
WRAC - Event Adult Swim	6.60	6.80

Activity 5.1.1 Swimming Pools

Fee / Charge Name	Current Fee (\$)	Proposed Fee (\$)
WRAC/KSP/Freyberg - Adult Swim / Hot Spot Combo Concession Pass (10 trip)	90.00	91.80
WRAC/KSP/Freyberg - Adult Swim/Hot Spot Combo	10.00	10.20
WRAC/KSP/Freyberg - Hot Spot Adult	6.40	6.50
WRAC/KSP/Freyberg - Hot Spot Adult Concession Pass (10 Trip)	57.60	58.50
Khandallah Pool - School Swim	1.60	1.70
Swim Membership Adult - Direct Debit (Fortnightly)	29.98	30.70
Swim Membership Adult - Direct Debit (Monthly)	64.96	66.50
Swim Membership Adult - Upfront (Yearly)	775.00	798.00
Swim Membership Aquatic Club Member Adult - Direct Debit (Fortnightly)	25.48	26.10
Swim Membership Aquatic Club Member Adult - Direct Debit (Monthly)	55.21	56.53
Swim Membership Aquatic Club Member Adult - Upfront (Yearly)	658.00	678.30
Swim Membership Aquatic Club Member Child - Direct Debit (Fortnightly)	14.88	15.27
Swim Membership Aquatic Club Member Child - Direct Debit (Monthly)	32.22	33.08
Swim Membership Aquatic Club Member Child - Upfront (Yearly)	387.18	396.95
Swim Membership Child - Direct Debit (Fortnightly)	17.50	17.96
Swim Membership Child - Direct Debit (Monthly)	37.90	38.92
Swim Membership Child - Upfront (Yearly)	455.50	467.00
Swim Membership CSC Adult - Direct Debit (Fortnightly)	23.98	24.56
Swim Membership CSC Adult - Direct Debit (Monthly)	51.97	53.20
Swim Membership CSC Adult - Upfront (Yearly)	620.00	638.40
Swim Membership CSC Child - Direct Debit (Fortnightly)	14.00	14.37
Swim Membership CSC Child - Direct Debit (Monthly)	30.32	31.14
Swim Membership CSC Child - Upfront (Yearly)	364.40	373.60
Swim Membership Student - Direct Debit (Fortnightly)	23.98	24.56
Swim Membership Student - Direct Debit (Monthly)	51.97	53.20
Swim Membership Student - Upfront (Yearly)	620.00	638.40
Swim Membership Super Gold - Direct Debit (Fortnightly)	23.98	24.55
Swim Membership Super Gold - Direct Debit (Monthly)	51.97	53.20
Swim Membership Super Gold - Upfront (Yearly)	620.00	638.40

Activity 5.1.1 Swimming Pools

Fee / Charge Name	Current Fee (\$)	Proposed Fee (\$)
School Swim	1.60	1.70
Karori - Inflatable	66.50	70.00
Karori - Slide Staff	30.00	40.00
Pools - Lifeguard (per hour)	30.00	40.00
Tawa - Inflatable	61.50	65.00
Thorndon - 1 hour 0 - 25 people	160.00	180.00
Thorndon - 1 hour 26 - 50 people	210.00	225.00
Thorndon - 1 hour 50 - 100 people	280.00	300.00
Thorndon - 2 hours 0 - 25 people	220.00	245.00
Thorndon - 2 hours 26 - 50 people	280.00	300.00
Thorndon - 2 hours 50 - 100 people	360.00	375.00
WRAC - Inflatable	80.00	90.00
WRAC - Small Inflatable	40.00	45.00
Group Fitness Land Based Casual Entry	11.00	13.00
Group Fitness Land Based Concession Pass (10 trip)	99.00	117.00
Spin - Casual	11.00	13.00
Student - Group Fitness Land Based Casual Entry	8.80	10.40
Student - Group Fitness Land Based Convenience Pass (10 trip)	88.00	104.00
WRAC - Spin Concession Pass (10 Trip)	99.00	117.00

Activity 5.1.2 Sports Fields

Fee / Charge Name	Current Fee (\$)	Proposed Fee (\$)
Athletics Casual	682.50	699.56
Athletics Seasonal	500.00	512.50
Athletics WRFU Speed Trials	144.00	147.60
Changing Room & Field 1 night	210.00	215.25
Changing Room & Field 1 night (season)	880.00	902.00
Changing Room & Field 2 nights (season)	1,700.00	1,742.50
Changing Room & Field 3 nights (season)	2,580.00	2,644.50
Changing Room & Field 4 nights (season)	3,425.00	3,510.63
Changing Room & Field 5 nights (season)	4,275.00	4,381.88
Cricket Casual Artificial (Concrete Base)	175.00	179.38
Cricket Casual Artificial (Grass Base)	175.00	179.38
Cricket Casual Level 1	400.00	410.00
Cricket Casual Level 2	268.80	275.52
Cricket Seasonal Artificial (Concrete Base)	45.45	46.59
Cricket Seasonal Artificial (Grass Base)	35.90	36.80
Cricket Seasonal Level 1	143.18	146.76
Cricket Seasonal Level 2	119.32	122.30
Cricket Seasonal Level 3	66.48	68.14
Croquet Casual	178.00	182.45
Croquet Seasonal	40.57	41.58
Cycling Casual	185.00	189.63
Cycling Seasonal	84.09	86.19
Groundsman - hourly rate (minimum 2 hours)	50.00	51.25
Marquee > 100m2	1,380.00	1,414.50
Marquee Booking Fee (non-refundable)	86.00	88.15
Marquee up to 100m2	860.00	881.50
Marquee up to 50m2	520.00	533.00

Activity 5.1.2 Sports Fields

Fee / Charge Name	Current Fee (\$)	Proposed Fee (\$)
Netball Casual	47.25	48.43
Netball Off-season or organised	15.00	15.38
Netball per season	7.16	7.34
Newtown Park	682.50	699.56
Newtown Park Function Room	30.00	32.50
Rugby League Park	682.50	699.56
Rugby, League, Football, Aussie Rules Casual Level 1	150.00	153.75
Rugby, League, Football, Aussie Rules Casual Level 2	115.50	118.39
Rugby, League, Football, Aussie Rules Casual Level 3	89.00	91.23
Rugby, League, Football, Aussie Rules Seasonal Level 1	115.74	118.63
Rugby, League, Football, Aussie Rules Seasonal Level 2	77.56	79.50
Rugby, League, Football, Aussie Rules Seasonal Level 3	62.05	63.60
Softball Casual Level 1	185.00	189.63
Softball Casual Level 2	135.00	138.38
Softball Seasonal Level 1	37.23	38.16
Softball Seasonal Level 2	24.82	25.44
Tennis Casual	47.25	48.43
Tennis Off-season or organised	20.00	20.50
Tennis per season	9.55	9.79
Toilets and Changing Rooms Only Open	90.00	92.25
Toilets Open	42.00	43.05
Touch, 5-a-side, Ultimate, Gridiron Casual Level 1	199.50	204.49
Touch, 5-a-side, Ultimate, Gridiron Casual Level 2	160.00	164.00
Touch, 5-a-side, Ultimate, Gridiron Seasonal Level 1	76.36	78.27
Touch, 5-a-side, Ultimate, Gridiron Seasonal Level 2	57.27	58.70
Tournament Base fee - field/day	340.00	348.50
Training Ground Only 1 night	110.00	112.75
Training Ground Only 1 night (season)	420.00	430.50
Training Ground Only 2 nights (season)	800.00	820.00
Training Ground Only 3 nights (season)	1,200.00	1,230.00
Training Ground Only 4 nights (season)	1,560.00	1,599.00
Training Ground Only 5 nights (season)	1,920.00	1,968.00

Activity 5.1.4 Recreation Centre

Fee / Charge Name	Current Fee (\$)	Proposed Fee (\$)
Rec Centre - Casual Adult	4.00	4.50
Kilbirnie Rec - Inflatable	60.00	65.00
ASB - Concession Pass Adult (20 Trip)	72.00	81.00
ASB - Extra Staff	30.00	40.00

Activity 5.1.7 Marinas

Fee / Charge Name	Current Fee (\$)	Proposed Fee (\$)
Evans Bay Visitor Day	30.00	32.00
Evans Bay Visitor Month	630.00	674.00
Evans Bay Non tenant use of Breastwork	75.00	80.00
Evans Bay Berth	3,133.00	3,352.00
Evans Bay Berth (Sea Rescue Jetty)	1,841.00	1,970.00
Evans Bay Boat Shed (8 to 11)	1,235.00	1,321.00
Evans Bay Boat Shed (1 to 7, 12 to 32)	2,465.00	2,638.00
Evans Bay Boat Shed (33 to 46)	3,690.00	3,948.00
Evans Bay Dinghy Locker	368.00	394.00
Evans Bay Live-Aboard fee	645.00	1,200.00
Evans Bay Trailer Park monthly	140.00	150.00
Clyde Quay Mooring	1,293.00	1,435.00
Clyde Quay Boat Shed (1 to 13)	2,712.00	3,010.00
Clyde Quay Boat Shed (14 to 27)	2,441.00	2,710.00
Clyde Quay Boat Shed (28, 29)	3,389.00	3,762.00
Clyde Quay Boat Shed (38B)	1,957.00	2,172.00
Clyde Quay Boat Shed (38A to 42B, 48A, 48B)	2,809.00	3,118.00
Clyde Quay Boat Shed (43A to 47B)	3,256.00	3,614.00
Clyde Quay Dinghy Rack	226.00	251.00

Activity 5.2.1 Libraries

Fee / Charge Name	Current Fee (\$)	Proposed Fee (\$)
Overdue charges per day- Adult or Out of Towner		
Books	80c	0
Magazines	60c	0
CDs & CYA CDs	60c	0
DVDs & CYA DVDs	\$1	0
Videos & CYA Videos	\$1	0
Tapes & CYA Tapes	60c	0
CD-ROMs & CYA CD-ROMs	\$1	0
Kits & CYA Kits	60c	0
Overdue charges per day- Children & Young Adults		
Books	30c	0
Magazines	30c	0
CDs & CYA CDs	30c	0
DVDs & CYA DVDs	50c	0
Videos & CYA Videos	50c	0
Tapes & CYA Tapes	30c	0
CD-ROMs & CYA CD-ROMs	50c	0
Kits & CYA Kits	30c	0
Overdue charges per day- all		
Bestseller Books	\$1	0

Activity 5.3.1 Burials and Cremations

Fee / Charge Name	Current Fee (\$)	Proposed Fee (\$)
Wooden Urn - Adult	95.00	100.00
Weekend Fee - Casket Interment	646.00	678.00
Weekend Fee - Ash Interment	215.00	226.00
Weekend Cremation	342.00	359.00
Temporary Grave Marker	149.00	155.00

Activity 5.3.1 Burials and Cremations

Fee / Charge Name	Current Fee (\$)	Proposed Fee (\$)
Public Holiday Fee - Cremation	621.00	652.00
Public Holiday Fee - Burial	907.00	952.00
Public Holiday Fee - Ash Interment	454.00	477.00
Plot Search Charge (first 3 free)	20.00	25.00
Overtime - Niche Placement	120.00	126.00
Overtime - Chapel Hire (per half hour)	204.00	214.00
Overtime - Burial	646.00	675.00
Overtime - Ash Scatter	195.00	205.00
Overtime - Ash Interment	215.00	226.00
Overtime - Ash Collection Express	200.00	210.00
Outside District Indigent - Cremation and Burial	142.00	149.00
Outside District - Second Interment	571.00	600.00
Outside District - Casket	1,071.00	1,125.00
Outside District - Ash Scatter	42.00	44.00
Outside District - Ash Interment	430.00	452.00
Muslim Boards - Infant	105.00	110.00
Muslim Boards - Adult	178.00	187.00
Delivery Only	726.00	762.00
01/2A Ash Plot	505.00	530.00
Arrangement fee	\$ -	150.00

Activity 5.3.3 Public health regulations

Fee / Charge Name	Current Fee (\$)	Proposed Fee (\$)
<u>Annual Registration</u>		
Entire Dogs	176.00	180.50
Paid on or after 1 August	264.00	269.50
Desexed Dogs	127.50	130.75
Paid on or after 1 August	191.25	195.00
Responsible Dog owner status	62.75	64.50
Paid on or after 1 August (entire)	264.00	269.50
Paid on or after 1 August (de-sexed)	191.25	195.00
Working Dogs	53.50	55.00
Paid on or after 1 August	80.25	81.25
Working Dogs (puppies) registered after 30 August	28.00	28.75
Multiple dog application	37.10	38.00
Replacement reg tag	12.00	12.25
RDO Application	61.00	62.50
<u>Dog Euthanasiation</u>		
Dog Euthanasiation - up to 20kg		176.00
Dog Euthanasiation - 21 - 40kg	-	219.00
Dog Euthanasiation - over 40kg	-	262.00
<u>Dog Walker Licence</u>		
Dog Walker Licence	-	191.50
Dog Walker Renewal	-	61.00
<u>Health Licences</u>		
Camping grounds	250.00	256.50
Hairdressers	130.00	133.50
Mortuaries / funeral directors	155.00	159.00
Pools: commercial pools / spas	250.00	256.50
Schools pools (no entry fee)	-	-

Activity 5.3.3 Public health regulations

Fee / Charge Name	Current Fee (\$)	Proposed Fee (\$)
Animal boarding establishment	250.00	256.50
<u>Trade Waste</u>		
Trade Waste application fee	190.00	195.00
Initial inspection fee		
Annual consent fee ~ High risk	1,900.00	1,949.50
Annual consent fee ~ Medium risk	950.00	974.75
Annual consent fee ~ Low risk	315.00	323.25
Annual consent fee ~ Minimal risk	137.50	141.00
Trade Waste/ Health fees:		
Grease & Grit traps - initial application fee	190.00	195.00
* Grease traps	137.50	141.00
* Shared grease trap (per premises)	70.00	71.75
* Grease converter	315.00	323.25
* Grit traps	137.50	141.00
* charge after first hr (per hr)	135.00	138.50
* Monitoring (lab) charges	actual - varies	actual - varies
Collection & Transport of Trade Waste:		
* Initial Application fee	160.00	164.25
* charge after first hr (per hr)	135.00	138.50
* Annual Licence fee	190.00	195.00
Any lab expenses	actual - varies	actual - varies
Conveyance and Transport of Trade waste		
*Processing fee (per hr or part thereof)	135.00	138.50
Volume		
Up to 100m ³ /day	0.34	0.35
Between 100m ³ /day and 7000m ³ /day	0.15	0.15
Above 7000m ³ /day	1.04	1.07
B.O.D.		
Up to 3150kg/day	0.36	0.37
Above 3150 kg/day	0.79	0.81
Suspended Solids		
Up to 1575kg/day	0.35	0.36
Above 1575kg/day	0.63	0.65

Fee / Charge Name	Current Fee (\$)	Council's Pandemic Response Temporary Fee (\$) 1 July 2022 to 28 February 2023	Proposed Fee (\$) from 1 March 2023
<u>Food Safety</u>			
Registration fees			
As part of the council's pandemic response package food safety registration fees from 1 July 2022 to 28 February 2023 will be charged at \$1			
* New registration	155.00	1.00	155.00
* Pre-opening inspection (1 hour)	155.00	1.00	155.00
* Additional time (per hour)	155.00	1.00	155.00
Verification fees			
As part of the council's pandemic response package food safety verification fees from 1 July 2022 to 28 February 2023 will be charged at \$1			
* Standard food control plan verification fee	620.00	1.00	620.00
* Standard food control plan verification fee (for some mobile operators)	310.00	1.00	310.00

Fee / Charge Name	Current Fee (\$)	Council's Pandemic Response Temporary Fee (\$) 1 July 2022 to 28 February 2023	Proposed Fee (\$) from 1 March 2023
* Standard national programme verification fee	310.00	1.00	310.00
* Additional time (per hour)	155.00	1.00	155.00
Renewal fees			
Food control plan registration renewal fee (every year)	77.50	1.00	77.50
National programme registration renewal fee (every second year)	77.50	1.00	77.50
Changes to registration			
Significant changes	155.00	155.00	155.00
Minor changes	77.50	77.50	77.50
Voluntary suspension of operations	77.50	77.50	77.50
Compliance fees			
Issue of enforcement notice	155.00	155.00	155.00
Application for review of outcome	155.00	155.00	155.00
Statement of compliance	77.50	77.50	77.50
Additional charges for time spent on site (per hour)	155.00	155.00	155.00
<u>Pavement / Footpath Permissions - all outdoor dining permits</u>			
As part of the council's pandemic response package there will be no charge for outdoor dining permits between 1 July 2022 and 28 February 2023			
To apply for a new lease or change one you already have	190.00	-	195.00
To renew an existing lease (pavement leases must be renewed on 1 July every year)	95.00	-	97.50
Annual lease ~ central city (per m2)	90.00	-	92.25
Annual lease ~ suburbs (per m2)	58.50	-	60.00
<u>Alcohol licences</u>			
As part of the council's pandemic response package on-licence and club alcohol licence fees from 1 July 2022 to 28 February 2023 will be charged at \$1			
Annual alcohol license fee - On-licence and Club	213.00 - 3,898.00	1.00	213.00 - 3,898.00
Annual alcohol license fee - Off-licence	213.00 - 3,898.00	213.00 - 3,898.00	213.00 - 3,898.00
Variation of alcohol licence			
For businesses taking up the offer of free outdoor dining – either on the pavement or on a parklet – from 1 July 2022 to 28 February 2023 council will process the application for \$1 + the ARLA levy			
Alcohol license variation fee - On-licence and Club	213.00 - 3,898.00	1.00	213.00 - 3,898.00

Activity 6.2.1 Building Control and Facilitation

Fee / Charge Name	Current Fee (\$)	Proposed Fee (\$)
Building Warrant of Fitness - Annual Certificate	81.75	104.50
This is the base charge for 1 specified system. Additional charges will apply for the time over 1 hour		

Activity 6.2.1 Building Control and Facilitation

Fee / Charge Name	Current Fee (\$)	Proposed Fee (\$)
Building Warrant of Fitness - Annual Certificate	163.50	209.00
This is the base charge for 2-10 specified system. Additional charges will apply for the time over 2 hours		
Building Warrant of Fitness - Annual Certificate	244.75	313.50
This is the base charge for 11+ specified system. Additional charges will apply for the time over 3 hours		
Non-Urgent		
Lodgement fee	198.00	396.00
Less than \$10,000 (Residential 1, 2 and 3)	1,331.63	2,663.50
Less than \$10,000 (Commercial 1 and 2 buildings)	1,722.75	3,445.50
Less than \$10,000 (Commercial 3 buildings)	2,036.63	4,073.50
\$10,001 - \$20,000 (Residential 1, 2 and 3)	2,192.63	4,385.50
\$10,001 - \$20,000 (Commercial 1 and 2 buildings)	2,192.63	4,385.50
\$10,001 - \$20,000 (Commercial 3 buildings)	2,192.63	4,385.50
\$20,001 - \$100,000 (Residential 1, 2 and 3)	2,975.63	5,951.50
\$20,001 - \$100,000 (Commercial 1 and 2 buildings)	2,975.63	5,951.50
\$20,001 - \$100,000 (Commercial 3 buildings)	2,975.63	5,951.50
\$100,001 - \$500,000 (Residential 1, 2 and 3)	3,132.38	6,265.00
\$100,001 - \$500,000 (Commercial 1 and 2 buildings)	4,071.00	8,142.00
\$100,001 - \$500,000 (Commercial 3 buildings)	4,071.00	8,142.00
\$500,001 - \$1,000,000 (Residential 1, 2 and 3)	5,636.63	11,273.50
\$500,001 - \$1,000,000 (Commercial 1 and 2 buildings)	6,263.63	12,527.50
\$500,001 - \$1,000,000 (Commercial 3 buildings)	6,890.25	13,780.50
\$1,000,000 + (Residential 1, 2 and 3)	7,046.25	14,092.50
\$1,000,000 + (Commercial 1 and 2 buildings)	7,046.25	14,092.50
\$1,000,000 + (Commercial 3 buildings)	7,046.25	14,092.50
for each \$500,000 or part thereof over \$1,000,000	1,487.63	2,975.50

Activity 6.2.2 Development Control and Facilitation

Fee / Charge Name	Current Fee (\$)	Proposed Fee (\$)
Town Planning and Building Certificates for the purposes of the Sale and Supply of Act 2012 (fixed fee):	Town planning \$500.50	Town planning \$276.25
- Town planning certificate	Building certificate \$209	Building certificate \$209
- Building certificate	Both certificate \$709.50	Both certificates \$485.25
- Both		
Initial application fee - s226	-	806.00

Activity 7.1 Transport

Fee / Charge Name	Current Fee (\$)	Proposed Fee (\$)
Encroachment fees		
Annual fee for a road encroachment licence	\$13.33/m ²	\$26.66/m ²
Lease fee for the airspace and subsoil encroachments	Various	100% increase

ACTIONS TRACKING

Kōrero taunaki | Summary of considerations

Purpose

1. This report provides an update on the past actions agreed by the Pūroro Maherehere | Annual Plan/Long-Term Plan Committee at its previous meetings.

Strategic alignment with community wellbeing outcomes and priority areas

Aligns with the following strategies and priority areas:

- | | |
|--|---|
| Strategic alignment with priority objective areas from Long-term Plan 2021–2031 | <input type="checkbox"/> Sustainable, natural eco city
<input type="checkbox"/> People friendly, compact, safe and accessible capital city
<input type="checkbox"/> Innovative, inclusive and creative city
<input type="checkbox"/> Dynamic and sustainable economy

<input type="checkbox"/> Functioning, resilient and reliable three waters infrastructure
<input type="checkbox"/> Affordable, resilient and safe place to live
<input type="checkbox"/> Safe, resilient and reliable core transport infrastructure network
<input type="checkbox"/> Fit-for-purpose community, creative and cultural spaces
<input type="checkbox"/> Accelerating zero-carbon and waste-free transition
<input type="checkbox"/> Strong partnerships with mana whenua |
|--|---|

Relevant Previous decisions

Not applicable.

Financial considerations

- | | | |
|---|--|---|
| <input checked="" type="checkbox"/> Nil | <input type="checkbox"/> Budgetary provision in Annual Plan / Long-term Plan | <input type="checkbox"/> Unbudgeted \$X |
|---|--|---|

Risk

- | | | | |
|---|---------------------------------|-------------------------------|----------------------------------|
| <input checked="" type="checkbox"/> Low | <input type="checkbox"/> Medium | <input type="checkbox"/> High | <input type="checkbox"/> Extreme |
|---|---------------------------------|-------------------------------|----------------------------------|

Author	Sean Johnson, Democracy Team Leader
Authoriser	Stephen McArthur, Chief Strategy & Governance Officer

Taunakitanga | Officers' Recommendations

Officers recommend the following motion

That the Pūroro Maherehere | Annual Plan/Long-Term Plan Committee:

1. Receive the information.

Whakarāpopoto | Executive Summary

2. This report lists the dates of previous committee meetings and the items discussed at those meetings.
3. Each clause within the resolution has been considered separately and the following statuses have been assigned:
 - In progress: Resolutions with this status are currently being implemented.
 - Complete: Clauses which have been completed, either by officers subsequent to the meeting, or by the meeting itself (i.e., by receiving or noting information).
4. All actions will be included in the subsequent monthly updates but completed actions will only appear once.

Takenga mai | Background

5. At the 13 May 2021 Council meeting, the recommendations of the Wellington City Council Governance Review (the Review Report) were endorsed and agreed to be implemented.
6. The purpose of this report is to ensure that all resolutions are being actioned over time. It does not take the place of performance monitoring or full updates. The committee could resolve to receive a full update report on an item if it wishes.

Kōrerorero | Discussion

7. Of the 29 resolutions of the Pūroro Maherehere | Annual Plan/Long-Term Plan Committee on 8 March 2022:
 - 26 are complete.
 - 3 are in progress.
8. One in progress action was carried forward from the previous action tracking report.
 - 1 is still in progress
9. Further detail is provided in Attachment One.

Attachments

Attachment 1. Actions Tracking - March

Date	Meeting	Item	Clause	Status	Comments
Tuesday, 8 February 2022	Pūroro Maherehere Annual Plan/Long-term Committee	2.1 2022/23 Annual Plan draft plan and budget	6. Agree the preferred approach on the resolution as to whether to include additional budget for Mākara resilience works is to undertake further detailed design work in 2022/23, in order for the works and funding options to be considered as part of the 2023/24 Annual Plan.	In progress	Work will be undertaken in time for the 2023/24 Annual Plan
Tuesday, 8 March 2022	Pūroro Maherehere Annual Plan/Long-term Committee	2.1 Establishing an Environmental and Accessibility Performance Fund	1. Receive the information	Complete	The committee formally received the information in the relevant report.
Tuesday, 8 March 2022	Pūroro Maherehere Annual Plan/Long-term Committee	2.1 Establishing an Environmental and Accessibility Performance Fund	2. Agree to include the proposal for an Environmental and Accessibility Performance Fund within the 2022/23 Annual Plan consultation. This fund is proposed to accept applications from new projects that are: A) Medium/large development of 10 or more effective housing units (residential) or 500 1000 square metres or larger (commercial) and; B) At least 50% of the development achieves Lifemark-3 certification or higher (residential only) and/or; C) Green Star 5 or higher (commercial)/ Homestar 7 or higher (residential) or; D) Living Building Challenge certification (commercial and residential).	Complete	This was incorporated in the draft budget for consultation and presented for adoption at the 29 March 2022 meeting of the Pūroro Maherehere Annual Plan/Long Term Plan Committee
Tuesday, 8 March 2022	Pūroro Maherehere Annual Plan/Long-term Committee	2.1 Establishing an Environmental and Accessibility Performance Fund	3. Agree to a total of \$20 million for a seven-year Environmental and Accessibility Performance Fund commencing in the 2022/23 Annual Plan.	Complete	This was incorporated in the draft budget for consultation and presented for adoption at the 29 March 2022 meeting of the Pūroro Maherehere Annual Plan/Long Term Plan Committee
Tuesday, 8 March 2022	Pūroro Maherehere Annual Plan/Long-term Committee	2.1 Establishing an Environmental and Accessibility Performance Fund	4. Agree to debt-funding this amount to recognise the long-term benefits delivered to the city and avoid immediate impact on rates. Repayments will start in 2023/24, depending on the uptake.	Complete	This was incorporated in the draft budget for consultation and presented for adoption at the 29 March 2022 meeting of the Pūroro Maherehere Annual Plan/Long Term Plan Committee
Tuesday, 8 March 2022	Pūroro Maherehere Annual Plan/Long-term Committee	2.1 Establishing an Environmental and Accessibility Performance Fund	5. Agree to a proposed cap of funding per project.	Complete	This was incorporated in the draft budget for consultation and presented for adoption at the 29 March 2022 meeting of the Pūroro Maherehere Annual Plan/Long Term Plan Committee

Tuesday, 8 March 2022	Pūroro Maherehere 2.1 Establishing an Environmental and Annual Plan/Long-term Accessibility Performance Fund Committee	6. Direct officers to report back to Planning and Environment Committee to approve policy parameters, funding cap and criteria alongside alternative mechanisms to encourage sustainable and accessible buildings pending feedback from relevant stakeholders before 9 June 2022.	In progress	Stakeholder Engagement workshop scheduled for 7th April.
Tuesday, 8 March 2022	Pūroro Maherehere 2.1 Establishing an Environmental and Annual Plan/Long-term Accessibility Performance Fund Committee	7. Agree that this fund will replace the existing Green Building Remission in the Development Contributions policy if it is included in the Annual Plan (apart from existing Remission applications that have been approved at that time).	Complete	This was incorporated in the draft budget for consultation and presented for adoption at the 29 March 2022 meeting of the Pūroro Maherehere Annual Plan/Long Term Plan Committee
Tuesday, 8 March 2022	Pūroro Maherehere 2.1 Establishing an Environmental and Annual Plan/Long-term Accessibility Performance Fund Committee	8. Agree that officers will report back at the next LTP on	In progress	
Tuesday, 8 March 2022	Pūroro Maherehere 2.2 2022/23 Annual Plan & LTP Amendment Consultation Document Committee	1. Receive the information	Complete	The committee formally received the information in the relevant report.
Tuesday, 8 March 2022	Pūroro Maherehere 2.2 2022/23 Annual Plan & LTP Amendment Consultation Document Committee	2. Note officers' response in this report to Committee request for information on: a. transitioning from using pesticide to alternative non-toxic methods for pest weed control in Wellington b. whether funding support is required from WCC for the Sanctuary to Sea Project, and c. opportunities to increase Council's tree planting programme	Complete	The information was noted by the committee.
Tuesday, 8 March 2022	Pūroro Maherehere 2.2 2022/23 Annual Plan & LTP Amendment Consultation Document Committee	3. Agree to additional funding of \$445,000 opex per year over 10 years 'Option 4' to be included in the draft annual plan for an expanded operational team to support council's current restorative planting programme (further information in Attachment 4)	Complete	This was incorporated in the draft budget for consultation and presented for adoption at the 29 March 2022 meeting of the Pūroro Maherehere Annual Plan/Long Term Plan Committee
Tuesday, 8 March 2022	Pūroro Maherehere 2.2 2022/23 Annual Plan & LTP Amendment Consultation Document Committee	4. Note officers' response to Committee's request to identify rates increase mitigation options as outlined in Attachment 1.	Complete	The information was noted by the committee.
Tuesday, 8 March 2022	Pūroro Maherehere 2.2 2022/23 Annual Plan & LTP Amendment Consultation Document Committee	5. Agree to the proposed increase to encroachment license / lease fees (as detailed in Attachment 2) as follows: a. increase encroachment fees from \$13.33 to \$26.66/m2 from 1 July 2022 b. increase the lease fee for the airspace and subsoil encroachments by 100 percent to reflect the added property value to the lease holders c. set encroachment fees based on rateable land value as the preferred long-term approach to be considered in the 2024-34 Long-Term Plan	Complete	This was incorporated in the draft budget for consultation and presented for adoption at the 29 March 2022 meeting of the Pūroro Maherehere Annual Plan/Long Term Plan Committee

Tuesday, 8 March 2022	Pūroro Maherehere 2.2 2022/23 Annual Plan & LTP Annual Plan/Long-term Amendment Consultation Document Committee	6. Agree the proposed increase to Fees and User Charges for consultation as outlined in Attachment 3.	Complete	This was incorporated in the draft budget for consultation and presented for adoption at the 29 March 2022 meeting of the Pūroro Maherehere Annual Plan/Long Term Plan Committee
Tuesday, 8 March 2022	Pūroro Maherehere 2.2 2022/23 Annual Plan & LTP Annual Plan/Long-term Amendment Consultation Document Committee	7. Agree the projects and programmes budgets as outlined in Attachment 5 and 6.	Complete	This was incorporated in the draft budget for consultation and presented for adoption at the 29 March 2022 meeting of the Pūroro Maherehere Annual Plan/Long Term Plan Committee
Tuesday, 8 March 2022	Pūroro Maherehere 2.2 2022/23 Annual Plan & LTP Annual Plan/Long-term Amendment Consultation Document Committee	8. Note the current draft budget represents a proposed 8.8% rates increase before growth.	Complete	The information was noted by the committee.
Tuesday, 8 March 2022	Pūroro Maherehere 2.2 2022/23 Annual Plan & LTP Annual Plan/Long-term Amendment Consultation Document Committee	9. Agree to maintain the percentage split of total general rates between Commercial and Base ratepayers, which is currently 44% and 56% respectively, and amend the general rates differential to achieve this.	Complete	This was incorporated in the draft budget for consultation and presented for adoption at the 29 March 2022 meeting of the Pūroro Maherehere Annual Plan/Long Term Plan Committee
Tuesday, 8 March 2022	Pūroro Maherehere 2.2 2022/23 Annual Plan & LTP Annual Plan/Long-term Amendment Consultation Document Committee	10. Note that the Consultation Document includes a Statement of Proposal on amending the 2021 Long-Term Plan on City Housing and Residual Waste and the draft 2022/23 Annual Plan, and that the Consultation Document will be updated to reflect the decisions of this Committee meeting before being presented to Committee for adoption on 29 March 2022.	Complete	The information was noted by the committee.
Tuesday, 8 March 2022	Pūroro Maherehere 2.2 2022/23 Annual Plan & LTP Annual Plan/Long-term Amendment Consultation Document Committee	11. Note that the 2022 Long-Term Plan amendment is subject to Audit NZ review and changes may eventuate from their review. Where there are changes, these will be incorporated into the consultation document (Statement of Proposal) for Committee on 29 March 2022.	Complete	The information was noted by the committee.
Tuesday, 8 March 2022	Pūroro Maherehere 2.2 2022/23 Annual Plan & LTP Annual Plan/Long-term Amendment Consultation Document Committee	12. Agree the Consultation Document (amendment of 2021 Long-Term Plan and draft 2022/23 Annual Plan) as Attachment 6 to be submitted for audit review.	Complete	
Tuesday, 8 March 2022	Pūroro Maherehere 2.2 2022/23 Annual Plan & LTP Annual Plan/Long-term Amendment Consultation Document Committee	13. Note that subsequent changes to the 2021-31 Long-Term Plan will be prepared based on the decisions of this committee and brought to this Committee on 29 March for adoption, prior to consultation.	Complete	The information was noted by the committee.

Tuesday, 8 March 2022	Pūroro Maherehere 2.2 2022/23 Annual Plan & LTP Annual Plan/Long-term Amendment Consultation Document Committee	14. Note that in order to facilitate tenant feedback on the City Housing LTP amendment, an additional week will be allowed for city housing tenants to make late submissions and the hearing their submissions will be scheduled for the later planned hearing slots where required.	Complete	The information was noted by the committee.
Tuesday, 8 March 2022	Pūroro Maherehere 2.2 2022/23 Annual Plan & LTP Annual Plan/Long-term Amendment Consultation Document Committee	15. Delegate to the Chief Executive and the Mayor and Chair of the Pūroro Maherehere Annual Plan/Long Term Plan Committee the authority to make minor changes to the consultation document in the interests of clarity or additional information for residents.	Complete	
Tuesday, 8 March 2022	Pūroro Maherehere 2.2 2022/23 Annual Plan & LTP Annual Plan/Long-term Amendment Consultation Document Committee	16. Note the current level of overdue library charges is \$510,737; that \$407,312 is forecast to be collected from library charges for the 2022/23 year; and that the removal of these charges would result in an approximate additional 0.1% rates pressure in the 2022/23 year.	Complete	The information was noted by the committee.
Tuesday, 8 March 2022	Pūroro Maherehere 2.2 2022/23 Annual Plan & LTP Annual Plan/Long-term Amendment Consultation Document Committee	17. Approve including the removal of all charges for overdue library items in the draft 2022/23 Annual Plan and budget	Complete	This was incorporated in the draft budget for consultation and presented for adoption at the 29 March 2022 meeting of the Pūroro Maherehere Annual Plan/Long Term Plan Committee
Tuesday, 8 March 2022	Pūroro Maherehere 2.2 2022/23 Annual Plan & LTP Annual Plan/Long-term Amendment Consultation Document Committee	18. Note that the Council recognises the Wellington Chamber of Commerce as an important voice for Wellington business.	Complete	The information was noted by the committee.
Tuesday, 8 March 2022	Pūroro Maherehere 2.2 2022/23 Annual Plan & LTP Annual Plan/Long-term Amendment Consultation Document Committee	19. Agree that the Wellington City Council review its membership of any other advocacy groups.	In progress	
Tuesday, 8 March 2022	Pūroro Maherehere 2.3 Forward Programme Annual Plan/Long-term Committee	1. Receive the information	Complete	The committee formally received the information in the relevant report.
Tuesday, 8 March 2022	Pūroro Maherehere 2.4 Actions Tracking Annual Plan/Long-term Committee	1. Receive the information	Complete	The committee formally received the information in the relevant report.

FORWARD PROGRAMME

Kōrero taunaki | Summary of considerations

Purpose

1. This report provides the Forward Programme for the Pūroro Maherehere | Annual Plan/Long-term Committee for the next two months.

Strategic alignment with community wellbeing outcomes and priority areas

Aligns with the following strategies and priority areas:

- | | |
|--|---|
| Strategic alignment with priority objective areas from Long-term Plan 2021–2031 | <input type="checkbox"/> Sustainable, natural eco city
<input type="checkbox"/> People friendly, compact, safe and accessible capital city
<input type="checkbox"/> Innovative, inclusive and creative city
<input type="checkbox"/> Dynamic and sustainable economy

<input type="checkbox"/> Functioning, resilient and reliable three waters infrastructure
<input type="checkbox"/> Affordable, resilient and safe place to live
<input type="checkbox"/> Safe, resilient and reliable core transport infrastructure network
<input type="checkbox"/> Fit-for-purpose community, creative and cultural spaces
<input type="checkbox"/> Accelerating zero-carbon and waste-free transition
<input type="checkbox"/> Strong partnerships with mana whenua |
|--|---|

Relevant Previous decisions

Not applicable.

Financial considerations

- | | | |
|---|--|---|
| <input checked="" type="checkbox"/> Nil | <input type="checkbox"/> Budgetary provision in Annual Plan / Long-term Plan | <input type="checkbox"/> Unbudgeted \$X |
|---|--|---|

Risk

- | | | | |
|---|---------------------------------|-------------------------------|----------------------------------|
| <input checked="" type="checkbox"/> Low | <input type="checkbox"/> Medium | <input type="checkbox"/> High | <input type="checkbox"/> Extreme |
|---|---------------------------------|-------------------------------|----------------------------------|

Author	Sean Johnson, Democracy Team Leader
Authoriser	Stephen McArthur, Chief Strategy & Governance Officer

Taunakitanga | Officers' Recommendations

Officers recommend that Pūroro Maherehere | Annual Plan/Long-Term Plan Committee:

1. Receive the information.

Whakarāpopoto | Executive Summary

2. The Forward Programme sets out the reports planned for Pūroro Maherehere meetings in the next two months that require committee consideration.
3. The Forward Programme is a working document and is subject to change on a regular basis.

Kōrerorero | Discussion

4. Monday 16 May 2022
 - Oral submissions on the Annual Plan and Long-term Plan amendments (Chief Strategy and Governance Officer and Chief Financial Officer)
5. Tuesday 17 May 2022
 - Oral submissions on the Annual Plan and Long-term Plan amendments (Chief Strategy and Governance Officer and Chief Financial Officer)
6. Wednesday 18 May 2022
 - Oral submissions on the Annual Plan and Long-term Plan amendments (Chief Strategy and Governance Officer and Chief Financial Officer)
7. Thursday 19 May 2022 (if required)
 - Oral submissions on the Annual Plan and Long-term Plan amendments (Chief Strategy and Governance Officer and Chief Financial Officer)
8. Wednesday 25 May 2022
 - Deliberations on the draft Annual Plan and Long-term Plan amendments (Chief Strategy and Governance Officer and Chief Financial Officer)

Attachments

Nil