

Te Awe Māpara Community Facilities Plan 2023

Absolutely Positively
Wellington City Council
Me Heke Ki Pōneke





Ngā ihirangi

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Ngā taupuni ā-hapori e whanake ana, e tūhono ana

Evolving and connected community facilities

One of the most important roles our community facilities play is to connect people to each other and their place. We know the feeling of joy we get when visiting and engaging in activities at amazing community facilities.

This mahi has shown just how much people value facilities for contributing to their sense of wellbeing, belonging and connection. We can also see the potential value a thriving network of facilities can bring to Wellingtonians – enabling everyone to participate in a diverse range of experiences that benefit their individual and collective wellbeing.

The purpose of this plan is to guide the Council's provision and decision-making about community facilities for the next 30 years.






We have 277 facilities in scope including libraries, community centres, recreation centres, swimming pools, leases of land and buildings, community spaces in Council housing assets, and public toilets. They are and will continue to be really important to our communities. We want to acknowledge the many passionate people before us who have given their time and energy to their communities – we will learn from your mahi so the aspirations of our growing, changing and diverse communities continue to be met at our facilities.

Te Awe Māpara

The name Te Awe Māpara was gifted by Paiheretia Aperahama (He uri nō Te Aupōuri, Te Āti Awa me Ngāti Tūwharetoa). Te Awe Māpara, beyond the eye, encourages us to ponder or consider what is possible and to think about how things could be. This is the spirit in which this plan has been developed – the aim is to help set the foundation to evolve our network towards thriving and accessible community facilities – where people connect, have fun and belong.

He mawhititanga ki te mahere

Plan at a glance

Mission	Thriving and accessible community facilities - where people connect, have fun and belong				
Outcomes	 <p>Manaakitanga We show respect, generosity and care for others. We are good hosts and strive for our facilities to be accessible, equitable and inclusive for all.</p>	 <p>Whanaungatanga Our facilities provide places for people to share, nurture relationships and build connections, strengthening our sense of community and belonging.</p>	 <p>Pārekareka Our facilities are fit-for-purpose places for people to thrive, have fun, participate, create, perform, learn and play.</p>	 <p>Pāhekohekotanga Our facilities are connected and form a holistic and well-distributed network. They work together collaboratively to deliver a diverse range of activities.</p>	 <p>Tiakitanga We are committed to our guardian and stewardship role. We nurture and manage our facilities to be environmentally and economically sustainable for all generations to come.</p>
Challenges	<p>Wellington has substantial provision Most facilities are small, ageing and not fit-for-purpose Some are not well-used and there is limited collaboration Don't cater for all community needs and aspirations Uneven distribution, overlaps and minimal gaps Costing more each year</p>				
Future	<p>Wellingtonians are highly engaged and value community facilities Desire for better quality and greater range Focus on size and functionality to cater for growth Adapt facilities to be resilient and respond to climate change</p> <p>Key conclusion: we need better facilities not more</p>				
Implementation	<p>Key performance indicators: Monitor the progress and impact of Te Awe Māpara</p>		<p>Actions: Priorities to investigate delivery and facility issues over next 30 years</p>		

Future approach



Wāhanga 1 Te whakatakinga Introduction



1.1 Takenga mai Background

Community facilities are a core part of our city's social infrastructure – providing places where people can participate, play, create, perform, be inspired, build wellbeing, and develop a sense of belonging and purpose. Community facilities are spaces that connect people to each other, the place, and their communities.

The purpose of Te Awe Māpara (the plan) is to guide the Council's provision and decision-making about community facilities for the next 30 years. The plan includes 277 facilities, from swimming pools and libraries through to community spaces in Council housing assets and public toilets. The plan does not give us all the answers but guides where we should focus our energies to ensure we have 'thriving and accessible community facilities – where people connect, have fun and belong'.

The plan provides an integrated future approach to inform our planning and decisions about facilities. The most important part of this approach is bringing the community with us – every step of the way. Because community facilities are for the people of Pōneke to visit and enjoy. This plan recognises the Council is not the only provider of facilities – there is a community facility ecosystem delivered by schools and other organisations that make up the social and recreation fabric of the city.

The plan was informed by a city-wide needs analysis of our facility network which includes survey feedback from over 5,700 respondents. We have summarised our key findings in this plan but the detailed analysis is available in supporting reports on our website.

It is important to acknowledge the people who operate, volunteer at, and spend countless hours making our community facilities amazing places for connection and play. Without these passionate, inspiring and caring people, our facilities would just be buildings without mauri or a vital life force. It is the people that make our spaces so special and cherished.



1.2

Te take i whakawhanake mātou i tēnei mahere

Why we developed this plan

The plan has been developed to understand what is needed to ensure community facilities are thriving now and into the future. The city's facility provision was last considered in the Council's 2010 Community Facilities Policy. The policy needed to be reviewed to take into account the current context and to understand the challenges and opportunities that lay ahead.

The city is growing and changing, and so too are the communities' needs and aspirations for facilities. This plan has responded to these shifts and provides the future direction and approach so we can continue to be responsive and achieve our mission of 'thriving and accessible community facilities – where people connect, have fun and belong'.

The following strategic directives identified the need and shaped the direction of this plan:

- A priority objective in the 2021 **Long-term Plan (LTP)**: *The city has resilient and fit-for-purpose community, creative and cultural spaces.*
- **Action 1.3.7 of the Spatial Plan**: *Develop a new Community Facilities Plan that provides for future investment in existing and new community facilities and partnership projects to respond to projected growth and changing community needs. The plan will inform future long-term plans and the Council's finance strategy and will ensure a robust, integrated, and strategic decision-making approach across the Council's portfolio of community infrastructure assets.*
- **Action D1 of Te Whai Oranga Pōneke (Open Space and Recreation Strategy)**: *Implement the Community Facilities Plan 2023, which will guide strategic decision-making about the investment required to provide a well-distributed, good quality network of recreational facilities.*

- **Action 2.2 of the Strategy for Children and Young People 2021**: *Develop a plan for social infrastructure that responds to community needs and growth.*
- **Action 3.2 of Aho Tini 2030**: *Develop a plan for community centres that responds to community needs and growth.*
- Two of the overall goals of the **Accessible Wellington Action Plan 2019** are: *Accessible facilities that are fit-for-purpose, and, People can find information in an accessible format about the accessibility of the facilities.*

As well as the Community Facilities Policy 2010, this plan also replaces the Public Conveniences Policy 2002. It subsequently provides one over-arching direction and approach that combines and streamlines the processes in those policies to ensure the Council's decision-making about all community facilities is consistent and transparent.

As we go forward, our aim is to evolve our network to deliver connections, not only between people but across the network. We are building on the substantial investment from over 100 years to ensure community facilities meet the needs and aspirations of generations to come.



1.3

Me pēhea e whakamahi ai i tēnei mahere

How to use this plan

As this plan is comprehensive and complex, this section is intended to help navigate the reader. The plan is set out in seven wāhanga (sections) that describe where we are heading, why the Council is involved in community facilities, the challenges we are facing, and our future approach.

The action plan in wāhanga 7 sets out prioritised actions to be implemented. Interspersed through this plan are spotlights on three community facilities: Waitohi Hub, Toitū Pōneke and Te Tūhunga Rau as examples of recent facility developments.

Wāhanga 1

Te whakatakinga

Introduction

- Why and how we developed this plan.
- What community facilities are and which ones are included in the scope.

Wāhanga 2

E ahu atu ana mātou ki hea

Where we are heading

- Our mission statement and what we are aiming to achieve with our community facilities.
- Why we provide community facilities and a description of our various roles.
- How the plan contributes to the Council's outcomes.

Wāhanga 3

Ngā wero kei mua i a mātou

The challenges we are facing

- Outline of engagement and analysis undertaken.
- The key findings of our city-wide needs analysis and community surveys.
- Summary of the key challenges for the future.

Wāhanga 4

Te rautaki ā-anamata mō ngā

taupuni ā-hapori

Our future approach for community facilities

- Outlines our future approach and the five integrated tools we will use.

Wāhanga 5

Tohutohu mō ngā momo taupuni

Direction for facility types

- Specific direction for the facility types included in this plan based on responding to the current state and needs analysis findings.

Wāhanga 6

Ngā mahi e haere ake nei

Next steps

- How the plan will be implemented, financial implications, and the measures we will use to monitor and evaluate our progress.

Wāhanga 7

Mahere mahi

Action plan

- Sets out the very short, short, medium, long and very long-term actions the Council will progress to investigate community facility provision.

Kuputaka

Glossary

- Provides clarity on our use of particular reo Pākehā and reo Māori words (highlighted in italics when first used) in this plan.

1.4 Te āhua o tā mātou whakawhanake i tēnei mahere How we developed this plan

This plan was shaped by a wānanga (forum) with Taranaki Whānui ki te Upoko o te Ika (one of our Tākai Here' partners) to explore aspirations for the city's recreational, environmental, cultural and community spaces. The insights from this wānanga set the direction and have been woven throughout the plan.

We carried out a city-wide needs analysis of our community facility *network* to inform this plan². This included a review of the existing policies and strategic context, and a current state assessment of all 277 facilities. We also undertook *catchment analysis* and modelling of libraries, community centres, swimming pools and recreation centres to understand where people come from to use facilities and the potential impact of projected growth.

An important aspect of the needs analysis was understanding how different communities use facilities. We carried out a sampled survey of Wellingtonians and Lower Hutt/Porirua residents, as well as

four different public surveys. We had about 5,700 responses from these surveys asking what facilities people use, what for, what they like and what they want for the future. We also asked about the barriers and the challenges to using facilities.

We received feedback from almost 250 submitters on the draft plan in July 2023. We met with key stakeholders such as our five advisory groups, universities, other Councils and Nuku Ora. Submitter's feedback was largely positive and has helped to shape this final plan, which was adopted in November 2023.

The methodology of the needs analysis and what we learned is outlined in *wāhanga* (section) 3.



1 Tākai Here is our partnership agreement between mana whenua and the Council.

2 Full needs analysis reports are available on our website.



1.5

He aha te tikanga o ngā taupuni ā-hapori? What do we mean by community facilities?

Community facilities are buildings that provide a diverse range of activities from arts and culture through to providing places for people to participate in sport and recreation.

Community facilities are important places for people to connect, celebrate, revitalise their culture, access resources, learn, develop skills, care for *te taiao*, and to find advice and support in times of emergencies. We value the role community facilities play in improving the health and wellbeing of people and providing places to enjoy and have fun. Our facilities bring people together and often play the role of a 'bumping space' - where people meet, share and inspire ideas, and develop a feeling of belonging and of being local.

Figure 1 shows the 277 community facilities included in the plan. There are 282 buildings as some facilities are based in multiple buildings. Of these, the Council owns 180 buildings and leases six, and 96 are leased or owned by the community.

While each of these facilities often play distinct roles, this distinction is becoming increasingly blurred with similar activities found in different facility categories. For example, libraries have become places for the community to connect and create - as well as places to access books and resources.

A range of other facilities are also part of the Council's community infrastructure. While their importance is acknowledged, these facilities are not in the scope of this plan as they are considered through other related work.

These other facilities include:

- Playgrounds
Play Spaces Policy 2017.
- Sportsfields
Regional Sports Fields Report 2023 (developed by Nuku Ora)
- Toi Pōneke
'Reimagining Toi Pōneke' project.
- Open space network
Te Whai Oranga Pōneke (Open Space and Recreation Strategy).

Beyond the facilities in this plan, there is a wide range of facilities that make up the social fabric of Pōneke. Schools, universities, churches, marae, *kaupapa Māori* spaces, event facilities, play areas, open-space and, increasingly, cafés, bars and private venues provide places for people to socialise, connect and participate. In developing and implementing this plan, we've considered how the entire community facility ecosystem meets aspirations and needs.

Wāhanga 2
E ahu atu ana
mātou ki hea
Where we are heading



2.1

Te whāinga matua me ngā putanga

Our mission and outcomes for community facilities

**Thriving and accessible community facilities
- where people connect, have fun and belong**



Manaakitanga

We show respect, generosity and care for others. We are good hosts and strive for our facilities to be accessible, equitable and inclusive for all.



Whanaungatanga

Our facilities provide places for people to share, nurture relationships and build connections, strengthening our sense of community and belonging.



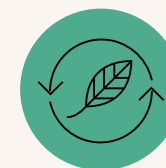
Pārekareka

Our facilities are fit-for-purpose places for people to thrive, have fun, participate, create, perform, learn and play.



Pāhekohekotanga

Our facilities are connected and form a holistic and well-distributed network. They work together collaboratively to deliver a diverse range of activities.



Tiakitanga

We are committed to our guardian and stewardship role. We nurture and manage our facilities to be environmentally and economically sustainable for all generations to come.

City vision: Pōneke, the creative capital where people and nature thrive.

Integrating te ao Māori

Making our city accessible and inclusive for all

Engaging our community

Value for money & effective delivery

Embedding climate action

We are committed to Te Tiriti o Waitangi and strong partnerships with mana whenua. Tā kai Here and Te Tiriti o Waitangi lay the foundation for everything the Council does.

2.2

Tā mātou e whai nei

What we are working towards

The mission and outcomes of our plan are represented by the *whare* (building) above. The mission is to have 'thriving and accessible community facilities – where people connect, have fun and belong'. The mission statement encompasses what we heard during community engagement and each term is defined as:

Thriving – vibrant and exciting community facilities, which are well-maintained, resilient and valued by current and future generations.

Accessible – *well-distributed* network of facilities that everyone can access and use with ease and dignity.

Connect – places where people come together to build relationships, share, learn, celebrate and feel part of the community.

Have fun – places where people enjoy themselves and participate in a wide range of activities to improve their wellbeing.

Belong – places where everyone feels included, welcome and has a strong sense of belonging.

To deliver this mission our focus will be on achieving five outcomes: manaakitanga, whanaungatanga, pārekareka, pāhekoheko and tiakitanga. These outcomes are based on te ao Māori concepts that emphasise the importance of relationships between nature and people. We have pictured our five outcomes as the pillars of the whare – each pillar is equally important in order to achieve our mission and for our community facility network to thrive.

The plan's five outcomes connect to the city's vision, Pōneke, the creative capital where people and nature thrive³, and five city-wide outcomes: Cultural Wellbeing, Social Wellbeing, Economic Wellbeing, Urban Form, and Environmental Wellbeing. The Council's five strategic approaches we will take to achieve these outcomes and city vision are listed below. These approaches are woven through everything we will do to achieve this plan's mission and outcomes:

Integrating te ao Māori – We honour Te Tiriti through strong relationships with mana whenua and Māori. We weave te ao Māori values and principles in the decision-making, management, activities, and the visual presence of our community facilities to maximise positive impact for Māori.

Making our city accessible and inclusive for all – Universal design is at the heart of our planning and design of new community facilities. We collaborate with the Council's advisory groups, disabled people and rainbow communities to ensure our facilities are accessible and inclusive. Existing facilities are progressively improved as we review, maintain and upgrade. Efforts are made to overcome barriers and address disparities in community facility *provision*.

Embedding climate action – Our actions are working to reduce carbon emissions of community facilities and continue to minimise and where possible have a positive impact on the environment, while preparing and adapting for climate changes ahead.

Engaging our community – We use a range of engagement methods to facilitate input from diverse communities on their needs and aspirations for community facilities. This information informs the development and maintenance of facilities to ensure they meet the needs of all residents. Our decision-making processes will be evidence-based, transparent and always seek to achieve the best outcomes for current and future generations.

Value for money and effective delivery

– We are efficient and effective with our resources to get the best outcomes possible within a constrained funding environment. We will deliver high quality and well-managed programmes and projects to maximise value for our residents and the city. We will seek to find additional ways to fund projects and activities, including advocating for central government funding.

At the base of the whare is the Council's commitment to Te Tiriti and strong partnerships with mana whenua. Tākai Here and Te Tiriti o Waitangi lay the foundation for everything the Council does.



³ Note the city vision, outcomes and strategic approaches have been adopted by the Council in principle and subject to change following 2024 Long-term Plan consultation.

2.3

Te take e whakarato ai mātou i ngā taupuni ā-hapori Why we provide community facilities

The Council provides community facilities, programmes and services to enable participation in recreational, cultural, creative, social and learning opportunities. The physical spaces – or facilities – are the platform for community development, connection, activities and services to take place. We know these opportunities and connections contribute significantly to our physical, mental, social, emotional and spiritual wellness.

The Local Government Act 2002 requires the Council to promote the social, economic, environmental and cultural wellbeing of communities. The Council's Long-term Plan outlines key outcomes and priorities to help achieve the city vision. The Council's social wellbeing outcome is to have a city of healthy and thriving *whānau* and communities, helped by having awesome, vibrant and diverse places to meet and play. One of the city's long-term strategic priorities is to invest in sustainable, connected and accessible community and recreation facilities.

Through this *mahi* we have developed our understanding of how important community facilities are to the health and wellbeing of Wellingtonians and what we need to do to make sure they continue to meet needs and aspirations in the future. Thriving and accessible community facilities – where people connect, have fun and belong will help reach the city vision and help Pōneke be the creative capital where people and nature thrive.

Included in this plan are public toilets. The Council currently owns a large portfolio of public toilets as they contribute to the maintenance of public health and wellbeing, and the private sector does not always provide public conveniences to the required level and/or quantity. The Council recognises that clean, well-maintained public toilets that are accessible, safe and strategically situated are an important amenity that support people to live, work and play in Pōneke.

The table in wāhanga 2.4 shows the connections between this plan's outcomes, the city-wide outcomes and our Tūpiki Ora Māori Strategy ngā pae hekenga (priority waypoints). The table also articulates what we will see at our facilities as we focus on each of the outcomes.



2.4

Te āhua o tā Te Awe Māpara whāngai i ngā putanga a te Kaunihera

How Te Awe Māpara contributes to the Council's outcomes

Outcome	City-wide outcomes	Tūpiki Ora ngā pae hekenga (priority waypoints)	Specific outcomes in our community facilities
 <p>Manaakitanga We show respect, generosity and care for others. We are good hosts and strive for our facilities to be accessible, equitable and inclusive for all.</p>	 <p>Cultural wellbeing A welcoming, diverse and creative city</p>	 <p>Te whakatairanga i te ao Māori Enhancing and promoting te ao Māori</p>	<p>Accessible facilities</p> <ul style="list-style-type: none"> • Everyone is able to access facilities and use them with ease. • Information about our facilities is provided in accessible formats. • Community facilities will incorporate <i>universal design</i> principles.
	 <p>Social wellbeing A city of healthy and thriving whānau and communities</p>	 <p>He whānau toiora Thriving and vibrant communities</p>	<p>Inclusive facilities</p> <ul style="list-style-type: none"> • Our facilities are welcoming for everyone. Special consideration is given to <i>diverse communities</i> and cultures so they are celebrated, embraced and thriving. • <i>Mana whenua</i> and <i>te ao Māori</i> cultural narratives, design, identities, histories and landmarks are elevated and increasingly visible at our facilities. • More <i>te reo</i> facility names and signage, and more staff speaking <i>te reo</i>. • <i>Te ao Māori</i> is embedded into our communications and interactions to help present a balanced worldview. • <i>Mātauranga Māori</i> and traditional customary practices are supported at facilities, such as providing places to welcome, express <i>manaakitanga</i> and practice <i>rongoā</i>. • The <i>whakapapa</i> and significance of the <i>whenua</i> on which the facility stands is recognised. • Facilities are designed to be inclusive of the wide range of community needs. <p>Addressing equity in provision</p> <ul style="list-style-type: none"> • Equitable provision of community facilities, recognising some communities have greater needs and/or lower levels of provision. • Community facilities enable equitable use of spaces, recognising the needs of new, emerging and growing activities. • Community facilities are affordable for people to access and for the city to deliver. • Barriers are removed so people and groups can use community facilities easily.

Outcome

City-wide outcomes

Tūpiki Ora ngā pae hekenga (priority waypoints)

Specific outcomes in our community facilities



Whanaungatanga

Our facilities provide places for people to share, nurture relationships and build connections, strengthening our sense of community and belonging.



Social wellbeing

A city of healthy and thriving whānau and communities



He whānau toiora

Thriving and vibrant communities



Cultural wellbeing

A welcoming, diverse and creative city



Te whakapakari pūmanawa

Building capability



Economic wellbeing

An innovative business friendly city



Te whakatairanga i te ao Māori

Enhancing and promoting te ao Māori

People are connected

- People are connecting and building relationships with each other at community facilities.
- Our facilities provide support, employment, learning and/or volunteering opportunities.
- Spaces are provided for children and young people to connect.

Thriving Māori leadership

- Te ao Māori and mātauranga Māori are reflected in the decision-making, management and design of facilities.
- Mana whenua and Māori are empowered to be *kaitiaki* and co-managers / co-designers of facilities.
- Our community facilities provide more opportunities for leadership and developing capability for Māori.

Strong sense of community and belonging

- Spaces and places are provided for hapori Māori to belong as tangata whenua⁴ and kaitiaki.
- Community facilities contribute to building connections and a sense of place.
- Our facilities help communities prepare and respond to emergencies, such as seismic and adverse weather events.
- People develop a strong sense of identity and belonging at community facilities.
- The voluntary and not-for-profit sectors are supported to use and access community facilities.

⁴ Tangata whenua status through the completion of the *pōhiri* process.

Outcome

City-wide outcomes

**Tūpiki Ora ngā pae hekenga
(priority waypoints)**

Specific outcomes in our community facilities



Pārekareka

Our facilities are fit-for-purpose places for people to thrive, have fun, participate, create, perform, learn and play.



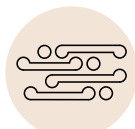
Social wellbeing

A city of healthy and thriving whānau and communities



He whānau toiora

Thriving and vibrant communities



Cultural wellbeing

A welcoming, diverse and creative city



Economic wellbeing

An innovative business friendly city

Participation in a range of activities

- People are able to participate in a diverse range of activities at facilities.
- Our facilities are flexible to accommodate diverse and changing user needs.
- *Māori ngā mahi a rēhia* and *taonga tākaro* (sports and games) are revitalised.
- Our facilities provide a range of activities for intergenerational connections.
- Wellingtonians are supported to develop healthy and active lifestyles at facilities.
- Children and young people's hauora (wellbeing) is enhanced through participation in activities at facilities.

Fit-for-purpose facilities for activities

- Facilities are well-located and designed to cater for a range of activities for all people to use.
- Spaces are provided to support the diverse ways different cultures and communities use facilities. For example, Pasifika peoples often visit facilities with large groups and need access to bigger spaces, and rainbow communities require safe and inclusive access to spaces.
- Community facilities are attractive and appealing to visit.

Well-used facilities

- Facilities provide maximum benefits for communities.
- Many people visit community facilities and/or there is a high frequency of visits.
- Community facilities accommodate a range of groups and/or activities.
- Facilities are used for at least 40 hours per week.

Outcome

City-wide outcomes

**Tūpiki Ora ngā pae hekenga
(priority waypoints)**

Specific outcomes in our community facilities



Pāhekohekotanga

Our facilities are connected and form a holistic and well-distributed network. They work together collaboratively to deliver a diverse range of activities.



Urban form

A livable and accessible, compact city



He whānau toiora

Thriving and vibrant communities

Fill gaps in network, avoid duplication

- Marae, uniquely Māori spaces and kaupapa Māori based activities and events are supported in the community facility network.
- The geographical gaps, functional gaps and shortfalls in capacity in the network of community facilities are addressed.
- Public toilets are easily available and support people's participation in community and recreation activities.
- There is minimal duplication of facilities, spaces, services and programmes within geographic areas to prevent spreading demand between facilities and undermining *viability*.



Social wellbeing

A city of healthy and thriving whānau and communities

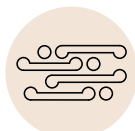


Te whakapakari pūmanawa

Building capability

Facilities that work together

- Facilities work together to offer a coordinated and diverse range of activities, programmes and events.
- Facilities share resources, services and access to spaces.
- Facilities utilise and support existing social services being delivered within communities.
- There is improved community awareness of facilities and activities.



Cultural wellbeing

A welcoming, diverse and creative city



Te whakatairanga i te ao Māori

Enhancing and promoting te ao Māori

Strategic alignment

- There is alignment with other strategic planning or projects to support holistic city outcomes, such as open space, housing, transport and urban planning.
- Community facilities contribute to a liveable city.



Economic wellbeing

An innovative business friendly city

Outcome



Tiakitanga

We are committed to our guardian and stewardship role. We nurture and manage our facilities to be environmentally and economically sustainable for all generations to come.

City-wide outcomes



Environmental wellbeing

A city restoring and protecting nature



Economic wellbeing

An innovative business friendly city

Tūpiki Ora ngā pae hekenga (priority waypoints)



Tiakina te taiao

Caring for our environment



Te whakapakari pūmanawa

Building capability

Specific outcomes in our community facilities

Reduce carbon emissions

- Community facilities are resilient and able to adapt to climate change.
- The carbon footprint, energy use and waste from community facilities is reduced.
- Community facilities are transitioning to carbon neutral energy supply.

Minimise environmental impact

- The impact of community facilities on the environment is minimised, and where possible they provide a positive impact through biodiversity planning and *sustainable* design.
- Mātauranga Māori-led environmental knowledge and initiatives that focus on restoring *mauri ora* are valued and supported at facilities.
- There are opportunities to connect, care for and learn about the natural environment and biodiversity at community facilities.
- Community facilities complement the natural environment through architectural design.
- Facilities support nature to thrive by enhancing the natural values of the land.

Value for money

- Community facilities provide positive community return on investment.
- Community facilities are designed and delivered to provide value for money.
- All buildings are maintained to a good standard for their economic life.
- Decisions made about facilities are fair, affordable and help improve intergenerational equity.

2.5

Ngā mahi a te Kaunihera i te ratonga pūnaha hauropi taupuni ā-hapori

The Council's roles in the community facilities ecosystem

There is a vibrant network of organisations involved in community facilities including trusts, clubs, volunteer groups, marae, churches, universities, schools, not-for-profits, businesses and other government agencies.

Our analysis shows there is a relationship between Council and non-Council facility provision. In areas where there is lower Council facility provision like the City Centre, we see more facilities provided by others and the converse happens in areas of high Council provision. This extends to our relationship with the commercial and private sector. For example, following the closure of David Jones on Lambton Quay, we heard an increasing call for a public toilet in this area. Where previously the commercial sector played a role, we now see a potential gap in public toilet provision.

It is important to recognise the Council is not always the first, best or only organisation that can respond to community facility needs. There are often other organisations who are better suited to respond to certain community facility scenarios. We already have many

partnerships as shown by the 96 facilities included in this plan owned by another organisation, and 11 grants from the School Pool Partnership Fund. We need to work with others to ensure there is no fragmentation of facilities and services are not duplicated.

Articulated in the Council's Social Wellbeing Framework, it is important to consider our role in community facility provision. As part of the consistent process (wāhanga 4.2), we need ascertain our role as follows:

- assess the proposal, problem or opportunity
- understand who is best placed to respond, and
- identify if a community facility change is needed.

The Council has six primary roles, shown in figure 2 and detailed further in table 1. The Council may play one or a variety of roles and, in the future, we may also identify different roles not articulated here.

Figure 2: The Council's roles in the community facility ecosystem



Table 1: Explanation of the Council's roles in the community facility ecosystem

Role	Explanation
Provider	<p>Deliver community facilities, programmes and services:</p> <ul style="list-style-type: none"> • own, manage and operate community facilities and public toilets • own and maintain land and buildings leased to other organisations.
Funder	<p>Fund other organisations to provide community facilities, programmes and services:</p> <ul style="list-style-type: none"> • provide operational grants to support facilities and deliver services in response to community needs • provide capital grants to build or upgrade community facilities in response to community needs.
Partner	<p>Form partnerships with other organisations to provide community facilities where there are aligned outcomes and a joint facility need. Potential partnership examples include (but not limited to):</p> <ul style="list-style-type: none"> • sports, recreation, arts and community organisations through leases of land and/or buildings • schools and universities to develop and deliver joint partnership facilities • health and housing entities to support provision of local health, social and wellbeing services • businesses to provide public toilet amenities or ancillary services (like cafés) in facilities • other local authorities for regional facilities.
Facilitator	<p>Support community facility provision by:</p> <ul style="list-style-type: none"> • bringing together like-minded organisations to increase use or deliver specific activities in response to community needs • facilitating the delivery of public toilets in commercial and private settings for community use • initiating a community facility or service with the view of handing over to another organisation once established • assisting an organisation to assess their own facility or establish a new activity.
Advocate	<p>Promote the interests of community facilities by:</p> <ul style="list-style-type: none"> • raising awareness of Wellington's facility needs to regional or national decision-makers • supporting environmental and sustainability initiatives • influencing funders, agencies or organisations to invest in Wellington's facilities.
Regulator	<p>Ensure community facilities meet legal and regulatory obligations particularly around planning, land rules, building and operations.</p>



Spotlight on Waitohi Hub

Waitohi Hub, established in 2019, is the home to Johnsonville library, Keith Spry Pool, Waitohi Kindergarten and Common Ground Café. It is located adjacent to Johnsonville Community Centre, so services and programming can be collaborative. Waitohi is situated in the heart of Johnsonville right next to the public transport hub. The Hub connects to Memorial Park enabling people to grab a coffee from the café and enjoy the indoor-outdoor flow.

The project started as the old Johnsonville Library was too small and had a poor layout that limited the ability to meet needs. The community was engaged early in process and we learned people sought more flexible, inclusive spaces that celebrate the area's history. Locating the library next to the pool, community centre and Memorial Park provides access to a diverse range of activities.

The name Waitohi was gifted by mana whenua in recognition of Waitohi stream. The design for the library features forest colours and textures to create the sense of a journey throughout the hub, and to acknowledge the site as a former native forest. The high ceilings and skylights let

in dappled light, and the timber 'trunk' columns form the edge of the clearing. The design on the carpet represents the fallen leaves on a forest floor.

The impressive entrance is a physical connection between the individual facilities and serves as a changeable art exhibition space. Keith Spry Pool has a large new reception area and improved indoor 25-metre pool with diving, teaching and toddler pools, and a spa and sauna. The materials used throughout the facility are quality and hard-wearing, able to withstand intensive use. The reception area and vapour barrier protect library books and resources from chlorine damage from the pool.

Since the redevelopment, visits to the library have more than doubled from around 120,000 to 300,000 and pool visits have increased from around 100,000 to 200,000. Both facilities have wide appeal and the library is now the second most popular in the library network.

While a community hub like Waitohi may not be appropriate in every community, it is a great example of working through a robust process to identify the best response to meet community needs and aspirations.

Wāhanga 3
Ngā wero kei
mua i a mātou
The challenges
we are facing



3.1

Te whai wāhitanga me te tātaritanga i whāia

Engagement and analysis undertaken

This plan was informed by the following data gathered through engagement and analysis across all our community facilities.

In this section, we summarise the key issues facing the whole community facility network. The challenges for specific facility types are outlined in wāhanga 5. Detailed findings are in the city-wide need analysis reports, available on the Council's website.

Wānanga

- Taranaki Whānui ki Te Upoko o te Ika (Tā kai Here partner) provided direction for the plan

Engagement

- Workshops with the Council's advisory groups
- Meetings with facility providers
- Meetings with other councils and stakeholders

Surveys

- General community facility survey (2,258 responses)
- Specific facility survey (1,040 responses)
- Public toilet survey (992 responses)
- Sample survey: 786 Wellington residents and 575 Lower Hutt and Porirua residents
- Lease facility survey: 68 of 131 organisations

Needs analysis

- Strategic assessment
- Facility fit-for-purpose and condition assessment
- Facility use and financial analysis
- Catchment and supply/demand analysis
- Population analysis and impact of change
- Energy audits of 7 swimming pools

3.2

Wānanga me te whai wāhitanga

Wānanga and engagement

At the very inception, a wānanga (forum) was undertaken with Taranaki Whānui ki te Upoko o te Ika to provide direction and inform the plan.

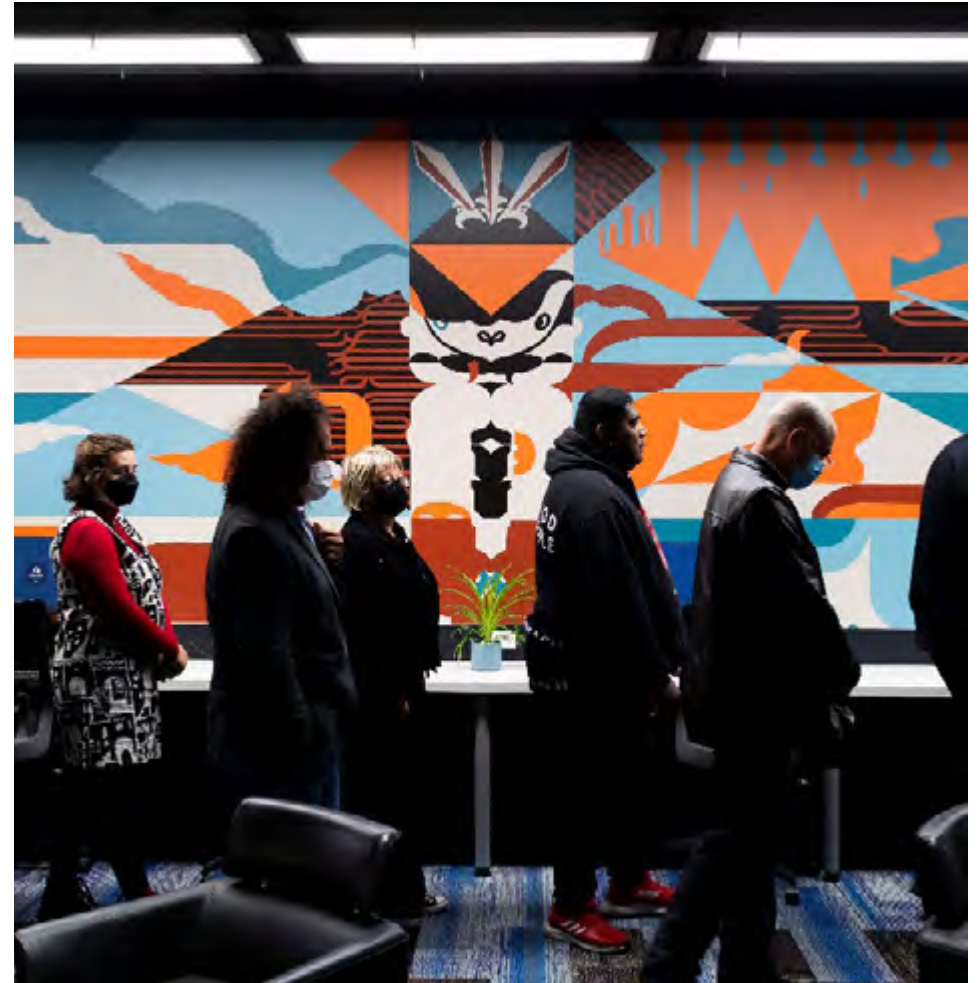
The following themes were identified:

- Belonging – “I want my *moko* to feel like they belong and feel proud”.
- Supporting intergenerational and multi-use of community facilities.
- Accessibility of community facilities.
- Recognising te ao Māori and cultural storytelling.
- Connecting people to the environment.
- Supporting the capacity and capability for mātauranga Māori.
- Normalising Māori sports and games.
- The importance of the four ‘F’s – Fun, Food, Family and Friends.
- Understanding the barriers to participation.

We heard similar themes from the Council’s five advisory groups:

- Accessibility Advisory Group
- Environmental Reference Group
- Pacific Advisory Group
- *Takatāpui* Rainbow Advisory Council
- Youth Council.

The insights from this early engagement informed our approach to understanding the community facility network.



3.3

Ngā kitenga o te rārangi pātai Survey findings

In October and November 2022, we conducted multiple surveys to gather community views and insights into facilities.

Three public surveys, open to everyone, were hosted on the Council's website:

- **General community facility survey** received 2,258 responses. This survey asked what facilities people use, their overall experiences and what they want for the future.
- **Specific facility survey** received 1,040 responses. This survey asked about people's use and experience at a specific facility. People could complete surveys on multiple facilities.
- **Public toilet survey** received 992 responses. This survey asked about people's use and experiences of public toilets and what they want for the future.

The following two technical surveys were undertaken:

- **Sample survey** of 786 Wellington residents, and 575 residents from Lower Hutt and Porirua. The Wellington sample closely matched the population profile and provided insight across overall users and non-users of facilities. The survey asked questions about facility use, barriers and future needs.
- **Lease facility survey** to organisations that hold a premises or ground lease. The survey was completed by 68 organisations providing information on the use, condition and issues facing lease facilities.

The public surveys were completed by more facility users compared to the sample survey, which is typical in an open survey. Due to the weighted sampling methodology, we used the results of the sample survey to infer the behaviour of the overall population.

Overall findings

- Wellingtonians⁵ appear to have **good engagement** with community facilities. This ranges from 73% visiting libraries to 26% visiting community centres. These levels are on par or higher compared with other New Zealand cities.
- There is **high satisfaction** with community facilities, ranging from 69% satisfaction with recreation centres to 75% with libraries.
- Having **children in a household** appears to be a key factor on people using community facilities, not just for children's participation but for adult participation as well.
- People aged over 60 years are less likely to visit swimming pools and recreation centres, but people who are retired are more likely to visit community centres.

- There is a relationship between the number and location of facilities provided, and the way people travel to them:
 - 46% of users travel by car to the 11 community libraries.
 - 61% of users travel by car to the 25 community centres.
 - 75% of users travel by car to the 5 recreation centres.
 - 76% of users travel by car to the 7 swimming pools.

This relationship appears to contribute to people's travel expectations. For example more people expect to travel a shorter distance to libraries and community centres, but there was a greater willingness to travel further to pools and recreation centres.

5 Derived from the sample survey of 786 Wellington residents.

Challenges experienced by users

While Wellingtonians have good engagement and satisfaction with community facilities, summarised below are the challenges experienced by some users highlighted in the sample survey:

Facility types	User challenges ⁶
Libraries	<ul style="list-style-type: none"> opening hours are inconvenient (12%) don't offer range of spaces and activities (8%)
Community centres	<ul style="list-style-type: none"> opening hours are inconvenient (10%) don't offer range of spaces and activities (9%) poor quality of facilities (8%)
Swimming pools	<ul style="list-style-type: none"> facility too busy (24%) financial reasons (14%) opening hours are inconvenient (11%) poor quality of facilities (9%)
Recreation centres	<ul style="list-style-type: none"> facility too busy (11%) financial reasons (10%) don't offer range of spaces and activities (8%) poor quality of facilities (8%)

Challenges experienced by non-users

The key reasons people gave for not using facilities included being personally too busy or not interested. However, some key facility challenges are summarised as follows:

Facility types	Non-user challenges ⁷
Libraries	<ul style="list-style-type: none"> don't offer range of spaces and activities (13%) facilities are not conveniently located (9%) opening hours are inconvenient (8%)
Community centres	<ul style="list-style-type: none"> lack of awareness of facilities (15%) don't offer range of spaces and activities (7%) don't feel welcome (5%)
Swimming pools	<ul style="list-style-type: none"> lack confidence (16%) poor quality of facilities (13%) financial reasons (11%) facilities are not conveniently located (11%)
Recreation centres	<ul style="list-style-type: none"> lack of awareness of facilities (12%) financial reasons (9%) don't offer range of spaces and activities (9%) facilities are not conveniently located (8%)

⁶ Derived from the sample survey of 786 Wellington residents.

⁷ Note: statistics derived from the sample survey may differ from the Council's annual resident survey.

Other challenges experienced

Some people highlighted how they found facilities not inclusive for their needs.

For example:

- Some facilities are not accessible for disabled people, the way some staff interact and travelling to facilities are challenges.
- Some people from rainbow communities indicated they don't feel welcome or that our facilities are a place for them.
- Some facilities are not inclusive for the way different cultures like to use them. For example, we heard from Pasifika peoples the ability to bring large family groups and food is important.
- Some people find it difficult to use public transport to travel to facilities due to the time involved and limited route options.

Aspirations for the future

In response to our questions asking what we should focus on in the future, there was limited call for new or more facility provision. Most respondents prioritised improving the appearance and accessibility of facilities for a wider range of needs. Other ideas that were ranked highly include:

- Libraries: extend opening hours.
- Community centres: promote more.
- Swimming pools: provide more hydrotherapy/relaxation and play/fun options.
- Recreation centres: provide wider range of experiences, programmes and more courts.

From our surveys, we heard there is a greater preference for *multi-purpose* hub provision (55% of respondents) over *single purpose* facilities (20%).



3.4

Ngā kitenga o te tātaritanga matea Needs analysis findings

Substantial but not fit-for-purpose provision

In Pōneke we have 194 facilities (excluding public toilets) in scope of this plan, covering approximately 245,000 sqm of space. This equates to about **one facility per thousand people** and 1.2 sqm per person. This is substantial provision.

The majority of the facilities are small, *stand-alone* and single purpose. Excluding a few very large facilities, like Ākau Tangi and the Wellington Regional Aquatic Centre (WRAC), the average size of all community facilities is 524 sqm.

The average age of facilities is 58 years. Older building age contributes to deteriorating condition, increasing maintenance costs, and a design that may not be suitable for current needs.

There are a range of factors that make a facility *fit-for-purpose*. In simple terms, a fit-for-purpose facility is situated in the right location with a design suitable for the range of intended activities and is easy for people to use and efficient to operate.



Our analysis found across the 49 libraries, community centres, recreation centres and swimming pools, there are a range of fit-for-purpose issues:

- 75% of facilities do not reflect mātauranga Māori or te ao Māori, with minimal or no te reo signage or visibility of Māori narratives, identities, histories or landmarks.
- 44% of facilities have poor *accessibility* into or through the spaces.
- 38% of facilities are not inclusive for diverse needs, such as all-gender toilets, baby changing / parenting facilities and low sensory spaces.
- 27% of facilities have significant building issues like leaks.
- 25% of facilities have insufficient *capacity* (size), 15% are not functional for intended activities and 27% have poor flexibility.
- 15% of facilities have safety issues for users or staff.
- 10% of facilities have seismic issues and 13% are in vulnerable locations for natural hazards.

Catchment analysis and facility use

Wellington's topography contributes to an uneven population distribution. As the city has grown, community facilities were developed in response to suburb growth and the aspirations of that time. Many facilities reflect the way we lived then, when suburbs were tightly defined and travel was more limited than it is today. As a result, the distribution of facilities is uneven across the city. Additionally, facility size is smaller reflecting the population at the time of development.

The availability of land has also influenced the distribution of community facilities. There are greater number of facilities in the Paekawakawa/Southern and Motukairangi/Eastern wards, influenced by the availability of land in the Wellington Town Belt. We also see some facilities in less-than-ideal locations such as Island Bay Community Centre, which has no road-side visibility.

Our *catchment* analysis is based on understanding user interaction with community facilities and the distance they travel. When we map the geographic area each facility attracts its users from, we can see there are overlaps in some

catchments. The large number, uneven distribution and small size of some facilities contributes to overlapping catchments and means demand is spread across multiple facilities.

The catchment analysis supports the conclusion Pōneke has enough facilities to geographically serve the city. However, it is the size and design of facilities that impacts our ability to meet community needs. Key conclusions for facility types are:

- **Libraries:** we have plenty of sites, contributing to overlapping catchments, but not enough library space.
- **Community centres:** we have more than enough sites, contributing to overlapping catchments, but many facilities are not fit-for-purpose and a few are too small.
- **Recreation centres:** these facilities are under pressure and there is an indicative geographic gap around Takapū/Northern and Wharangi/Western area.
- **Swimming pools:** we don't have enough play or hydrotherapy water in our network and there are potential geographic gaps in learn to swim provision.

- **Public toilets:** there may be geographic gaps in the City Centre, and at some community neighbourhood parks and beach areas.

While many facilities are well-used, some are not. We know the COVID-19 pandemic has impacted people's use of community facilities over the last three years. Other factors contributing to low use include facilities not being fit-for-purpose and diluted demand arising from catchment overlaps.

There is a tension between the distribution of community facilities, sustainable transport goals and maximising facility use. Having facilities close is convenient and can mean fewer people travel by car.

However, small facilities that individually lack the space to provide a range of activities can mean some people will travel further or to multiple facilities to access what they desire. This can result in more car travel and lower facility use, as demand is spread across multiple facilities. Conversely, a large facility can attract people from a wide area due to the greater range of activities on offer. This can result in more car travel, but higher facility use.

There is no one best approach as communities and needs vary. The key for the future is robust investigation with communities and exploring different approaches to determine the best response.





Population context and growth

In 2018, the population of Pōneke was 202,737. There has been 6% growth since 2013. Over the next 30 years, Pōneke is projected to grow by between 50,000 to 80,000 people⁸. This plan has used the medium projection, which indicates by 2048, Pōneke will be home to an additional 56,870 people, with an anticipated total population of 268,000.

While growth is projected across the city, two-thirds is anticipated in the northern and central areas. The City Centre is projected to grow by 11,000 people, with 4,800 more people in Tawa and 3,500 more in Newlands. Other projected growth areas are associated with Upper Stebbings and Lincolnshire Farm.

Another important aspect of Wellington's growth is the projected ageing profile of the population with the greatest growth among those aged 30-49 years and over 70 years. This ageing profile will drive increased demand for certain types of facilities like hydrotherapy in pools, along with libraries and community centres.

Another challenge is our provision of community facilities is not always equitable across populations. Wellington has areas of greater socio-economic deprivation, including parts of Newlands, Johnsonville, Tawa, City Centre, Newtown,

Kilbirnie, Strathmore and Miramar. The needs analysis found lower community facility provision in Strathmore and parts of Newlands. While areas with lower socio-economic deprivation, such as Khandallah and Wadestown, have a relatively higher number of facilities.

Climate change and resilience

Climate change is placing increasing pressure on our facilities, and we know we will need to adapt to respond to these challenges. Some facilities have been impacted by extreme weather events, and it is likely these will be impacted again and more severely.

In responding to climate change, we also need to reduce carbon emissions. Our 7 swimming pools contribute to about 45% of the Council's entire building carbon emissions. We need to ensure our buildings are energy efficient and have a low carbon profile, with a focus on moving away from fossil fuels to electricity.

Limited collaboration and cohesion

Across our facilities, we found there is limited collaboration between community facilities, even when they are located right next door to each other. There is significant willingness to collaborate more, but it is the capacity of staff and volunteers that is the key constraint.

⁸ Sense Partners' population projections.

We know from experience there are a range of benefits available from greater collaboration. The most significant is to deliver a more coordinated range of activities for users to enjoy. The cross-pollination between facilities helps to grow use across all facilities. Collaboration also enables facilities to share spaces and resources to be more efficient.

Through our surveys we learned the community want improved and seamless access to multiple activities and experiences. We have seen tremendous success from the Waitohi and Waiora hubs in Johnsonville and the Toitū Pōneke Hub in Kilbirnie.

Financial constraints

Wellington City Council has a community facility portfolio based on a current capital value of \$420 million⁹. The total cost of delivering libraries, community centres, swimming pools and recreation centres (49 facilities) including those funded by the Council is approximately \$64 million in 2021/22. This includes operating costs after deducting any revenue we collect.

Our libraries and swimming pools make up 78% of these costs, due to the large operating and staffing costs of these facilities. Across all facilities, we have seen a 37% escalation in operating costs over the last seven years, driven by increasing staff costs, greater maintenance and declining revenue due to the Covid-19 pandemic.

There are other costs associated with lease facilities, community spaces in Council's housing assets and public toilets. These costs are included in Council's overall budgets for parks, open-space and housing assets. It is difficult to isolate the cost of delivering these facilities.

Going forward, the Council is under tight financial constraints and we need to proactively and carefully plan so any future investment is sustainable and affordable.



9 Current value based on the residual value of Council-owned swimming pools, libraries, community centres, recreation centres and premises leases. This does not include current capital expenditure such as on Te Matapihi Central Library rebuild.



3.5 Ngā wero matua Key challenges

Our analysis identified the following key issues we are facing:

- Wellington has a significant number of community facilities, but many are small, stand-alone, ageing and not fit-for-purpose.
- Ageing facilities are costing more to maintain and operate.
- Some facilities are not fully accessible and many do not reflect te ao Māori.
- Many small and older facilities don't cater for the range of current community needs or provide flexibility for changing needs and aspirations.
- An uneven distribution of facilities contributes to overlapping catchments, spreading demand between some facilities.
- There is limited collaboration between facilities - even when they are situated right next door to each other.
- Some facilities are not resilient and are in vulnerable locations.
- Climate change is placing increasing pressure on facilities and we need to reduce carbon emissions.
- Geographically the city is well covered, but it is the design, size and quality of facilities impacting the ability to meet needs, now and as the city grows.
- Because of all these issues, some facilities are not well-used.
- Community feedback indicates the desire for better quality facilities with more inclusivity and access to a greater range of offerings rather needing more facilities.
- Wellingtonians are highly engaged and value community facilities. There is some concern about closing facilities due to the potential impact on communities.
- A key finding is community facilities that may have been perfect 50 years ago, are no longer fit-for-purpose for today and the future.

A key conclusion is Wellington does not need more, but **better community facility** provision. We need to focus on evolving our facilities in response to community needs and aspirations, maximising the benefits of what we have and delivering value for money. We need to work with the community to make careful decisions about future facility provision. Investment is needed to address the identified challenges and to deliver thriving and accessible community facilities, where people connect, have fun and belong.

Spotlight on Toitū Pōneke Community and Sports Centre (the Hub)

The Hub is a venue for clubs, community, businesses, whānau, training, sport and hui. Located on Kilbirnie Park, a key sporting and community precinct, the Hub is a thriving, fit-for-purpose and accessible facility offering a range of options for everyone.

The Hub was the original Poneke Football Club clubrooms, which were ageing and deteriorating. In 2017, the building underwent a complete transformation. It is now the home of several sport and community clubs, and doubles as a venue for conferences, meetings, celebrations and community gatherings.

The Hub is an example of evolving an existing single purpose facility into a multi-purpose shared facility. As part of the project, a robust investigation process was completed to determine the right combination of spaces to serve multiple activities and user groups.

The Hub has four different spaces plus a training gym. The flexibility of the spaces

allows for multiple uses. There is acoustic panelling on the ceilings and the two upstairs lounges can either be used as one large open space or separated by a soundproof folding wall. The acoustic panelling helps to isolate sound, meaning the facility can cater for diverse activities at the same time.

Cabinets were incorporated to enable home clubs to display their memorabilia. The first floor includes a deck (with stairs down) where spectators can watch activities at Kilbirnie Park or just enjoy the view. There is a lift and wheelchair ramps for access between the floors.

The facility also includes a large green room with artificial turf that can be used for a diverse range of activities.

The facility is governed by a Board and managed by employed staff. Key benefits of the redeveloped facility include growth in club membership, high facility use, decreased burden on volunteers and greater operational savings.



Wāhanga 4
Te rautaki ā-anamata
mō ngā taupuni
ā-hapori
Our future approach
for community facilities



A new approach is needed to work towards our mission and outcomes (see wāhanga 2) and respond to the challenges we are facing (outlined in wāhanga 3).

Our future approach

Carefully evolving, being smarter and maximising the benefits of our community facilities to deliver thriving and accessible places, where people connect, have fun and belong. This includes:

- A. Responding to evidence of community needs, first and foremost.
- B. Working in partnership with mana whenua and communities.
- C. Making evidence-based decisions grounded on an understanding of needs, testing all options and robust justification for any facility change and investment.
- D. Maintaining and improving existing facilities to maximise the value of what we have, but recognising in some situations a building may have reached the end of its useful life and there may be a smarter option to maximise the benefit of investment.

E. When assessing potential investment across multiple community facility projects, the Council will prioritise investment into projects that deliver the greatest benefit against our mission and outcomes.

F. Applying a *holistic* lens, looking across geographic areas and facility types (including non-Council facilities) to avoid duplication, coordinate provision and enable greater collaboration.

G. Supporting collaboration between facilities, both in the way we deliver facilities and in the physical design of buildings.

H. Maximising the use of community facilities, in terms of the number of people participating, the hours of use and the range of activities supported.

I. Improving the *delivery* of community facilities in response to community needs and aspirations by applying best practice and considering opportunities to be smarter with what we have. This may mean a non-building solution is the best response.

J. Always considering the factors that make facilities fit-for-purpose to ensure buildings are maintained and developed to be functional and easy to operate.

Throughout our future approach, we will ensure the perspectives and thinking of mana whenua and Māori are listened to, valued and embedded in decision-making to maximise the benefits for Māori.

Our future approach applies to potential changes to the provision of community facilities, including:

- significant renewal of community facilities
- redeveloping an existing facility
- issuing or renewing a new ground or premises lease, or licence
- constructing a new community facility
- forming a facility partnership with another organisation
- acquiring an existing building as a new community facility
- disposing of a community facility that is no longer viable.

How we will apply our future approach

Our future approach involves the application of five inter-connected components. The following sections describe in more detail how the Council will apply our future approach.



How our future approach supports the achievement of our outcomes:



Manaakitanga

To be good hosts, we need to ensure everyone can access and feels welcome at community facilities:

- Working in partnership with communities and a robust process helps us understand community needs and aspirations for facilities.
- Clear prioritisation criteria helps to ensure provision of community facilities is equitable across the city.
- The fit-for-purpose principles include important considerations on universal design and inclusivity.



Whanaungatanga

To enable people to connect with each other at community facilities, they must be appealing to visit:

- Working in partnership with communities and a robust process helps us understand what is needed to ensure facilities and spaces cater for all communities and foster a sense of belonging.
- The fit-for-purpose principles outline what is needed to make it easy for people to use community facilities.
- Maximising the use of facilities means they are alive and bustling, contributing to a sense of community.



Pārekareka

To support people to have fun and participate, our facilities need to be fit-for-purpose and provide the right combination of spaces and activities:

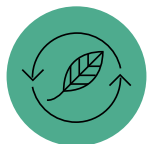
- A robust process helps us understand community needs and the spaces required to support provision of diverse activities.
- Applying the principles so facilities are fit-for-purpose for the intended activities and flexible to respond to changing expectations.
- Improving the delivery of community facilities to provide maximum opportunities for participation.



Pāhekohekotanga

For our facilities to be connected and form a well-distributed network, we need to carefully evolve our provision:

- Working together supports delivery of a coordinated and diverse range of activities over the day, week and year.
- Applying a holistic lens and using a robust process helps ensure there are no gaps and duplication.
- Improving collaboration between facilities helps us to explore opportunities to be smarter with what we have.



Tiakitanga

Nurturing and making the best use of facilities helps to ensure sustainable outcomes for generations to come:

- A robust process that considers all options will identify positive environmental and economic opportunities.
- Greater collaboration across facilities helps us to be smarter and maximise the benefits of what we have.
- Working in partnership ensures communities have high ownership of facilities facilitating intergenerational sustainability.



4.1

Ngā kōtuinga ā-hapori Community partnerships

Why is this important?

Community facilities have an important word – *community*, which means the needs and aspirations of communities will be at the heart of our decisions. The core reason for providing community facilities is to meet the collective needs of Wellington's communities. Therefore, it is critical we work with all the diverse communities in Pōneke to understand their needs and aspirations, and make informed and robust decisions about facilities.

In Pōneke there are many different communities with diverse interests, needs and aspirations for community facilities. We know what is important to some people is less important to others and vice versa. We need to canvas across all communities to ensure we understand the various needs and interests. These could include:

- how people and groups use and experience community facilities
- the barriers or challenges in using or not using facilities
- priorities and aspirations of mana whenua and Māori

- the activities, services and spaces people would like to access
- the opportunities or improvements that could be explored
- the priorities for future investment.

We know from past experience it can be difficult to reach some groups in our community, which means their needs can be overlooked. Using a range of techniques to reach and hear everyone's needs and aspirations will help maximise the benefit of facilities across the whole community.

Every person has their own unique lived experience. People who intersect across different social characteristics (such as gender, age, ethnicity and disability status) will have different experiences using and accessing community facilities (*intersectionality*). As an example Tāngata Whaikaha Māori (disabled Māori) may have different experiences from able-bodied Māori. It is vital we use a broad range of engagement methods to understand these lived experiences to ensure community facilities are beneficial to all in the community.

A partnership approach is vital for community facilities. We want our community facilities to be well-used and loved and this is best achieved when the community have high ownership and a vested interest in what happens to facilities.

A partnership approach can also involve community-led delivery of community facilities. Many of Wellington's community facilities are owned/operated by community groups. However, sometimes support and resources are required to help build capability and capacity of community groups.

We are also developing more facility partnerships where we share the cost of a facility across a number of groups for example, Tawa Recreation Centre or Toitū Pōneke Community and Sports Centre. Shared or partnership facilities typically have greater use and are more efficient to deliver.

Our future approach to partner with the community:

- A** We will always work with communities when we are investigating any *significant change* to facilities. We will provide opportunities for communities to be involved in the decision-making about community facilities.
-
- B** Our engagement will be timely, transparent and contain sufficient information to enable people to provide informed and meaningful input.
-
- C** We recognise the views of some communities are typically not well represented and we will use a range of techniques and methods to ensure we reach everyone with an interest in the provision of facilities.
-
- D** We will partner with mana whenua and Māori throughout the facility investigation process to share decision-making, support a Māori-led response, and to understand how facilities can embed te ao Māori and respond to the needs and aspirations of *hāpori Māori*.
-
- E** We will actively engage all communities to understand and provide for the needs, aspirations and lived experiences of different groups. This includes seeking the views of:
- individuals and groups who use facilities
 - non-users of facilities to understand why they don't use facilities
 - people who live in the area
 - resident and business associations
 - users and providers of other facilities like churches
 - schools, businesses and other organisations in the area
 - demographic and population groupings such as children, youth, students, families, older people and diverse communities, etc.
-

- F** We will work with disabled people to help improve the accessibility of community facilities.
-
- G** We will actively develop partnerships in the provision of community facilities. These could include:
- Partnering with kura, schools, Te Tāhuhu o Mātauranga (Ministry of Education) and tertiary organisations to provide facilities that meet school/education and wider community needs.
 - Partnering with Manatū Hauora (Ministry of Health) to provide spaces and facilities that support community health and wellbeing outcomes.
 - Supporting, funding or partnering with community-based organisations to develop shared or partnership facilities (see wāhanga 4.3.2 for different configuration options).
 - Building capability and capacity in communities to enable community-led response and delivery of community facilities.
-

4.2 Hātepe hototahi Consistent process

Why is this important?

We need robust evidence to inform good decision-making. Fundamental to making evidence-based decisions is following a consistent process to ensure we fully understand community needs and aspirations, identify all the issues with current provision, test all the potential options, and determine the best response.

Community facilities are expensive to build and maintain. The decisions made early in the process have a direct impact on the long-term success of a facility. This includes decisions about the location, size, design, materials and how the facility will be delivered. A robust investigation process ensures all these aspects are assessed before a decision to invest is made.

In the past some decisions have not always followed a consistent process or been fully informed by evidence, which has resulted in:

- Facilities in poor locations or with design deficiencies that impact how easily people can use and access the facilities, and the efficiency of the facility to operate.

- Missed opportunities to achieve a holistic network.
- Lack of forward thinking to attain the Council's strategic outcomes like good urban design and hazard resilience.
- Focusing on a building solution when non-building options like pricing, programming and marketing may have been more beneficial.

The city-wide needs analysis confirmed Pōneke has substantial current provision, but we need better, fit-for-purpose facilities to cater for demand, now and in the future. New facilities are only needed when existing facility(ies) are being optimised or to fill an identified gap in provision. A gap in provision is articulated as:

- A geographic gap where distance to facilities may be a barrier.
- An equity issue recognising some communities require different facility opportunities or resources in order to thrive.
- A functional gap where facilities and spaces cannot accommodate certain types of activities, and therefore is a barrier for participation.

- A shortfall in capacity where there is insufficient space.

There may be times when we need to consider divestment, such as:

- a building comes to the end of its useful life
- need for a facility diminishes and the building can't be adapted
- the site where a facility is located is subject to significant resilience risks, which cannot be sustainably mitigated
- a lease/licence has expired or terminated and the building is not fit-for-purpose or needed.

An example of divestment is the replacement of Johnsonville Library with Waitohi Hub (see page 25). The old library building was small and had a poor layout that limited the ability to meet needs. The new Hub is large, fit-for-purpose and provides a diverse range of activities. The result is increased visits and user satisfaction.

With the challenges we are facing across 282 buildings, there is a lot to do. The Council has many priorities and we do not have the funding and resources to do it all at once. We need to apply consistent criteria

to determine our priorities and ensure investment delivers the greatest benefits against the outcomes we want to achieve.

There will be times when the Council is asked to consider an idea not contemplated in this plan. The robust process set out below will determine whether the idea is a priority to investigate further.

The prioritisation criteria align directly to our outcomes. Each criteria has equal weighting because we know there are a range of views on what is most important. Weighting all criteria equally will focus our investment on opportunities that provide the greatest benefits across all community interests.



Our future approach to using a consistent process to make evidence-based decisions and determine our investment priorities:

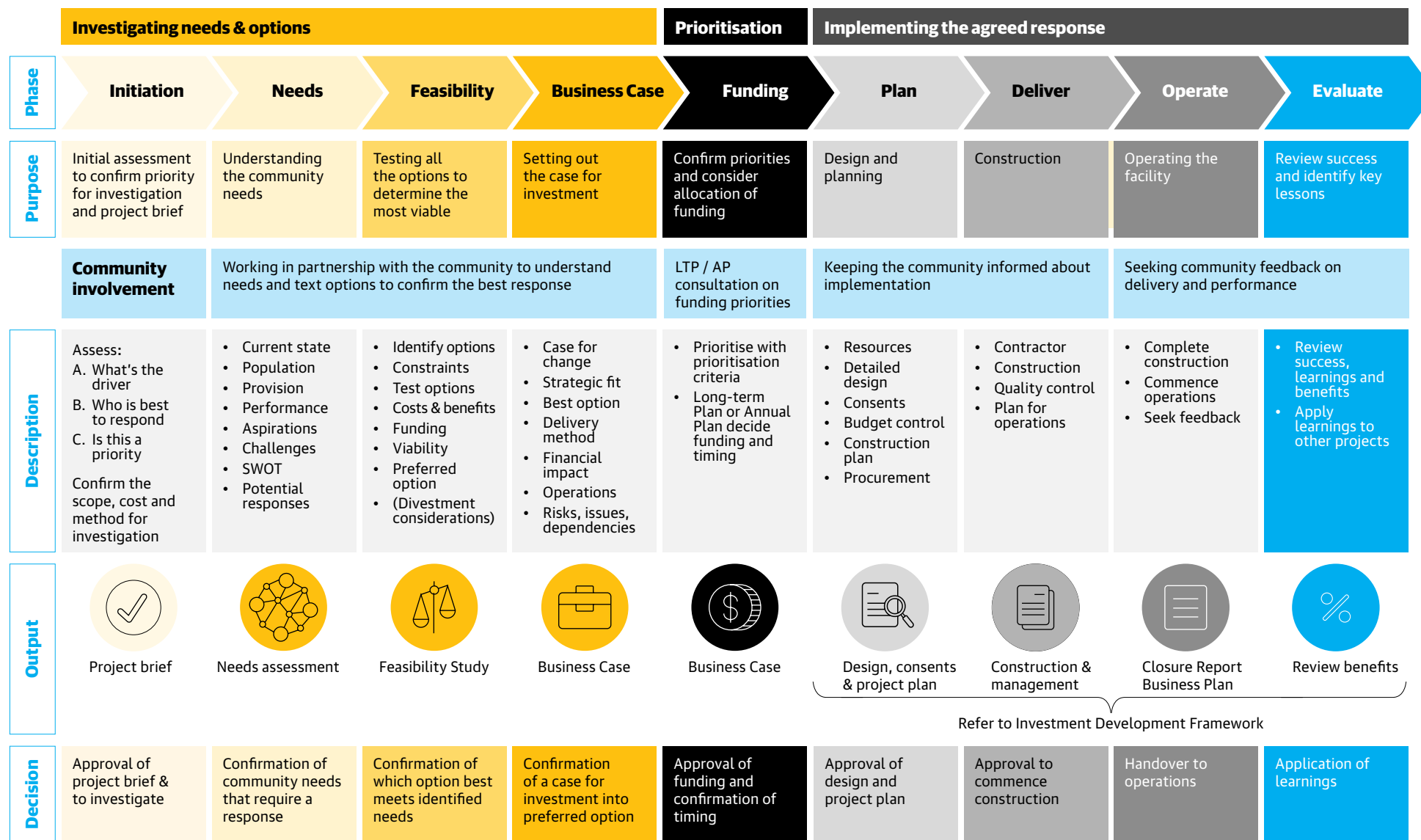
-
- A** We will follow a robust process (described in wāhanga 4.2.1) to work with the community, understand needs, test all options, determine the best response and prepare a business case to provide clear justification for any investment to change a community facility.
-
- B** We will use the prioritisation criteria (outlined in wāhanga 4.2.2) to determine:
- the priority of allocating resources/funding at the initiation phase of the 'investigation and implementation' process
 - the relative priority of investing in the implementation of the facility project once a business case has been completed (thereby making a commitment to the required capital and operational funding).
-
- C** As part of our consistent process, we will:
- work in partnership with the community (described in wāhanga 4.1)
 - consider collaboration opportunities between community facilities (see wāhanga 4.3)
 - apply the fit-for-purpose principles (outlined in wāhanga 4.4) when investigating and implementing potential facility responses.
-
- D** Undertake investigations across multiple facilities (geographic area and/or facility types) to understand the inter-relationship between facilities and the potential impact of changing one facility on other facilities. Investigations will also consider opportunities for collaboration and work towards a holistic network of facilities.
-
- E** We recognise in some situations, where facilities are in deteriorating condition, inaccessible, poorly located or deficient design, the option that provides the greatest value for money may be to divest an existing building and consider alternative options. In these situations, the following divestment considerations are important as part of the feasibility study phase:
- How activities and services will be provided to meet community needs and aspirations.
 - The facility's contribution to a sense of community and urban form.
 - Views of the community on the land and building, and the best way of responding to community needs.
 - Mana whenua views on the land and building and whether there is a more appropriate use. This may include any obligations under Treaty Settlement Agreements.
 - Legal status of the land and building including how it was acquired by the Council and whether it has heritage status.
 - Options for the building and/or land if not a community facility.
 - The *embodied carbon* cost of retaining (and upgrading) an existing building versus demolition and/or development of alternative options.
 - Financial cost of retaining and/or upgrading the building versus alternative options. This includes both capital costs and costs to operate and maintain the building. When the cost of retaining is equivalent to or more than alternative options, this may be an indication the building has reached the end of its useful life.
-

-
- F** We will consider **non-building options** when investigating the best response to the identified community needs. Non-building options could include (but are not limited to):
- Transport options - to make it easier to travel to existing facilities with capacity. This could include subsidised public transport, new transport services, or providing infrastructure for active modes of transport like biking or scooters.
 - Programming options - investing in the delivery of new programmes, services, events or activities in existing facilities to meet identified community needs and aspirations.
 - Pricing options - modifying the cost or subsidising users to access existing facilities.
 - Opening hours - changing the opening hours of existing facilities to make it easier to use them.
 - Marketing options - investing in the marketing and promotion of existing facilities to increase awareness of what is already available.
 - Capacity/capability building - investing in the people who deliver community facilities.
 - Information options - investing in better information about existing facilities to make it easier to find out what is available.
-



Kilbirnie Recreation Centre (image courtesy of dsport)

4.2.1 Investigation and implementation process



Phases in our investigation and implementation process:

The following section provides an overview of our process. Further detail is included in the glossary.

Initiation

Initial assessment to confirm priority for investigation and project brief

The action plan (wāhanga 7) includes a list of actions, identified from the city-wide needs analysis. The actions have already been prioritised by application of the prioritisation criteria.

From time to time, other ideas or opportunities may arise that are not in the action plan. An initial assessment will be carried out **before** any resources are allocated to determine whether detailed investigation is warranted. These ideas or opportunities could present from the following range of scenarios:

Unexpected facility issue:

- Natural event like an earthquake or flood.
- Multiple building issues of significant scale, quantity or complexity.
- Major facility failure like a fallen-in roof.

Another strategic action or project:

- An infrastructure project like a road realignment that has a significant impact on an existing facility.
- An action in another Council strategy recommends/results in facility change.

Building, land or partnership opportunity:

- Acquire or be gifted a building for a community facility.
- Acquire land for a community facility.
- Partnership with another organisation for a community facility.

Community advocacy:

- The community advocates to change provision, such as a petition for a new or upgrade to a community facility.

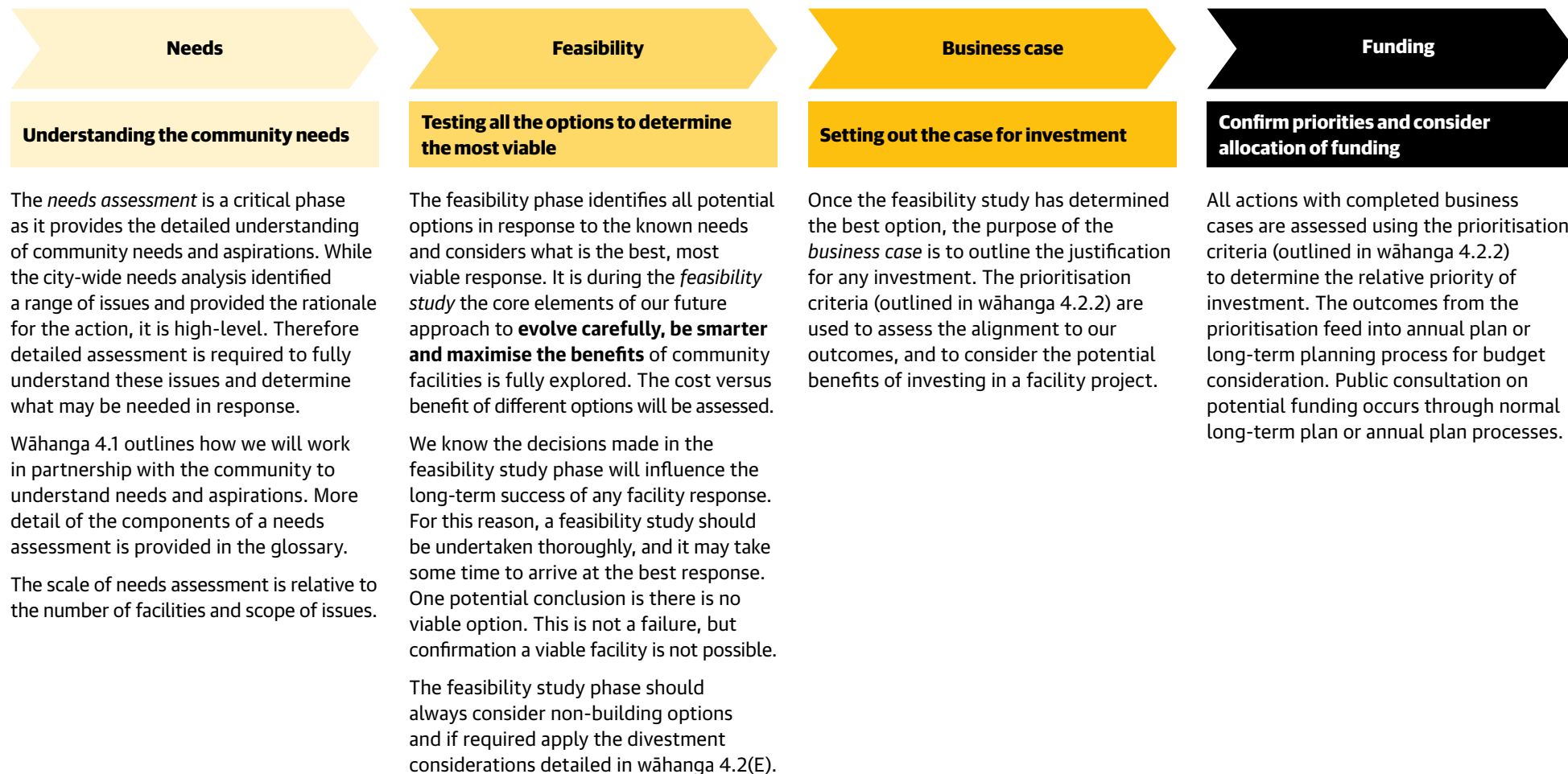
The initial assessment involves:

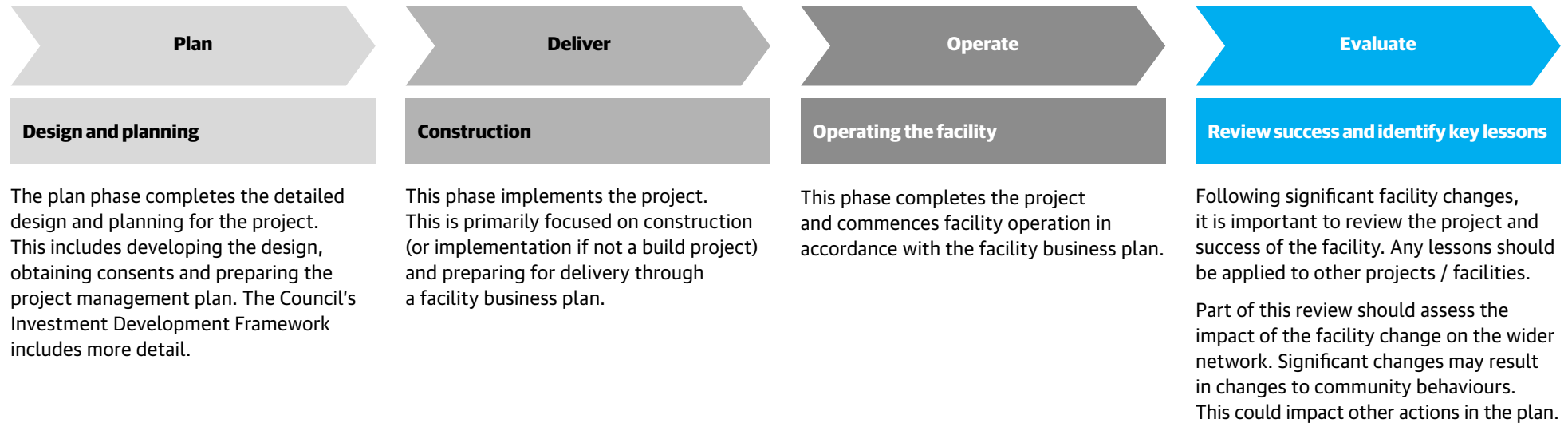
- A. Description of the potential project and why it was generated.
- B. Identifying who is best placed to respond considering the Council's roles in community facilities (wāhanga 2.5).
- C. Determining the priority by applying the prioritisation criteria (wāhanga 4.2.2).

The initial assessment does not confirm if there is a justified need or a viable option but determines if the application of resources to complete the investigation is warranted.

All actions in the action plan will complete a *project brief* to confirm the scope, scale and method for the investigation. Refer to the glossary for detail on the components of a project brief.







4.2.2 Prioritisation criteria

Wāhanga 2.4 provides greater detail on the outcomes and what is expected at community facilities as a result of focusing on these outcomes. These descriptions can be used to provide further detail in the application of the prioritisation criteria.

Outcomes

Criteria: "The extent investigating the action / investing in the project will..."



Manaakitanga

Accessible facilities

Address building access barriers and enable all people to access and use community facilities with ease and dignity.

Inclusive facilities

Be inclusive of all community needs, particularly those of hapori Māori and diverse communities.

Addressing equity

Address the barriers to obtain equitable outcomes for communities with different facility needs.



Whanaungatanga

People are connected

Provide opportunities for people to connect and come together, building a sense of belonging.

Thriving Māori leadership

Support our Tākai Here partnership and contribute to the outcomes of the Tūpiki Ora Māori Strategy.

Sense of community

Contribute to a sense of community, enable communities to prepare and respond to major events, and support community organisations to thrive.



Pārekareka

Participation

Grow or sustain the number of people participating by expanding the range of activities (breadth) or increasing the number of participants (quantity).

Fit-for-purpose

Deliver a fit-for-purpose facility that is functional for the intended activities and flexible to adapt for future needs and growth.

Well-used facility

Deliver or sustain a well-used facility now and into the future, evidenced by the number of visits (number of people and frequency of visiting) and the hours the facility is used (utilisation).

Outcomes

Criteria: "The extent investigating the action / investing in the project will..."



Pāhekohekotanga

Network need - fill gaps, avoid duplication

Fill an identified need, avoid duplication and be critical to the network:

- address a geographic gap where distance to facilities is a barrier to participation
- address a functional gap where the type of spaces inhibits participation
- address a shortfall in capacity where there is insufficient space to meet participation demand.

Collaboration

Support a collaborative response (and implement a collaboration method).

Strategic alignment

Align with other strategic plans or projects (which are time-specific) and support a holistic outcome with open-space, housing, local centre, and transport planning/projects etc.



Tiakitanga

Reduce carbon emissions

Deliver a facility that is climate smart, more energy efficient and supports the outcomes of Te Atakura - First to Zero Blueprint.

Environmental impact

Provide a positive impact for the environment, including reduced travel by car.

Value for money

Demonstrate value for money through the *whole of life* cost compared with the anticipated benefits over the life of facility.

4.3 Tukanga mahi tahi Collaboration methods

Why is this important?

Many of Wellington's community facilities are single purpose or stand-alone. Our analysis found there is little collaboration across facilities, even when buildings are situated close to each other. Facility providers expressed significant willingness and value of increasing collaboration but a range of barriers were identified, mostly related to the capacity of people to collaborate.

We also know the distinction between facility types is becoming blurred where similar activities are delivered in a range of facilities. If these activities are not coordinated, it can lead to duplication, inefficient use of resources and not meeting community needs.

Modern community facilities are increasingly arranged in collaborative arrangements where users can access a range of activities in one location. There has been tremendous success from the Waitohi and Waiora hubs in Johnsonville and the Toitū Pōneke Hub in Kilbirnie. We have also seen positive impact from other collaborative approaches like the Mt Vic Hub where the community centre coordinates use and activities across a number of facilities.

Our community surveys indicate more respondents support a hub approach rather than stand-alone facility provision. However, we know it is not a one-size fits all approach as each community is different. This is why there are multiple collaboration models identified for potential implementation in the future.

There are a range of benefits from facilities working together or being arranged in a collaborative approach. These benefits include:

- Leveraging between facility types where users of one facility are exposed to the activities and opportunities in another. This helps to improve awareness of the range of opportunities.
- More options for people to access opportunities easily, particularly when facilities are located together.
- Coordinated activities, programmes and events across facilities resulting in a better range of offerings for users.
- Financial efficiencies when services and resources are shared.
- Shared facilities are more likely to be well-used, which supports greater revenue and more efficient delivery.

Many of Wellington's facilities are located in close proximity providing a good starting point for collaboration. In some situations, we need to focus on the way the facilities are delivered, while in others physical changes may help maximise the collaboration.

Feedback from facility providers indicates that to develop more collaboration we need to ensure there are sufficient resources. This could mean more staff capacity but also new systems like booking software, promotion and templates to make collaboration easy.



Our future approach to support and develop collaboration between facilities:

-
- A** Develop resources to support collaboration between community facilities:
- Coordinate information to make it easy to find out what facilities are available and what is on offer.
 - Centralised booking system(s) to make it easy to access and use facilities.
 - Prioritise funding to support collaboration.
-
- B** Support collaboration between community facilities using the range of potential operational methods in wāhanga 4.3.1.
-
- C** Pilot collaboration at identified sites to showcase the benefits.
Potential sites include:
- Karori Library, community centre and hall, recreation centre and other facilities on this site.
 - Kilbirnie Park facilities and Kilbirnie Community Centre
 - Aro Valley Community Centre and other facilities
 - City Centre - Mt Vic Hub and other facilities
 - Linden Community Centre and other facilities.
-
- D** Evolve the physical configuration of community facilities over time into one of the models outlined in wāhanga 4.3.2 to support greater collaboration. It is noted this will take time and should be implemented with facility providers and the community. Additional funding and physical changes may be required to facilitate the collaboration.
-
- E** Ensure any new facility developments implement one of the physical configurations in wāhanga 4.3.2.
-
- F** Work with organisations/activity types with multiple facilities, such as tennis, football, bowls, scouts etc to develop their own facility plans that ensure facilities are working together to provide a holistic and well-distributed network to meet community needs and aspirations.
-

4.3.1 Delivery methods to improve collaboration

The following are potential methods that can be used to improve collaboration between community facilities. The list is not exhaustive and other methods may be identified through discussion and investigation of community needs.

Method	Description
Marketing	<ul style="list-style-type: none"> • Combined marketing plan for facilities to maximise efficiencies. • Collective promotion of facilities to raise the profile across the community. • Cross-promotion of other spaces, programmes and events to the users of all facilities.
Programming and events	<ul style="list-style-type: none"> • Joint delivery of programmes such as school holiday programmes, and programmes for older people, youth, children, interest groups etc. • Combined have-a-go events spread across multiple facilities located together. • Coordinated events eg Te Wiki o Te Reo Māori and Samoan Language Week delivered across multiple facilities. • Sharing expertise in the delivery of programmes, for example recreation centre staff could deliver active recreation while library staff support through access to information.
Using spaces	<ul style="list-style-type: none"> • Combined booking system that highlights various spaces to suit different needs. • Awareness and promotion of different spaces across the facilities. • Making the best use of spaces within facilities suited to the activity, for example using the indoor court at a recreation centre for a large community event.

Method	Description
Resource sharing	<ul style="list-style-type: none"> • Sharing resources such as IT, maintenance equipment, asset management plans etc. • Sharing expertise of different staff across facilities eg marketing, financial, mātauranga Māori, funding, maintenance etc. • Sharing programme initiatives such as coaching tools between a sport club and community group.
Opening hours	<ul style="list-style-type: none"> • Coordinate opening hours to support cross-leveraging between facilities that are located close to each other. • Complementary opening hours to ensure there are a range of opportunities and offerings across the network.
Pricing	<ul style="list-style-type: none"> • Combined pricing / membership options across facilities in one location to provide value for money for users. • Consider the potential for vouchers from one facility to another to support increased awareness of facilities.
Physical	<ul style="list-style-type: none"> • Shared carparking aligned with each facility's demand. • Shared entrance / reception to promote cross-leverage and cohesiveness between facility types. • Shared administration space to facilitate collaboration across staff and volunteers. • Shared toilet and kitchen facilities (where appropriate) for space efficiencies.



4.3.2 Physical configuration to support collaboration

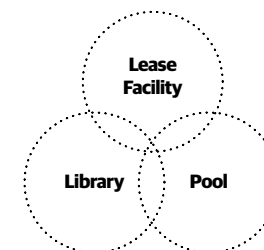
The following diagrams illustrate different ways community facilities can be physically configured to support collaboration. Over time, the desire is to evolve stand-alone facilities into one of these options, most likely starting with managed collaboration. There is no one-size fits all model and the best configuration should be determined in response to community needs. There are scenarios when a stand-alone facility is justified.

Configuration

Description

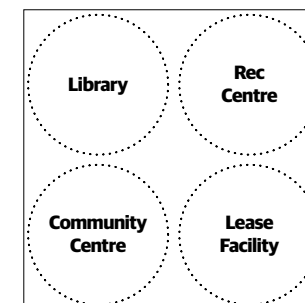
Community hub

- One building that includes multiple facility types and activities.
- Single ownership structure but spaces may operate independently by different teams.
- Coordinated entrance, programming, marketing, events and activities.
- Deliberate marketing as one facility with multiple spaces.
- Example: Waitohi



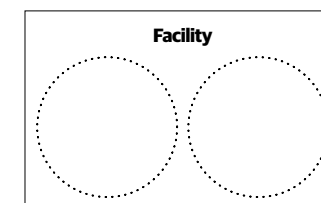
Co-located precinct

- Multiple facilities located on the same site or next to each other form a precinct.
- Individual facilities may have different ownership structures.
- Some shared amenities like carparking, cafes, toilets etc.
- Coordinated delivery of programming, marketing, events and activities.
- Example: Karori Precinct



Shared facility

- Multiple groups and activities use multi-purpose spaces in one facility.
- Single ownership structure for the facility.
- Coordinated timetable, programming, marketing, events and use by a range of groups.
- Example: Toitū Pōneke and Waiora Hub

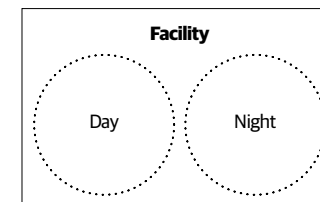


Configuration

Description

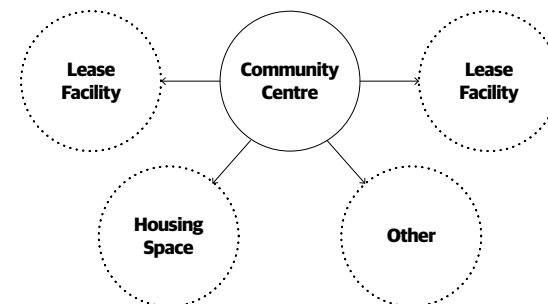
Partnership facility

- One facility serves multiple groups by dedicated periods of access during the day/week/year.
- Single ownership structure for the facility.
- Coordinated timetable, programming, marketing, events and use by selected groups.
- Example: Tawa Recreation Centre



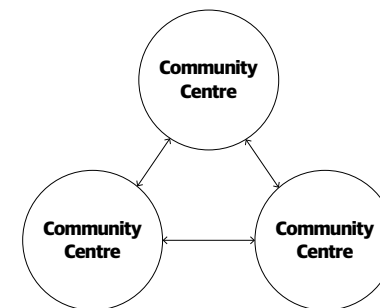
Hub and spoke

- One facility (hub) manages the use of other facilities (spokes) in a geographic area.
- Individual facilities may have different ownership structures.
- The hub facility coordinates delivery of programming, marketing, events and activities across the facilities.
- Example: Mt Vic Hub



Managed collaboration

- Group of facilities across a geographic area work together to provide cohesive initiatives or delivery across facilities.
- Individual facilities may have different ownership structures.
- Collaboration could include coordinated programming across facilities, marketing, information delivery, shared resources etc.
- Example: Miramar, Seatoun, Strathmore community centres deliver a joint community newsletter

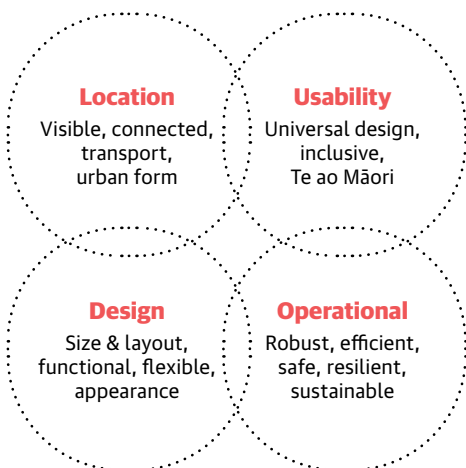


4.4 Mātāpono hāngai ki te pūtake Fit-for-purpose principles

Why is this important?

There are a range of factors that make a facility fit-for-purpose. In simple terms a fit-for-purpose facility is situated in the right location with a design suitable for the range of intended activities and is easy for people to use and efficient to operate.

In practical terms, a combination of many factors contributes to making a facility fit-for-purpose:



We know from community feedback people have different thoughts about what makes a facility fit-for-purpose for them. For some, where the facility is located is most important, for others it is the accessibility of the facility, whereas some people consider the design of the facility for the intended activity the most relevant, and while for operators, efficiency is most significant. In practice, we need to focus on all fit-for-purpose factors to deliver thriving and accessible community facilities, where people connect, have fun and belong.

One of the challenges we face is the changing requirements and expectations of facilities over time. Many of Wellington's community facilities, being predominantly older buildings, do not meet modern standards to be accessible, inclusive or sustainable. Ageing buildings also mean the condition and appeal of the facility is deteriorating. Additionally, the smaller footprint of many facilities does not offer the flexibility to cater for a diverse range of activities.

The consequence of facilities not being fit-for-purpose include:

- Some people not being able to access the facility.
- Low use as facilities are not appealing to visit.
- User dissatisfaction as facilities don't meet expectations.
- High maintenance costs as the design or materials are not easy to maintain.
- High operating costs as facilities do not generate enough revenue and may be expensive to operate.

Our assessment of Wellington's libraries, community centres, recreation centres and swimming pools identified 75% of buildings have fit-for-purpose issues ranging from minor to significant.

The community surveys show improving the condition/appearance and catering for a wider range of needs was ranked in the top three of future priorities across libraries, community centres, recreation centres and swimming pools (see wāhanga 3 for this data).

A key conclusion from our analysis is Pōneke needs better facilities which are fit-for-purpose for the intended use.

Going forward, we need to make careful decisions about investing in facilities to be fit-for-purpose. The consistent process outlined in wāhanga 4.2 is critical to ensure there is robust assessment of options to identify the best response to meet community needs and provide value for money. There are times when it is better value for money to build a new fit-for-purpose facility rather than investing in the existing building, particularly when the location has critical flaws and scale of building issues are significant.

Our future approach to deliver fit-for-purpose community facilities

A We will apply the fit-for-purpose factors outlined in wāhanga 4.4.1 to evolve, over time, the suitability of facilities for the intended activities. This will guide our decisions about the location, design, usability and operational efficiency of community facilities and applies to:

- significant renewal of an existing facility
 - redeveloping an existing facility
 - constructing a new community facility
 - forming a facility partnership with another organisation.
-

B We will use the fit-for-purpose factors as part of our ongoing *asset management planning* to assess the suitability of existing community facilities and work within our financial provisions to address identified issues.

C We are committed to maintaining our community facilities within our financial and resource capacity. However, we recognise in some situations there may be limited value in continuing to maintain an existing building when the fit-for-purpose issues are significant and an alternative option may be smarter to maximise the benefits of our investment. The cost to benefit of "existing versus alternative" should be considered as part of our consistent process outlined in wāhanga 4.2.1.

D In circumstances when we consider acquiring an existing building, we will use the fit-for-purpose factors to assess the suitability of the building. The cost versus benefit of acquiring a building will be carefully assessed as part of our consistent process to ensure any opportunity to acquire an existing building provides maximum benefit (compared to other options).

E We will maintain a watching brief of opportunities to acquire appropriate land that will support the direction of this plan.

F We will engage with users, stakeholders and communities (as described in wāhanga 4.1) to seek technical feedback to ensure facilities are designed to be fit-for-purpose for the intended activities.

4.4.1 Fit-for-purpose factors

This section outlines the core components of fit-for-purpose facilities to guide future provision. All factors are equally important. This section should not be viewed as an exhaustive description as other aspects may be identified through a needs assessment.

Location

- Community facilities should be visible, convenient and connected within the wider urban landscape.
- A facility should be located to serve the intended geographic catchment but spatially distributed to limit duplication and overlaps between facilities.
- Facilities should be visible and prominent in the landscape. This can be achieved through frontage to the road or park and/or located adjacent to shopping centres, transport networks and other community facilities in hubs or *co-located precincts* (see wāhanga 4.3.2).
- Public transport routes and timetables need to be connected to community facilities.
- Facilities should be connected to walking, biking and other transport pathways. There needs to be safe and secure parking for mobility devices, and bikes and micromobility (e-scooters etc). Noting parking for mobility devices need to be separate.
- Provision of sufficient mobility parking spaces is important.

- The goal is to locate facilities so they are easy and convenient to travel to by a variety of modes. Presently car travel remains an important travel mode for many community facilities and therefore there needs to be adequate carparking in the vicinity of the facility.

Design

- Community facilities need to be both functional and appealing in their design to be successful.
- Buildings and spaces need to cater for the range of intended activities (determined through needs assessment, explained in wāhanga 4.2.1). Understanding the range of activities and the level of demand informs the size, configuration and specification of spaces.
- Community facilities need to be designed to be flexible, with the ability to adapt to new and emerging activities, particularly as the demand for some activities can change over time.
- It is important not to under-size or over-size facilities relative to current demand but consider potential demand that may arise from population growth by providing allowance for future expansion.

- Technical specifications for soundproofing, lighting, ventilation and technology are key functional requirements for many activities. These requirements need to be carefully considered and technical feedback sought from users and experts.
- Storage is one of the most critical elements to make a facility functional and flexible, and it should not be compromised or under-sized.
- To be appealing, community facilities need to be clearly distinguishable as such, and therefore they need to be inviting to enter and attractive to visit. A community facility needs to have an engaging feel or vibe.
- Interesting design features, fit-out, colour, large windows viewing into the facility, artworks and signage are important elements to support an appealing community facility. Light, airy, attractive colours and a clear design story are common elements of an appealing design.

- The facility entrance must be clearly recognisable and easy to use for everyone and provide weather protection.
- The placement, design and size of administration space should enable staff to welcome users and facilitate easy management of the facility.
- Staffroom facilities (where appropriate) should provide a haven for staff to retreat and restore when on breaks but retain connection to the facility.

Universal design

- All people should be able to access and use community facilities with ease and dignity.
- The aim is to design community facilities based on the principle of universal design, which is about designing for everyone, making sure everything is accessible and can be used to the greatest extent possible. This applies holistically from accessing information, the mode of travel, entering, using and experiencing the facility.



- Universal design means considering the needs of everyone in the community including disabled people, whānau with *tamariki*, people with temporary disabilities and older people with mobility requirements.
- At a minimum, facilities should have accessible toilets, mobility parking, wayfinding signage, widened doorways, and connections and access to all public areas.

Inclusive design

- Community facilities play an important role bringing people together to connect to each other, their community and culture. It is important people “see” themselves in facilities and therefore design needs to be inclusive for the needs of all people.
- Provision of all-gender amenities to enable everyone to use community facilities.
- Facilities need to be designed to accommodate social and cultural uses. This includes large and/or dedicated space for whānau and people of all ages to gather as part of play, events and celebrations.
- Kai (food) is a key connector and the placement of the kitchen / food sources should be at the heart of facilities. For some facilities, there needs to be consideration around the ways people can bring food.
- Facilities need to provide for a wide range of family needs, such as provision of changing and parenting spaces. Clear information should be provided to promote the availability of these amenities.
- Facilities need to be responsive to different ways people from diverse backgrounds, identities and cultures use them. This could include the ability to prevent visibility into a space (eg using window treatments) to enable women's only programmes.
- There should be low-noise and low-light spaces, or periods in the timetable when the facility is less-stimulating for people with neurological and sensory needs. For example, have a dedicated quiet space for people who find noisy facilities overwhelming.

Te whakatairanga i te ao Māori Enhancing and promoting te ao Māori

- Embedding *te reo Māori* and te ao Māori within community facilities helps to ensure the whakapapa of the whenua and our people is visible.
- Facilities should include spaces that cater for kaupapa Māori and Māori cultural practices. This helps to ensure facilities are safe and welcoming, and it contributes to the wellbeing of hapori Māori.
- Cultural narratives, histories and values need to be embedded in the design of facilities through materials, artworks and stories. Community facility projects need to allow for the cost of embedding mātauranga Māori in the design process.
- Use of te reo Māori signage and facility naming, and staff using te reo Māori helps to normalise and increase understanding of an official Aotearoa reo. Te reo Māori signage and naming needs to align with the Council approach.

Robust and efficient design

- Facilities need to have robust fittings and materials to withstand high and intense use.
- As part of the feasibility study (wāhanga 4.2.1), consider the recommended life, maintenance and renewal costs of materials and fittings. Sometimes higher value products cost more initially but last longer and require less maintenance. Over the life of the facility this may be cheaper.
- Facilities need to be designed so they are easy to maintain. There should be minimal need for specialist equipment or to close facilities to undertake normal maintenance.

Safe design

- Community facilities should be designed in accordance with Crime Prevention Through Environmental Design (CPTED).
- There needs to be clear observation of the external environment around community facilities to prevent anti-social activity.

- Pathways and carpark areas need to be safe to use and visible. Lighting and maintenance are critical in these areas.
- Internally, administration spaces need to provide for the health and safety of staff, particularly when a single staff facility and for the secure management of money. The facility layout needs to provide staff with easy observation and management of spaces.

Resilient design

- Community facilities need to be designed for resilience. This includes ensuring structural integrity against earthquakes, and avoiding locations in liquefaction, tsunami, flooding and coastal inundation zones.
- Where there are resilience risks, the building design needs to incorporate sufficient contingencies and mitigations, such as raising the floor level to minimise flooding.
- Community facilities often play an important role in civil defence emergencies and providing a safe haven during these events. It is important space is provided to store emergency equipment and resources.

Environmentally beneficial design

- The investigation process (outlined in wāhanga 4.2) should consider how community facilities could be designed to minimise the impact on the environment and provide positive benefits. Opportunities are wide ranging and could include minimising water consumption, waste production, carbon emissions, energy consumption and kai waste. Additionally, they could include improving biodiversity and restoration of water. Embodied carbon emissions should be considered as part of any potential facility re-build or divestment option.
- The power required to light, cool and heat community facilities is one of the largest operating costs. Community facilities should aim to achieve the maximum efficiency guided by the Council's emissions reduction plan and building guidelines.
- All facilities need to transition away from natural gas towards stable energy use and LED lighting. The Council's Energy Decarbonisation Plan provides direction for some community facilities with high carbon emissions, such as swimming pools.

- Community facilities should provide opportunities for people to learn and connect to the environment and biodiversity, such as having community gardens and wayfinding to local trails.
- Inclusion of mātauranga Māori environmental initiatives can help restore the mauri ora to te taiao, such as water and wastewater management, energy sustainability, native planting and weed/pest management.

4.5 Ngā whanaketanga ā-tukunga Delivery improvements

Why is this important?

We know the way community facilities are delivered is an important factor to help achieve the mission and outcomes of the plan. While the city-wide needs analysis focused on the physical aspects of community facilities, our research identified a range of important delivery-related considerations, including:

- the people – both staff and volunteers
- the activities, programmes, initiatives and events
- the allocation and timetabling of spaces for different activities
- the prices to use facilities
- the opening hours
- aspects of facility management like cleaning.

Part of our future approach is maximising the benefits of what we have. We know from our city-wide needs analysis a large number of existing facilities are not used to their full potential. For example 65% of leaseholders who responded reported their leased facilities are used for less than 40 hours per week (see wāhanga 5.5).

Increasingly, community facilities are being delivered through community-led models. Eighteen community centres and almost all leased facilities in this plan are delivered by community-based organisations. These are largely governed by volunteers with only a few that have paid staff.

Feedback from community centre management boards identified the need for greater support around facility governance and management processes like human resources, legal services and marketing. For lease facilities, the organisations identified the key priorities are better promotion of facilities, improving the quality of facilities and sharing facilities more.



Our future approach to improve the delivery of community facilities

Improvements to how we deliver community facilities is an ongoing process and requires regular review to understand and respond to community needs and aspirations. The following approach addresses the key issues identified, but other methods may be discerned through the ongoing review process.

-
- A** We want well-used facilities that maximise community benefit across Wellington's communities. This is evidenced by the number of people using a facility (quantity), the number of hours it is used (utilisation), the range of activities / groups who use it (breadth) and satisfaction of users (quality).
- Our target is for facilities to be utilised for more than 40 hours a week.
 - As part of increasing utilisation, we also want to increase the number of visits (quantity), provide for a diverse range of activities and retain high satisfaction levels.
 - We recognise these targets will be challenging for some facilities, and it will take time and resources to support implementation.
 - Information, promotion and booking systems will be needed to support reaching the target of more than 40 hours per week use.
 - To address historical inequities in access to facilities, we need to prioritise diverse and emerging groups. This will require careful management to minimise the impact on existing users. Good communication between the groups is important to achieving more equitable access to facilities.
 - It is acknowledged there can sometimes be a tension between well-used facilities and a good distribution of facilities. The over-riding principle is maximising the community benefit from our facilities.
-
- B** Embed te ao Māori into delivery of community facilities through cultural practices and events. Māori ngā mahi a rēhia and taonga tākaro (sports and games) are revitalised, and Māori staff and leaders are supported.
-
- C** Improve the accessibility of community facilities to enable all people to access facilities with ease and dignity:
- Address the universal design of existing buildings through maintenance, renewal and development (see wāhanga 4.4.1).
 - Provide information on the accessibility of community facilities.
 - Staff and volunteer training to better understand how to support and enable participation by disabled people.
-
- D** Investigate options to improve the inclusiveness of community facilities to be responsive to people with diverse backgrounds, identities and cultures:
- Staff and volunteer training to better understand and be responsive to people with diverse backgrounds.
 - Obtaining Safe Space Alliance accreditation, which is a database of spaces that are safe for rainbow communities to freely express themselves.
 - Modification of facilities to provide safe spaces for all genders, neuro-diverse, and diverse groups and communities.
-
- E** Review funding for community facilities, particularly those delivered by community organisations to ensure there is appropriate support for:
- Management and effective operation of community facilities.
 - Maintenance, renewal and development of facilities.
 - Promotion and activation of community facilities.
-
- F** Review the way in which the Council delivers its community facilities, particularly:
- Opening hours of libraries, as this was identified in the community surveys as the highest priority to address.
 - Swimming pool and recreation centre entry fees, and extend the Leisure Card partners to help ensure entry is affordable for everyone.
-
- G** Develop initiatives to address barriers to participation, as well as to support intergenerational activities.
-
- H** Investigate activities and programmes in community facilities that support people to take a kaitiaki role of the natural environment, such as restoring biodiversity, planting days, community gardens or waste minimisation.
-
- I** Undertake and support the completion of annual user surveys to collect information about the performance of community facilities and to identify other areas to improve delivery.
-



Spotlight on Te Tūhunga Rau

Te Tūhunga Rau in Strathmore Park is a facility for community activities, services, sports and cultural events. It has had a recent upgrade, developed in partnership with the Trust, community and the Trust's Te Rōpū Māori.

Local mana whenua artist Pokau Te Ahuru designed the striking external screens, which are based on tukutuku patterns and principles. The screens, He Kura Tipua, He Kura Kairangi – a sacred phenomenon, a treasure of high esteem pays tribute to the different iwi who once occupied Te Motu Kairangi. The screens are a striking building feature but also help to provide a veil when privacy is needed or can open up the visibility into the building at other times.

The inspiration for the te reo name, Te Tūhunga Rau, came from the symbolism of manu (birds) who lived, and in some cases still live, on Te Motu Kairangi and refers to the "visitors of various iwi from around the world that make our community home, can come and find a place to make their own while celebrating who they are in their own special way."

This notion of a place where people gather from many backgrounds, are welcomed, nurtured and share values is grounded in te ao Māori principles and ensures the facility is welcoming to all in the community.

Internally, the layout was redesigned with the wharekai (kitchen) right at the heart of the facility. Food is a natural connector and the placement of the kitchen helps to bring people together. This idea was driven from embracing kaupapa Māori and customary practices but delivers wide benefit for all users. Additionally, there are facilities to put down a hāngī and umu, enabling *hapori whānui* and whānau places to come together to celebrate and connect.

This recent project is another example of evolving an existing community facility to deliver better outcomes. The strong engagement process and application of the fit-for-purpose principles has delivered a facility that ensures the whole community feel welcome and can benefit from.

Wāhanga 5 Tohutohu mō ngā momo taupuni Direction for facility types



This section summarises the direction for each type of facility. Each subsection outlines the key findings from the community surveys, needs analysis and what is needed for the future. The statistics outlined are mainly drawn from the sample survey of 786 Wellington residents. Due to the weighted sampling methodology, we use these results to infer the behaviour of the overall population. These findings are supplemented by the public surveys, which were completed by more facility users. Detailed findings are available in the full need analysis reports¹⁰.

While each facility type plays a distinct role in the network, there are increasingly blurred lines and overlap between facility types. Almost all community facilities have a role in bringing people together and providing space for events and activities that improve our wellbeing. We also see similarity in the activities at different facility types, for example, fitness classes are offered at some swimming pools, recreation centres, community centres and lease facilities. It is because of these increasingly blurred lines between facility types that we always need to consider the inter-relationship between facilities as we move forward.



¹⁰ The needs analysis reports are available on the Council's website.

5.1 Whare pukapuka Libraries

Role

- Support literacy and learning across a wide range of topics and activities.
- Access to books and resources, both physical and digital.
- Access to resources like computers, Wi-Fi, printers and maker spaces.
- Free drop-in space for social interaction, study and relaxation.
- Bookable spaces for study, meetings and events.
- Participation opportunities (programmes and events) across literacy, social, cultural, creative, play and other activities.
- Wayfinding to information, learning and support through skilled staff.

Current state

- There are 13 libraries in Pōneke: 11 community libraries and 2 temporary libraries.
- Te Matapihi (Central Library) is due for completion in 2026. The temporary libraries will close when it opens and there will be a total of 12 libraries.
- In 2021-22 there were 1.1 million library visits, down from 2 million recorded prior to the Covid-19 pandemic. This also reflects reduced visits due to closure of the Central Library.
- Physical issues of books and resources remain strong, at around 2 million per year.

Survey findings

- Around 73% of Wellingtonians¹¹ visit libraries, from a wide cross-section of the population. This level of engagement is on par with other cities.
- Libraries are valued for literacy and as a place to relax, study, participate, source advice and connect with others.
- Libraries are most often selected for their location and range of activities on offer.
- Over half (55%) of users walk/run/use a mobility device to visit libraries, which is higher than other facility types. Library users are less likely to travel by car (46%).
- Key challenges cited by non-users were library opening hours, limited range of activities, convenience of locations and appearance of libraries.
- The top three ideas for the future were:
 - extend the opening hours
 - improve appearance of buildings
 - provide for a wider range of needs.

Network analysis

- Wellington has a high number of sites, equating to one for every 17,000 people. By comparison, Auckland has 1 library for 31,000 people and Christchurch 1 for 19,000 people.
- Including Te Matapihi, there is 21,666 sqm of library space.
- One third of total library space is in the 11 community libraries, with an average size of 628 sqm. This is low in comparison to the typical library size of around 900 sqm.
- The closure of the Central Library and the Covid-19 pandemic impacted library visits, but visits are recovering.
- The, relatively high, 5.5 visits per head of population and 51 visits per square metre of library space reflects good interest in libraries, although there are some libraries with low use.
- Catchment analysis shows some libraries have overlapping catchments due to the distribution and small size of buildings.

¹¹ Statistics derived from the sample survey of 786 Wellington residents.

- Library catchment populations range from 5,000 to 50,000. The average library catchment is 22,000.
- There are no geographic gaps in Wellington's library network.
- Size and functionality of community libraries is the key constraint to meeting community needs as the population grows.
- A key conclusion from the needs analysis is Pōneke has a lot of library sites but insufficient capacity. The small size of some libraries limits the ability to provide a wide range of activities and does not reflect modern libraries and the changing way people are using them.

Facility challenges

- Newtown, Brooklyn and Island Bay libraries are too small for the population being served. Newtown in particular has insufficient capacity to cater for projected growth. All are well-located but the buildings have aspects that are not fit-for-purpose.
- Khandallah, Ngaio and Wadestown libraries are all small and have insufficient capacity for the population and growth. Catchment analysis shows there are overlaps between Khandallah/ Ngaio and Wadestown/Ngaio meaning there is an inter-relationship between facilities. The buildings have aspects that are not fit-for-purpose.
- Tawa, Kilbirnie and Karori libraries are well located but do not take full advantage of the co-location with other facilities. Tawa Library may require additional space to meet demand arising from growth.

Future direction

Evolve libraries to increase community library space to support provision of a wider range of activities. Maximise the benefits of libraries through collaboration with other community facilities.

- There is no need for any additional library sites, unless through the *optimisation* of existing sites.
- Te Matapihi (Central Library) has a role to serve a region-wide catchment and provide specialised library spaces / services like heritage collections and archives.
- There is a need for more space in community libraries to support provision of a wider range of activities. Library sizes should be determined in relation to the size of the population being served and the role of the library, but ideal size is around 900 sqm.
- One way to provide a comprehensive range of activities is through community libraries (and other community facilities) within a cluster having different specialities to reflect their population (or size).

- Specific design aspects to support fit-for-purpose libraries:
 - flexible spaces to allow for delivery of a range of programmes
 - inclusion of modern technology
 - after-hours drop-off with weather protection
 - sufficient and safe space for administration, storage and staff.
- Tawa / Newtown / Island Bay libraries – investigate the potential for expansion and hub development with other facilities.
- Waitohi / Karori / Kilbirnie libraries – investigate collaboration opportunities with other co-located facilities.
- Khandallah / Ngaio / Wadestown libraries – investigate the inter-relationship between the sites (along with other facility types) to consider options for increased space and to address the building issues. This could involve different roles of each site.
- Brooklyn Library – investigate options to address fit-for-purpose issues and space constraints, alongside greater collaboration with other facilities.
- Miramar Library – working with other community facilities, consider options to improve collaboration.

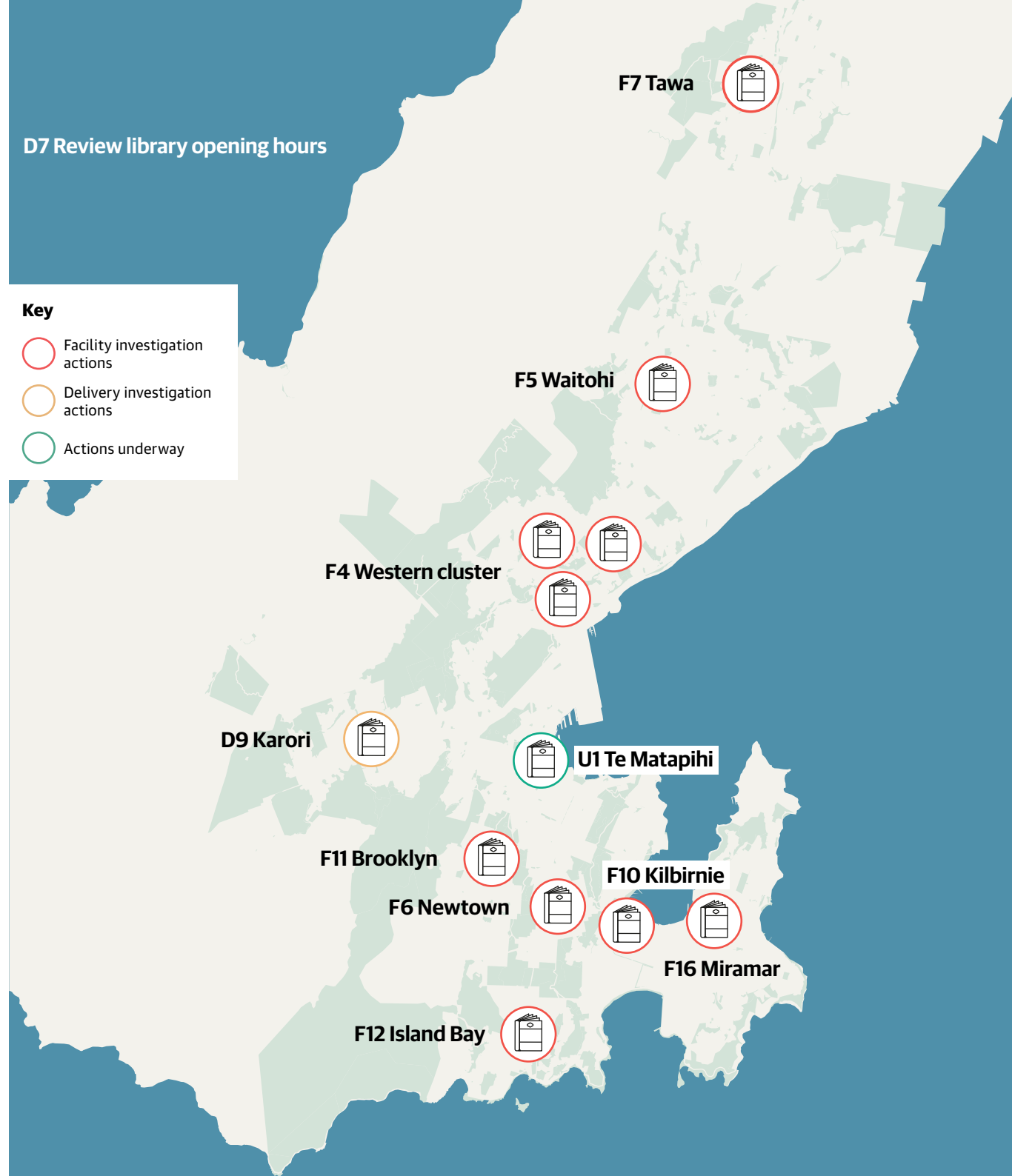
Key actions

The map outlines the current network of libraries and associated actions that involve library provision (noting not all actions will result in changes to libraries).

Refer to the action plan in wāhanga 7 for detail on the actions.

Key

- Facility investigation actions
- Delivery investigation actions
- Actions underway



5.2 Whare hāpori Community centres

Role

Collectively the role of community centres is defined below (although individual facilities may not provide all roles given the size, space and response to community needs):

- Bookable spaces for activities and events, short or long-term.
- Access to community, social, recreation, creative, performance and sport activities.
- Access and wayfinding to information and support.
- Access to resources like computers and Wi-Fi.
- Free drop-in space for social interaction and relaxation.
- Facilitate collaboration across community facilities.

Current state

- The Council is involved in 25 community centres across 32 buildings through a mixed model of ownership and delivery.
- The Council delivers 7 community centres with its own staff.
- The Council funds 18 community organisations to deliver community centres.
- Council owns 22 buildings, 6 are community owned and 4 are leased.
- Centres vary in their focus and delivery, partly driven by community needs and the objectives of organisations involved.

Surveys

- Around 26% of Wellingtonians¹² visit community centres. This level is on par with other cities.
- Community centres are valued for a range of reasons, such as a welcoming place to visit, supporting community organisations, and as spaces to hire, get advice and participate in a range of activities.
- Used by a cross-section of the population, but higher engagement from households with children and retired people.
- About two-thirds of users (61%) report travelling by car, whereas 41% walk or use mobility devices to get to community centres.
- Non-users cite lack of awareness as a key reason for not using. The surveys found this included long-term residents who weren't aware or didn't understand the role of community centres.
- The key challenges experienced by users included opening hours, limited range of offerings and poor appearance of facilities.
- The top three ideas for the future were:
 - improve the appearance and quality of facilities
 - provide for a wider range of needs
 - promote more and extend the opening hours.



12 Statistics derived from the sample survey of 786 Wellington residents.

Needs analysis

- Pōneke has a high number of community centres for the population, with one centre per 8,000 people. Other cities have provision levels of one centre per 10,000 to 15,000 people.
- There is approximately 11,600 sqm across community centres. The average size is 464 sqm, but they range in size from a 25 sqm drop-in centre to a 1,217 sqm multi-room centre with a large hall.
- Across the city, there is uneven distribution, capacity and types of community centres. This means there is significant variance in the provision levels of community centres.
- More than half the community centres are based in repurposed buildings. This contributes to centres not being fit-for-purpose. Two-thirds of the centres require improvement to some degree.
- There is no consistent data on the use of community centres but based on data available, use ranges from very low to high.
- There is significant variation in the focus and delivery models between centres. Some centres operate primarily as a venue for hire while others deliver a proactive range of programmes.
- Catchment modelling indicates there are no geographic gaps but overlapping catchments due to the number, distribution, size and activities at centres. Catchments range from 2,000 to 20,000.
- There is limited collaboration between community centres and with other community facility types, like libraries and church halls.
- A key conclusion is Pōneke has more than enough community centres and does not need more, but provision needs to be improved as many buildings are not fit-for-purpose. In addition, because of the significant variance in the way community centres are delivered, there needs to be greater collaboration to minimise duplication and maximise the benefits of what we have.

Facility challenges

- Wadestown Community Centre is located on a steep hill with poor accessibility, no carparking, and has a small size and open layout with limited flexibility – all contributing to very low use.
- Johnsonville is large and well located adjacent to other facilities, but the building has design and condition deficiencies.
- Tawa Community Centre is in a repurposed building that has a poor layout and is not fit-for-purpose. More space is likely required to meet demand arising from population growth.
- Island Bay is poorly located with no visibility and the building is too small and not fit-for-purpose.
- Newtown is based in three separate buildings which collectively provide enough space but there are opportunities for more holistic provision with other facility types in the area.
- Kilbirnie/Lyall Bay is well located but too small and some aspects of the building are not fit-for-purpose. The facility is disconnected from other community facilities at Kilbirnie Park.
- Churton Park Community Centre is too small and does not have the combination of spaces to cater for the growing population.
- Grenada Village serves a small population but the distance to the next closest centres confirms the need for provision. It has some maintenance and fit-for-purpose issues. Population growth across the Grenada Village area may warrant additional space but only in one facility.
- Raukawa and Te Tūhunga Rau (Strathmore) are located close together and both are small buildings. Consideration is required on whether the two sites are the best approach to meet community needs.
- Vogelmorn and Brooklyn are located close together and have overlapping catchments. There is potentially too much space for the population. The community-owned building at Vogelmorn has structural issues that need to be resolved in 5 to 10 years.
- Seatoun and Hataitai are owned by other organisations and have significant structural issues that need to be resolved in the next 5 to 10 years.
- Ngaio, Northland and Miramar/ Maupuia are older buildings in need of improvement to be fit-for-purpose.

Future direction

Evolve community centres to provide fit-for-purpose facilities and greater collaboration to deliver a coordinated range of activities.

- Due to the high number of community centres, there is no need for any new sites unless through the optimisation of existing facilities.
- Review the mixed model of delivery to assess the impact and efficiency of the mixed approach. Determine whether there is sufficient resource, capability and capacity to deliver the outcomes of this plan.
- Prioritise and ensure there is sufficient resource to support collaboration across community centres and with other facilities.
- Introduce consistent data collection to provide better insight into the level of use and impact of community centres.
- The key focus is on improving buildings to be fit-for-purpose for a range of activities. Careful consideration is required on whether to retain some buildings when there are significant building / design issues that are expensive to address.
- Community centres may have different specialities to reflect their communities, so a cluster of centres within geographical areas could work together to provide a coordinated and holistic range of activities.
- Specific design aspects of fit-for-purpose community centres:
 - Careful assessment of size, height, flooring and materials to accommodate a diverse range of activities, including flexibility for new activities.
 - Wharekai / dining area forms the heart of the facility, with space for social interaction.
 - Ample storage for equipment, technology and hirers is critical. Options for lockable storage for long-term groups.
 - Inclusion of modern technology for bookable spaces.
 - Administration spaces should be visible from the entrance and have the ability to support management of all areas.
 - There needs to be a welcoming façade and clear distinction that the centre is available for all the community, particularly for repurposed buildings.
 - Allow for secure and safe after-hours access.
 - Noise attenuation to minimise disturbance between spaces.
- Tawa, Newtown, Island Bay, Johnsonville, Kilbirnie/Lyall Bay – investigate potential for collaborative facility development with other local facilities to provide fit-for-purpose and coordinated provision.
- Wadestown, Ngaio and Khandallah – due to the significant fit-for-purpose issues at Wadestown, the Council has resolved to divest this building. Given the inter-relationship between these sites (along with other facility types), investigate options to consider the optimal provision.
- Northland, Miramar/Maupuia – investigate options to improve buildings alongside other facilities in the area.
- Churton Park – investigate options to expand, alongside other facilities in the area.
- Grenada Village – address maintenance and fit-for-purpose issues and investigate facility needs in response to growth.
- Linden, Brooklyn, Karori, Newlands and Aro Valley – maintain buildings and collaborate with other facilities.
- Mt Vic, Thistle Hall, Te Pokapū Hapori – review provision once Te Matapihi (Central Library) is operating to consider the facility needs of the growing City Centre.
- Te Tūhunga Rau and Raukawa – investigate the combination of facilities to meet needs. This may include need for increased provision, partnerships or consideration of non-building options.
- Vogelmorn, Hataitai and Seatoun – support facility owners to address structural issues.



Key actions

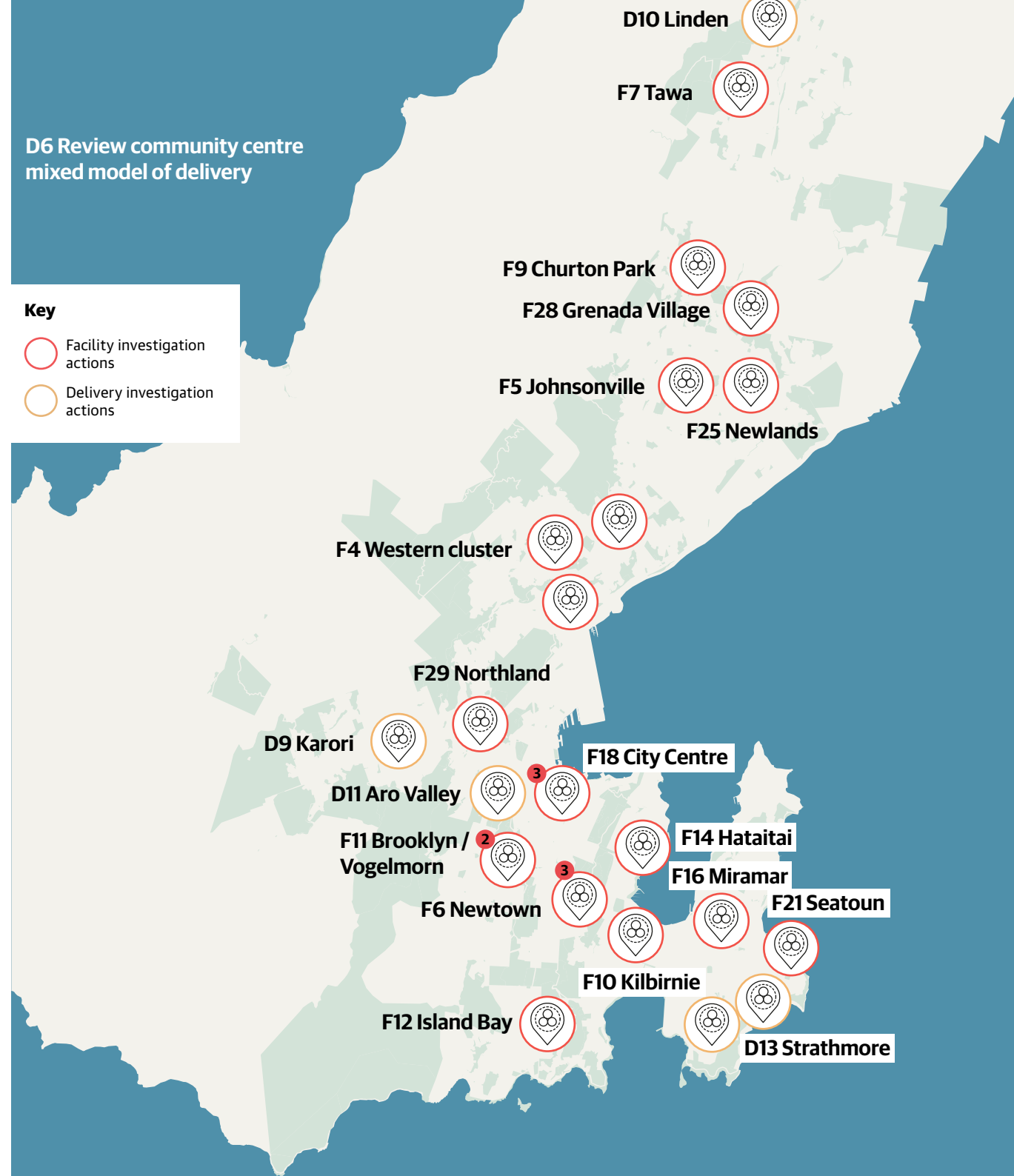
The map outlines the current network of community centres and associated actions (noting not all actions will result in changes to community centres).

Refer to the action plan in wāhanga 7 for detail on the actions.

D6 Review community centre mixed model of delivery

Key

-  Facility investigation actions
-  Delivery investigation actions



5.3

Whare rēhia

Recreation centres

Role

- Indoor spaces for play, sport, recreation, and fitness activities based around a court and active spaces.
- Support development and excellence in sport leagues and events, including disability and emerging sports.
- Access to space for drop-in play, social interaction and celebrations.
- Attainment of physical movement skills for all ages and abilities.

Current state

- The Council provides 5 recreation centres, covering 20,074 sqm and including 17 indoor courts.
- In 2021-22 there were 800,000 visits, down from 1.2 million in 2019 prior to the Covid-19 pandemic.
- There are also 21 non-Council facilities providing 25 courts, including code-specific, education and cultural facilities.

Surveys

- Around 27% of Wellingtonians¹³ visit recreation centres. This is a similar level to other cities.
- Recreation centres are valued for improving fitness, health and wellbeing, supporting sport leagues and events, and a place for casual play and fun.
- There is higher engagement from households with children and lower levels of use from older adults.
- Three-quarter of users (75%) report travelling to centres by car.
- Non-users cite lack of awareness and not understanding the role of recreation centres as key reasons for not using. Other issues include cost, range of offerings and available locations. Challenges experienced by users include the facility being too busy, financial issues, limited range of activities and poor appearance of facilities.
- The top three ideas for the future are:
 - provide a wider range of experiences
 - improve the appearance and quality of facilities
 - provide for a wider range of needs.
- Survey feedback included calls for a dedicated indoor or covered skate facility.



13 Statistics derived from the sample survey of 786 Wellington residents.



Needs analysis

- Nuku Ora have undertaken an indoor sport study for the wider Wellington region. Based on 42 courts in Wellington, there is one court per 5,000 people, higher than the national benchmark (one court per 7,500). It is acknowledged there is pressure at peak times and a range of responses are suggested to make the best use of existing courts.
- Based on the 22 courts located on Council land (includes lease facilities), there is one court per 9,000 people.
- Catchment and demand analysis undertaken for this plan indicates there is insufficient capacity in the recreation centre network to meet both current needs and growth. This goes beyond just indoor courts and includes recreation activities.
- Catchment modelling indicates a potential geographic gap between Johnsonville, Newlands and Churton Park areas. This is based on Nairnville being a one court facility and Tawa a two-court partnership facility. Growth in the Takapū/Northern ward indicates the need for increased capacity. This may include increasing access to existing facilities or needing new provision.
- Aside from Ākau Tangi, all other recreation centres are 1-2 court facilities, with an average size of 1,275 sqm. This smaller size limits flexibility for a range of recreation activities. Some facilities also have fit-for-purpose issues that impact use.
- Based on 2019/2020 visits, there were 5.9 visits per population, 60 visits per square metre and 75,000 visits per court. All indicate demand pressure on the network.
- There is limited collaboration between recreation centres and with other facilities like community centres and schools. More collaboration is needed to make the best use out of facilities.
- A key conclusion from the analysis is the need for more recreation space and improvements to address fit-for-purpose issues.

Facility challenges

- Kilbirnie Recreation Centre is an important youth facility for wheel-based sports. The building has structural issues that must be resolved by 2028.
- Nairnville (in Khandallah) is ageing and the building has layout and accessibility issues. The facility is potentially too small and may need to be considered in relation to provision gaps. The facility was well-used, but visits have been declining.
- The partnership with Tawa College provides 2 indoor courts at the Tawa Recreation Centre, which are important for sport use. There is limited visibility of the facility, as it is located at the back of the College, which appears to contribute to the low use by the community for recreation activities.
- Karori Recreation Centre is centrally located with other facilities, but there are opportunities for further collaboration.
- Ākau Tangi (12 courts) serves a regional/national function and is a critical facility for local indoor sport.

Future direction

Evolve recreation centres to improve quality and to increase capacity and the range of activities delivered, in collaboration with other facilities.

- Investigate the need and viability for increased recreation provision, focused on the indicative gap around Johnsonville, Newlands and Churton Park areas.
- The number of indoor courts needs to be guided by the National Indoor Court Strategy and recognise the role of non-Council courts.
- Any new provision should include at least two indoor courts with other spaces guided by a needs assessment, *benchmarking* and financial viability.
- Prioritise and ensure there is sufficient resource to support collaboration across recreation centres and with other facilities.
- Specific design aspects of fit-for-purpose recreation centres:
 - Careful location for easy travel, including by public transport.
 - Any partnership facilities must have road-side visibility.
- Safety in and around buildings is important given peak periods are late afternoons and evenings.
- Ample storage for equipment is critical.
- Provision for secure and safe after-hours access.
- Carpark capacity needs to be carefully calculated recognising timing over-laps between sport leagues and activities.
- The Sport New Zealand guidelines for fit-for-purpose courts and recreation spaces should also be followed.

- Ākau Tangi – maintain as the primary indoor sport centre for Wellington and a regional/national function.
- Nairnville – investigate options to address fit-for-purpose issues alongside increasing capacity in the Takapū/ Northern and Wharangi/Western wards to address indicative gaps.
- Tawa – investigate options to provide fit-for-purpose recreation space in collaboration with other facility types, alongside maximising the use of current indoor courts.




- Kilbirnie – investigate options to address structural issues, provide dedicated space for youth/wheel-based sport alongside the potential for hub development with other facilities.
- Karori – maintain and develop collaboration with co-located facilities.

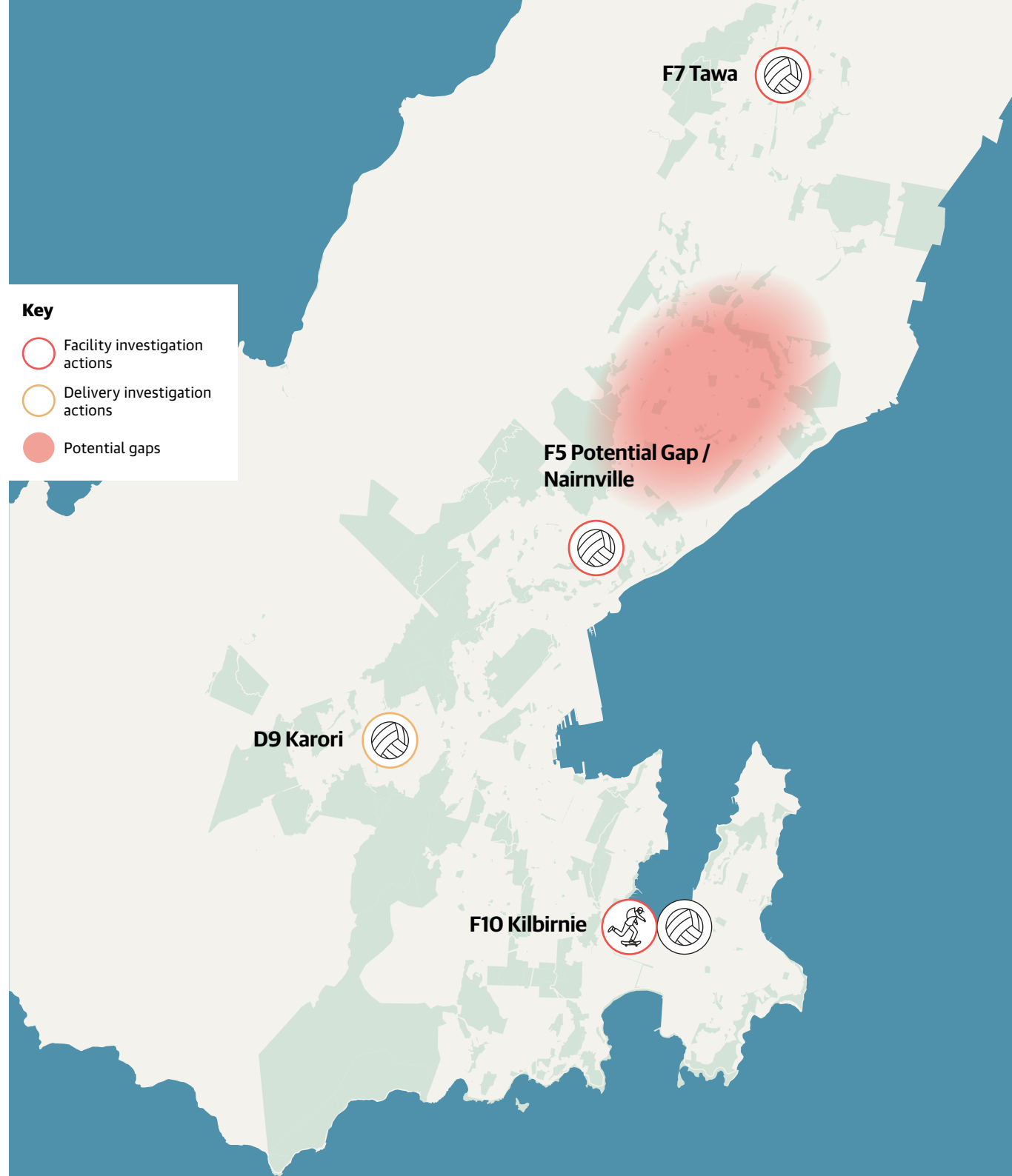
Key actions

The map outlines the current network of recreation centres and associated actions (noting not all actions will result in changes to recreation centres).

Refer to the action plan in wāhanga 7 for detail on the actions.

Key

-  Facility investigation actions
-  Delivery investigation actions
-  Potential gaps



5.4 Ngā puna kauhoe Swimming pools

Role

- Safe and supervised water space for aquatic activities.
- Aquatic education to learn how to swim and safe water behaviours.
- Access to opportunities for play, social interaction, celebrations, aquatic fitness and recreation.
- Access to aquatic rehabilitation, relaxation and wellbeing.
- Support development and excellence in aquatic sport.

Current state

- The Council provides 7 swimming pools, with 5,135 sqm of water through 5 indoor and 2 outdoor facilities (open in summer).
- There are 16 non-Council pools providing 1,874 sqm of water, with 9 learn to swim pools, 2 fitness pools and 5 school pools.
- Since 2011, the Council provided 11 grants from the School Pool Partnership Fund to 8 schools to upgrade school pools for learn to swim. There is limited insight into the impact of this investment.
- Total all-year publicly available water in Pōneke from the 5 Council and 9 learn to swim facilities is 5,206 sqm.

Surveys

- Around 42% of Wellingtonians¹⁴ visit swimming pools. This level is high compared to other cities.
- Swimming pools are valued for supporting learn to swim, improving fitness and wellbeing, and providing water-therapy, relaxation and play opportunities.
- There is higher engagement from households with children, youth and those aged 40-49 years, and lower use by people who are retired.
- Three-quarter of users (76%) report travelling to pools by car.
- Pool users tend to visit more frequently compared to users of other facility types.
- Non-users cite lack of confidence, poor quality, pools being too busy and financial reasons for not using pools.
- Challenges reported by users included pools being too busy, financial reasons, opening hours, poor quality and limited range of activities.
- The top three ideas for the future are:
 - improve the appearance and quality of facilities
 - provide for a wider range of needs
 - more play and therapy provision.



14 Statistics derived from the sample survey of 786 Wellington residents.

Needs analysis

- Sport New Zealand are developing a National Aquatic Strategy with an indicative provision benchmark of 27 sqm of water per 1,000 people. Wellington currently has 26 sqm of water per 1,000 people, with population growth this will decrease to 21 sqm per 1,000 people. On this basis, Wellington's pools will come under increasing pressure for water space.
- Wellington pools are predominately structured lap pools, with 68% of water-space in rectangular pools, 16% for learning, 13% for leisure and 3% for relaxation / hydrotherapy.
- The National Aquatic Strategy indicates there is a mismatch between aquatic demand and supply, with insufficient leisure and hydrotherapy provision. The predominant structured make-up of Wellington's pools further exacerbates this variance.
- The structured style of provision in Wellington also contributes to the pools being busy, as the structured water-space is being used to meet the demands for all activities – sport, fitness, play, learning and hydrotherapy.
- A key conclusion from the analysis is the under-supply of leisure and hydrotherapy water in the network. Demand is anticipated to increase, driven by growth and an ageing population.
- There is only one pool in the network, Wellington Regional Aquatic Centre (WRAC), providing deep-water for aquatic sport. The impact of the Naenae Pool development in Lower Hutt needs to be assessed to determine whether there is sufficient deep-water provision in the region.
- Catchment analysis indicates current pool facilities are relatively well distributed with few overlaps.
- There are potential geographic gaps for learn to swim in several areas. These need further investigation with learn to swim providers to understand if distance and travel are barriers to participation.
- In 2021-22 there were 860,000 visits, down from 1.2 million in 2019 prior to the Covid-19 pandemic. In 2019/2020, there were 6.2 visits per population, 86 visits per square metre of building and 246 visits per square metre of water. These visit ratios indicate high demand pressure on the network.
- Wellington's pools have a very flat pattern of use, without the typical peak in summer that is seen in other cities. A contributing factor is the predominantly structured and relatively low leisure provision.
- Wellington's five indoor pools account for approximately 45% of the Council's carbon emissions and investment is needed to transfer to more sustainable energy sources to heat the facilities.

Facility challenges

- Khandallah Pool – the structured design is not fit-for-purpose for predominant leisure use, and visits have declined. The buildings have structural issues and the pool tank leaks. The site also has a number of challenges and limitations.
- Freyberg and Thorndon pools – are over 50 years old and have a range of fit-for-purpose and resilience issues. Both are well-used (and loved) but under demand pressure with strong visits for the size of the pools. The structured pool design of both facilities does not cater for a range of aquatic needs. Addressing this imbalance in the first instance offers the best opportunity to address the under-supply of leisure and hydrotherapy provision in the city.
- WRAC serves a regional/national function and is the primary aquatic sport facility. The main pool is under pressure for the range of sports and activities it accommodates.

- Karori and Tawa pools – both facilities are likely to come under pressure with population growth and will need additional water, particularly for leisure and hydrotherapy. Karori Pool also has poor accessibility into the building and into some pools.



Future direction

Evolve swimming pools to increase the provision of leisure and hydrotherapy water and provide a more balanced make-up. At the same time, decarbonise and address fit-for-purpose issues.

- Investigate increased leisure and hydrotherapy water focused on the central area of Wellington in the first instance.
- The amount of water and balance of provision should be guided by a needs assessment, benchmarking and financial viability.
- Key focus is to invest in decarbonisation of swimming pools to reduce carbon emissions, improve energy efficiency and provide good experiences for users.
- Specific design aspects of fit-for-purpose swimming pools:
 - Visible and accessible location with easy travel, including by public transport.
 - Safety in and around facilities is important given peak periods are early mornings and evenings.

- Carpark capacity needs to be carefully calculated recognising the difference between peak and off-peak periods.
- There needs to be good transition between wet and dry spaces to minimise cleaning requirements.
- Sufficient space for spectators and large groups.
- Good design of changing spaces to cater for a range of needs including families, all-genders and disabled people.
- Follow Sport New Zealand guidelines for aquatic spaces.
- WRAC – maintain as primary aquatic sport facility, implement decarbonisation plan and develop collaboration across the co-located precinct.
- Freyberg and Thorndon pools – investigate options to increase leisure and hydrotherapy, and potentially learning, alongside sufficient structured water-provision. Respond to the fit-for-purpose and resilience issues.
- Khandallah Pool – continue to investigate future options.
- Karori and Tawa – medium to long-term, investigate options to increase leisure and hydrotherapy water and address fit-for-purpose issues.
- Collect data on the impact of the Council’s investment in learn to swim at school pools. Investigate with learn to swim providers whether distance is a barrier to participation.
- Maintain a watching brief on aquatic sport provision post the completion of Naenae Pool and Fitness Centre in Lower Hutt.

Key actions

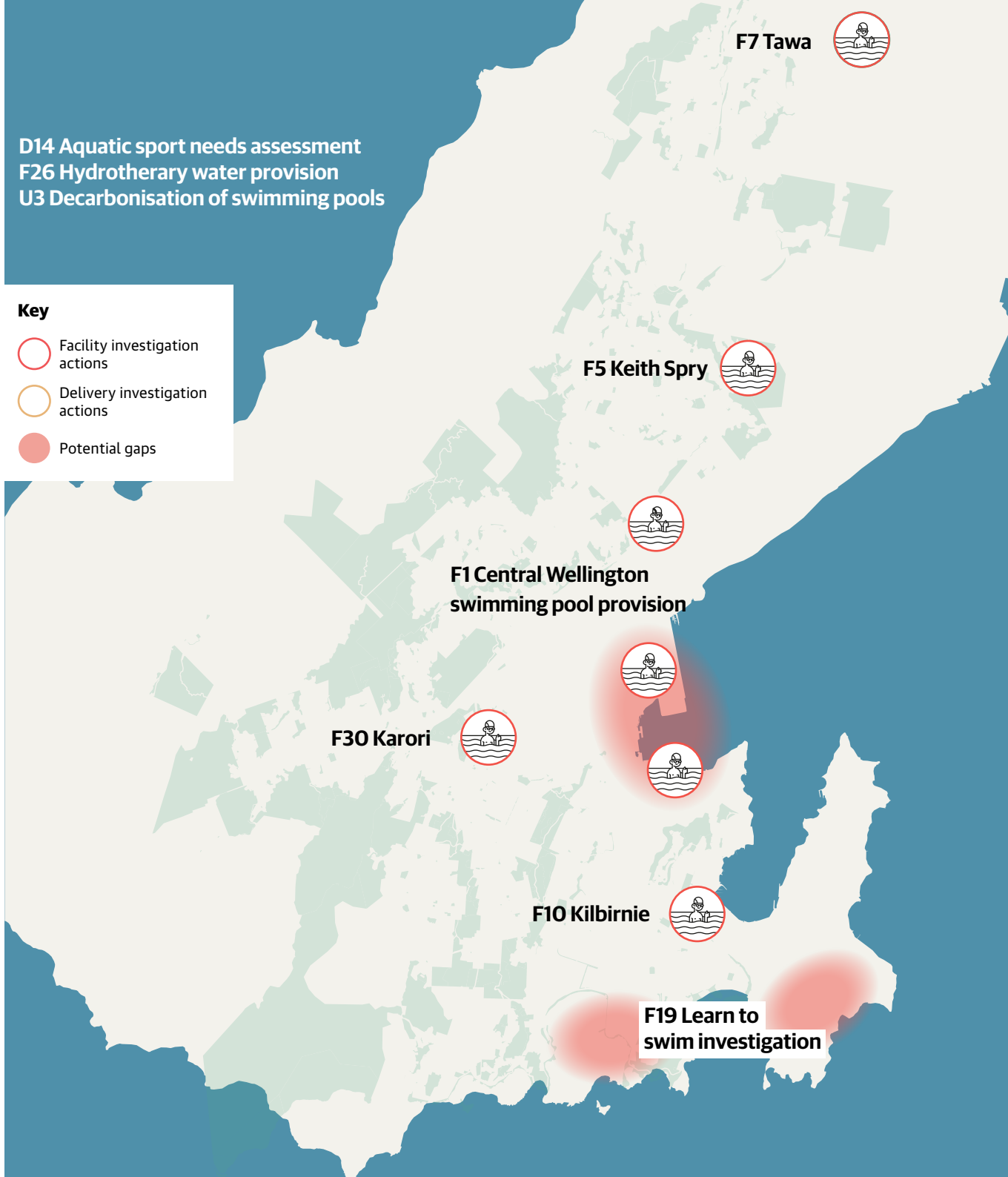
The map outlines the current network of swimming pools and associated actions (not all actions will result in changes to facilities).

Refer to the action plan in wāhanga 7 for detail on the actions.

D14 Aquatic sport needs assessment
F26 Hydrotherapy water provision
U3 Decarbonisation of swimming pools

Key

- Facility investigation actions
- Delivery investigation actions
- Potential gaps



5.5 Taupuni rīhi Lease facilities

Role

- Provision of land and/or buildings that enable leaseholders to deliver sport, recreation, cultural, creative, performance, community and social activities.
- Enable community-led delivery of community facilities and activities helping people to connect, access space, learn, participate or find support.



Current state

- Lease facilities are covered by the Council's Early Childhood Centres Policy and Leases Policy for Community and Recreation Groups.
- In scope of this plan are 131 lease facilities across approximately 177,000 sqm of lease space (including land).
- 41 premises leases where the Council owns the building and land.
- 90 ground leases where the Council owns the land, and the leaseholder owns the building.
- Land and/or buildings are leased to groups that deliver a range of activities including 64 sport, 28 childcare, 14 scout/guide, 10 recreation, 9 marine based and 6 art/creative/cultural.
- 39 leases are located on Wellington Town Belt, 74 on reserve land and 18 on fee simple land.
- Facilities range from from large, like the Renouf Tennis Centre, to local facilities, like a scout hall.

Surveys

- Wellingtonian's¹⁵ use of types of lease facilities varies:
 - around 22% engage with sport and marine facilities
 - around 7% engage with childcare facilities
 - around 5% engage with arts or recreation facilities
 - around 3% engage with scout/guide facilities.
- Wellingtonians value lease facilities for bringing people together, enabling participation in a range of activities and supporting community groups.
- Satisfaction varies across facilities
 - highest satisfaction is with marae (see wāhanga 5.6) and childcare facilities, and the lowest satisfaction levels are with scout/guide facilities.
- Non-users report lack of awareness and understanding as a key reason why they don't engage with lease facilities.
- The top three ideas for the future are:
 - promote lease facilities better
 - share facilities to improve usage
 - improve appearance and quality of facilities.

Needs analysis

- The needs analysis was largely informed by the lease facility survey of which 52% leaseholders responded. This relatively low return level limits some of the analysis.
- Lease facilities are largely operated by volunteer groups and leaseholders report limited capacity of their people. Some larger facilities have paid staff, but also report limited capacity.
- Most lease facilities are single purpose, serving one activity. Two-thirds of responding lease facilities are available for casual (one-off) hire and 44% of facilities are used for long-term hire by other groups/activities.
- Based on the survey, two-thirds of facilities are used for less than 40 hours per week, with 50% used between 20 to 40 hours and 15% below 20 hours a week.
- Membership numbers of responding lease facilities range from 60 to 10,000, with an average 1.2 members per sqm.
- Larger, multi-purpose or shared facilities have higher usage.

15 Statistics derived from the sample survey of 786 Wellington residents.

- There is significant interest by leaseholders to increase use of lease facilities, but volunteer/staff capacity, promotion and building deficiencies are the main limitations.
 - Feedback from people who would like to use lease facilities indicate lack of awareness, constrained functionality of spaces and length/terms of hire as the key limitations.
 - There is an uneven distribution of lease facilities, with the availability of Wellington Town Belt and open space a key factor of the higher provision in Motukairangi/Eastern and Paekawakawa/Southern wards.
 - There is also an uneven allocation of facilities for different activities, with tennis and football having the highest number of sites, followed by scouts, kindergarten and bowling.
 - The average age of lease facilities is 58 years, and many buildings have accessibility, fit-for-purpose and condition issues. Leaseholder survey respondents report limited resources to upgrade and maintain facilities.
 - Many lease facilities are located close together but leaseholders report limited collaboration between facilities.
 - There are multiple policies, plans and legislation governing lease facilities with different frameworks. Some leases have higher maintenance or rental fees and/or report constraints in the lease terms for greater use of their facilities. There are also historical inequities arising from long-term leases, which don't always facilitate new or emerging groups to access leases.
 - A key conclusion of the analysis is the limited oversight on the use and impact of lease facilities, but usage appears lower than desired. Volunteer capacity, promotion of facilities, increased resourcing, and making facilities more fit-for-purpose are the key issues to address to improve use.
- ### Future direction
- Review the lease facility portfolio and policy frameworks to evolve towards increased use, fit-for-purpose facilities and maximising the benefits.
- Review and align the Early Childhood Centres Policy and Leases Policy for Community and Recreation Groups to the strategic direction of this plan. This may include combining the policies.
 - A key focus is to identify the policy changes and actions required to increase use and maximise the benefit of lease facilities.
 - Consider options to address the maintenance and upgrades required for the ageing portfolio of buildings (within the context of limited resources) to deliver fit-for-purpose facilities.
 - Evolve lease facilities towards more collaborative physical arrangements to enable better sharing of facilities.
 - Address financial inequities between different types of lease facilities and other community facilities.
 - Consider how to address the inequities associated with long-term allocation of leases and the ability for new groups and activities to access lease space, alongside balancing the need to provide security of tenure to leaseholders.
 - Work with organisations/activity types with multiple leases across the city (such as tennis, football, bowls, scouts etc) to assess their network of facilities and the future needs and aspirations for their activity.
 - Adhere to the Wellington Town Belt Act 2016 and Reserves Act 1977 ensuring the predominant activity for leases on the Wellington Town Belt or reserve land are recreational.
 - Evaluate the human and financial resources required (both internal and external) to achieve the plan outcomes and support the future direction.

5.6

Ngā marae me ngā wāhi kaupapa Māori

Marae and kaupapa Māori spaces

Role

- Hubs of Māori communities, they provide a place where people can gather and connect with their *whanaunga* and te ao Māori.
- Contribute to the wellbeing of whānau, *hapū* and *iwi*.
- Revitalise and embrace te reo Māori and te ao Māori.
- A place hapori Māori can strengthen connectedness, language and cultural practices.
- Encourage hapori whānui (wider community) to engage with marae through mātauranga and *tikanga* Māori.
- Support hapori whānui in times of community emergencies and whānau events.

Current state

- Ngā Hau e Whā o Paparāangi is the only marae in the scope of this plan as a ground lease (where Council owns the land) and allocation of Council funding to support Māori outcomes. The marae is an urban papakāinga located in Newlands. It promotes and provides opportunities for the local community to learn about Māori cultural practices (*kawa* and *tikanga*).
- Other Pōneke marae are Pipitea Marae, Rongomaraeroa (at Te Papa), Tapu Te Ranga Marae, Te Rau Karamu Marae (on Pukeahu Campus) and Te Tumu Herenga Waka Marae.
- There is also Te Raukura – Te Wharewaka o Pōneke located by Wahirepo Lagoon, a cultural centre that houses the city's two waka and the Karaka Café.
- The Cook Islands Society Hall is a Council ground lease located on Wellington Town Belt in Newtown in scope of this plan. While not a marae, the hall functions as a cultural and recreation centre for Cook Islanders in Pōneke.

Surveys

- Marae are visited by approximately 4% of Wellingtonians¹⁶, with higher proportions of Māori and Pasifika peoples visiting.
- There are high levels of satisfaction by survey respondents visiting marae. Although some respondents identified the poor condition of some facilities as an area of concern.
- Feedback from survey respondents indicate desire for greater connections to marae. There were suggestions to develop marae facilities to improve quality and increase provision.
- There is limited insight into the provision of marae and uniquely Māori spaces in Pōneke, and further data is needed to support future actions.

Future direction

- Evolve the community facility network to support marae, uniquely Māori spaces and kaupapa Māori based activities, delivered in collaboration with other community facilities.
- Review the provision of marae and kaupapa Māori spaces in partnership with mana whenua and Māori to identify key facility issues and priorities for the future.
 - Support greater visibility of marae and kaupapa Māori facilities through promotion and information, working in collaboration with marae owners.
 - Explore how te ao Māori, Te Tiriti o Waitangi and mātauranga Māori are reflected in the decision-making, management, activities and the visual presence of our community facilities.
 - Support marae to collaborate with other facilities to provide more Māori-specific and holistic community facility provision.

16 Statistics derived from the sample survey of 786 Wellington residents.

5.7 Ngā taupuni toi, auaha hoki Art and creative facilities

Role

- Access to spaces, resources and opportunities to inspire and develop arts, culture and creativity.
- Arts and creative activity can be undertaken in either dedicated arts and creative facilities or suitable spaces in other community facilities.

Current state

- There is a broad spectrum of art and creative activity happening in community facilities, ranging from community participation in arts and craft classes to artists developing and showcasing their work, through to professional groups rehearsing and performing.



Needs analysis

- Dedicated art and creative facilities in Pōneke include 6 arts/creative facilities in the lease facilities portfolio, several performing arts and creative venues, Toi Pōneke Arts Centre provided by the Council and commercial spaces (the later are out of scope of this plan).
- Some community facilities have specific art spaces including:
 - Thistle Hall has a dedicated gallery space, which showcases 50 one-week artist shows every year.
 - Newlands, Vogelmorn and Linden community centres have resident performing arts groups and associated stage, storage and rehearsal spaces.
 - Community centres at Northland, Ngaio and Khandallah are based around large hall space with a stage.
 - Waitohi Community Hub includes a dedicated maker space that provides access for a range of arts activities.
 - Recently upgraded Newtown Community Centre and the Karori Community Hall have stages, changing rooms and rehearsal spaces.
- The community surveys indicate arts and creative activity is undertaken in a range of community facilities including:
 - 19% of community centre users visit for arts, craft, music or performing arts activities.
 - 5% of Wellingtonians¹⁷ visit dedicated arts and culture centres like the Karori Arts & Craft Centre.
 - 6% of all lease facilities are hired by other groups to undertake arts and creative activities.
- The Aho Tini 2030: Arts, Culture and Creativity Strategy identified the need for improved access to affordable, accessible and fit-for-purpose venues, places and spaces.
- Feedback from arts and creative communities identified some specific needs, including (but not limited to):
 - preference for longer-term occupancy rather than short-term
 - the ability to store equipment on-site
 - preference for central suburban locations
 - disciplines including theatre, dance, music and visual.

¹⁷ Statistics derived from the sample survey of 786 Wellington residents.

- The limited functionality of some community facilities for art and creative activities was identified by both users and facility providers. This reinforces the need for wide community engagement with the art and creative sector as part of any facility investigation to understand the potential for sharing and collaboration.
- A key advantage for accessing community facilities is the predominant timing of arts and creative activity occurring during the working day, which complements the peak period (after 5pm and weekends) for many community facilities.

Future direction

Improve access for art and creative activity to spaces and facilities in the community facility network, and develop collaboration between the creative sector and providers of community facilities.

- Stocktake and promote the availability of spaces across the community facility network suitable for arts and creative activity.
- Facilitate connections between the arts and creative sector with community facilities and support partnerships where opportunities arise.
- Complete the reimagining Toi Pōneke work to deliver dedicated creative spaces for the arts communities.
- Undertake a needs assessment to determine the facility needs of arts and creative communities and assess facility options (including existing facilities) to respond to these needs.
- Ensure the centralised booking system meets the needs of arts and creative communities. These include needing to accommodate both short-term and longer-term bookings.



5.8

Ngā wāhi ā-hapori

Community spaces in Council housing assets

Since August 2023, most of the Council's housing assets are managed by Te Toi Mahana, an independent charitable Community Housing Provider (CHP).

Role

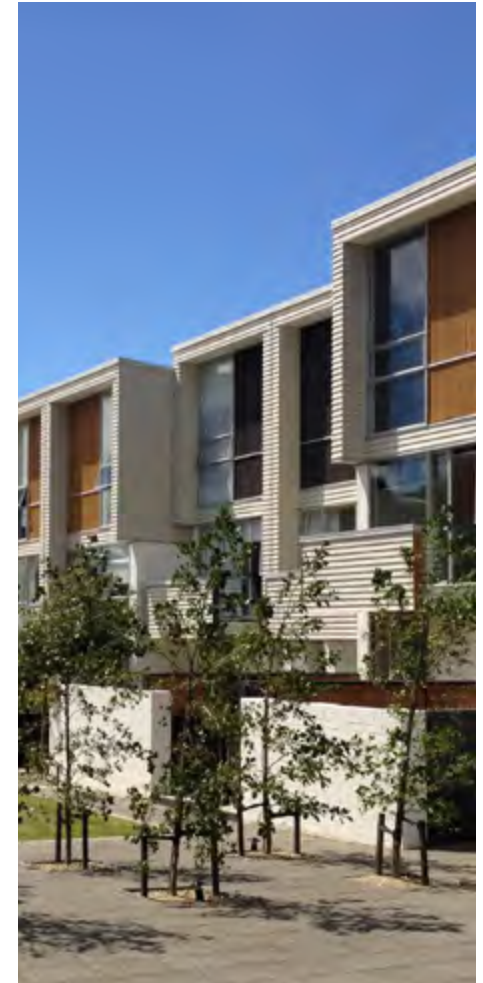
Common space, resources and opportunities to support tenant wellbeing with a secondary role to enable community access.

Current state

- Within the portfolio managed by Te Toi Mahana, there are 13 complexes that have common spaces.
- These spaces were primarily developed to support tenant wellbeing, enable tenant-led programmes and events.
- A secondary role was to provide access and build connections across the community.
- Common spaces range from 14 sqm to 235 sqm but most are relatively small with an average size of 60 sqm.

Needs analysis

- Up to 6% of Wellingtonians¹⁸ visit these spaces, with most users reflecting the profile of tenants.
- The spaces are valued for supporting tenant wellbeing but also as a place to visit and build community connections.
- Some spaces are well suited for community access with a good location and configuration.
- A few successful community partnerships have been established to support programmes for tenants and the community in these spaces.
- There is general support to see increased community use of the spaces to build tenant-community connections and address the barriers in accessing these spaces.
- Increasing awareness and improving the quality and fit-for-purpose nature of spaces are the key themes for the future. Some spaces have accessibility and appearance issues.



18 Statistics derived from the sample survey of 786 Wellington residents.

Future direction

In partnership with Te Toi Mahana, provide common spaces in housing complexes and proactively collaborate with community centres in the provision of programmes and activities to support tenant wellbeing and to build connections across the wider community.

- The following housing complexes have common spaces that are well-located and situated for collaborative delivery of activities and programmes for residents and the wider community:
 - Central Park Apartments
 - Hanson Court Apartments
 - Kotuku Apartments
 - Marshall Court Apartments
 - Newtown Park Apartments
 - Rintoul Street Villas
 - Te Ara Hou Apartments.

- The over-riding principle is all activities provided in these spaces are free for tenants and have some tenant involvement.
- Ensure any new common spaces, which are intended to be used by tenants and the community, are visible and located on the ground floor and at the front of the complex.
- Within asset management programmes address the identified fit-for-purpose issues of some community spaces.



5.9 Wharepaku tūmatanui Public toilets

Role

Public toilets contribute to health and wellbeing outcomes by providing a sanitation service that supports people's use of the urban environment, parks, open spaces, community facilities and high-visitor locations.

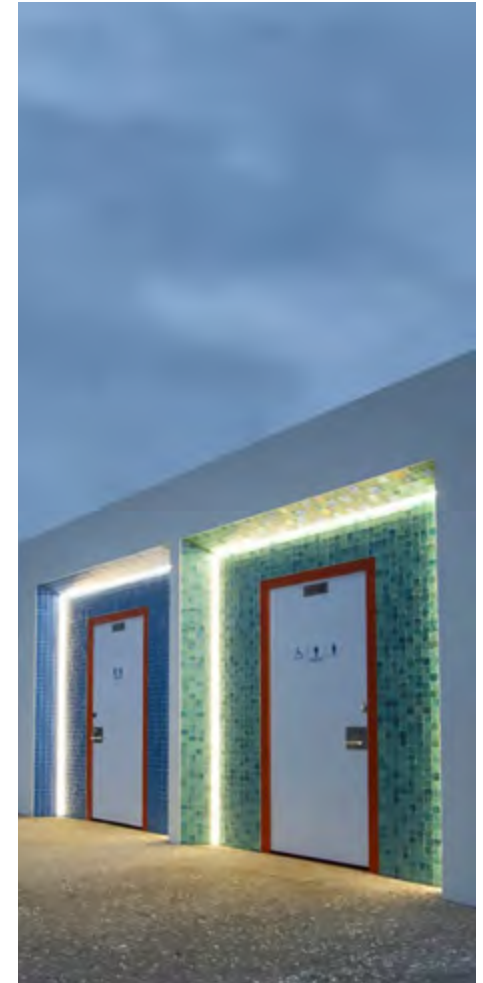
Legislation

The Council is not legislatively required to provide public toilets, but the following legislation and standards guide provision:

- **Health Act 1956** – Section 23 states it is the duty of local authorities to improve, promote and protect public health within its district. Section 25 states that the Minister of Health may require any local authority to provide sanitary works, which includes “sanitary conveniences” for the public.
- **Local Government Act 2002** – under Part 7, there are obligations to assess sanitary services (as defined in the Health Act). This requires assessment, from a public health perspective, of the adequacy of services – in light of health risks to communities from the absence or deficiency in services, quality of services, and the current and estimated future demand for services.
- **New Zealand Standard for Public Toilets (NZS 4241:1999)** provides advice on the design and provision of public toilets.

Current state

- The provision of public toilets was previously covered by the Council's 2002 Public Conveniences Policy.
- In Pōneke there are 95 public toilets across the city.
- 83 (in scope of the plan) are in the City Centre (14), local / metropolitan centres (21), coastal areas (13) and parks (35).
- 25 of these 83 public toilets are open 24 hours, 7 days a week.
- 12 public toilets are located at sportsfields or in pavilions, accessible when the sport park is booked or sports groups are using grounds (these are not in scope of this plan).
- Council-owned public toilets are provided free of charge.



Surveys

- Around 69% of Wellingtonians¹⁹ use public toilets, which is similar to other cities based on available data.
- A cross-section of the population use public toilets, with no demographic group significantly more or less likely to use.
- The toilets in the City Centre are the most visited, but there is a good spread of use across other public toilet locations.
- There are equal levels of satisfaction to dissatisfaction, with females, gender-diverse, younger people and disabled people more likely to be dissatisfied.
- Cleanliness, smell and maintenance of public toilets are the most significant areas of dissatisfaction.
- Some users would like to see increased provision through more locations, longer opening hours, and more toilet pans (capacity).
- Key locations that featured for increased provision include:
 - high traffic areas in the City Centre including Lambton Quay
 - at popular playgrounds, parks, beaches and walkways.
- There is a need to improve signage for public toilets to increase the visibility and wayfinding to locations.
- Some disabled people called for more Changing Places²⁰ facilities. One Changing Places facility is planned as part of the Inglewood Place development.

Needs analysis

- Wellington has about 1 toilet facility per 2,500 people. This overall level of provision, based on the number of facilities per head of population, is similar to other cities:
 - Lower Hutt has 1 toilet facility per 2,800 people.
 - Dunedin has 1 toilet facility per 2,000 people.
 - Christchurch has 1 toilet facility per 2,800 people.
- The cost of delivery is a key factor for future provision with an indicative capital cost of between \$400,000 and \$500,000, and an annual operating cost of over \$40,000 per toilet.
- Spatial analysis based on an indicative 5-minute walking catchment has been used to identify potential areas to investigate for provision.

Future direction

Facilitate and provide public toilets to support people's use of the urban and natural environment and consider collaboration with a range of potential providers.

- **Accessibility** – ensure public toilets are accessible for all people by meeting the New Zealand Standard for Public Toilets or better. Assess the need for increased provision of fully accessible Changing Places in Pōneke.
- **Availability** – ensure public toilets are well located to avoid duplication and support people's use and movement across the city in response to high pedestrian or demand areas.
- **Visibility** – ensure public toilets are easy to find through visible placement and sufficient signage.
- **Safety** – ensure public toilets are designed and located to provide maximum safety for users and in accordance with the CPTED principles. Where possible, corridors that are potential entrapment zones should be eliminated.
- **Inclusive** – ensure public toilets are inclusive to everyone through evolution towards all-gender facilities.

¹⁹ Statistics derived from the sample survey of 786 Wellington residents.

²⁰ Accessible toilet and change space for people with complex disabilities.

- **Durable** – ensure public toilets are constructed from durable materials, which are vandal resistant and easy to clean and maintain.
- **Appearance** – ensure public toilets are maintained to be safely and appropriately serviced to provide a high standard of cleanliness and hygiene.
- **Signage** – ensure public toilets have clear signage including in English, te reo Māori and braille.
- **Free** – the Council's provision of public toilets will be provided free to access, with small charges for additional services like showers and washing machines.
- **Value** – ensure the Council's provision of public toilets provides good value.
- **Partnerships** – consider opportunities to partner with or facilitate public toilet provision with other providers. Partnerships could include commercial and retail sectors in shopping areas, Greater Wellington Regional Council and Metlink in key or remote public transport locations, or other landowners where public provision is not possible.

New provision

In determining whether to provide a new public toilet, the Council will be guided by the following:

Needs assessment

- **Spatial distribution of current provision** – the distance to the next available public toilet, including commercial and other types of provision. This should be based on the time associated to walk to the current public toilet and the size of any spatial gap.
- **Likely demand** – establish the likely demand, determined by the level of visitation or foot-traffic. Ideally, new provision should be considered where there are high pedestrian numbers.
- **Peak periods** – identify times of the day, week, year that are likely to generate peak demand. This could influence whether dedicated provision is required or whether a partnership with an existing provider is a potential option.

Te Whai Oranga Pōneke (Open Space and Recreation Strategy) provision targets

- Accessible public toilets are provided at destination parks and cemeteries/urupā.
- Public toilets should be available within 300 metres of community neighbourhood parks, urban parks and significant beaches.
- Public toilet provision will be considered at signature and regional trail destinations as classified by the Regional Trail Framework.

Feasibility assessment

While the need for a public toilet may be justified, the following factors need to be considered to determine feasibility:

- **Location** – whether there is a suitable location for a public toilet. Important considerations need to include the availability of land/space, visibility, connection to services, environmental and community impact, safety and accessibility.
- **Cost to benefit** – the cost of development and maintenance related to the likely benefits.
- **Risks** – whether there any current and potential risks associated with provision and necessary mitigation methods. This could include natural hazards, CPTED and environmental impacts.

Priority

Assessment against the prioritisation criteria (wāhanga 4.2.2).

Key actions for Wellington's public toilets

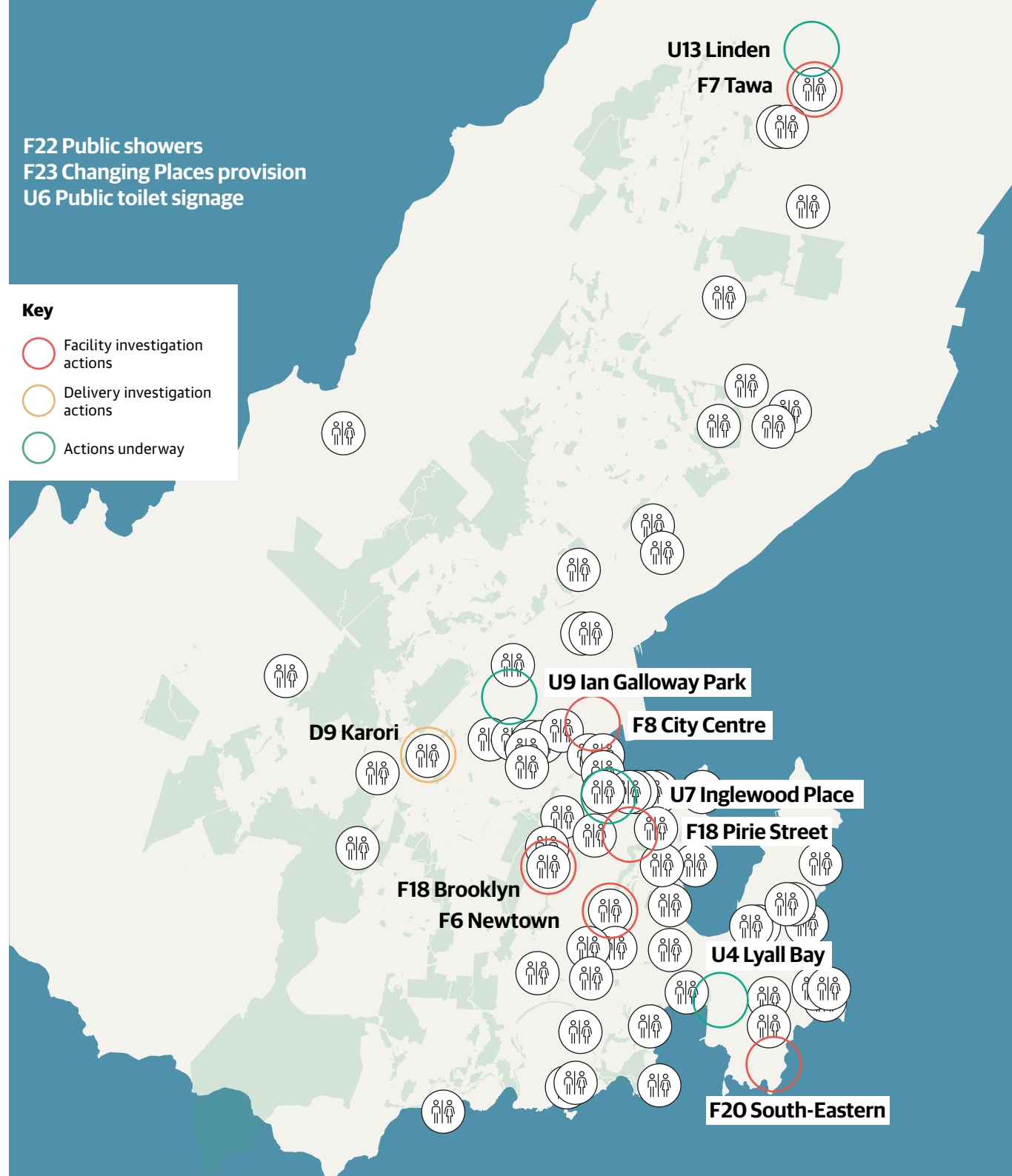
The map outlines the current network of public toilets and associated actions (noting not all actions will result in changes).

Refer to the action plan in wāhanga 7 for detail on the actions.

F22 Public showers
F23 Changing Places provision
U6 Public toilet signage

Key

- Facility investigation actions
- Delivery investigation actions
- Actions underway



Wāhanga 6
**Ngā mahi e
haere ake nei**
Next steps



6.1 Te āhua o te whakatinana i te mahere How the plan is implemented

Informing the Council's work programmes

The purpose of Te Awe Māpara is to guide the Council's provision and decision-making about community facilities for the next 30 years. The plan sets out the direction for community facilities (mission and outcomes), what we will do to get there (future approach), specific direction for facility types, and prioritised actions to investigate identified delivery and facility issues. Te Awe Māpara will inform the Council's long-term plan and annual plans around future community facilities funding priorities.

Figure 3 summarises the implementation of Te Awe Māpara. The plan and implementation of actions will be incorporated into the Council's asset and activity management plans, which describe work programmes and priorities. The asset and activity management plans feed into the annual plan and long-term plan processes for the allocation of funding to implement the work programmes.

Actions

Wāhanga 7 sets out the plan's actions to undertake a variety of investigations in response to identified delivery or facility issues. Most actions require funding to undertake the investigation and this has been considered when this plan was adopted.

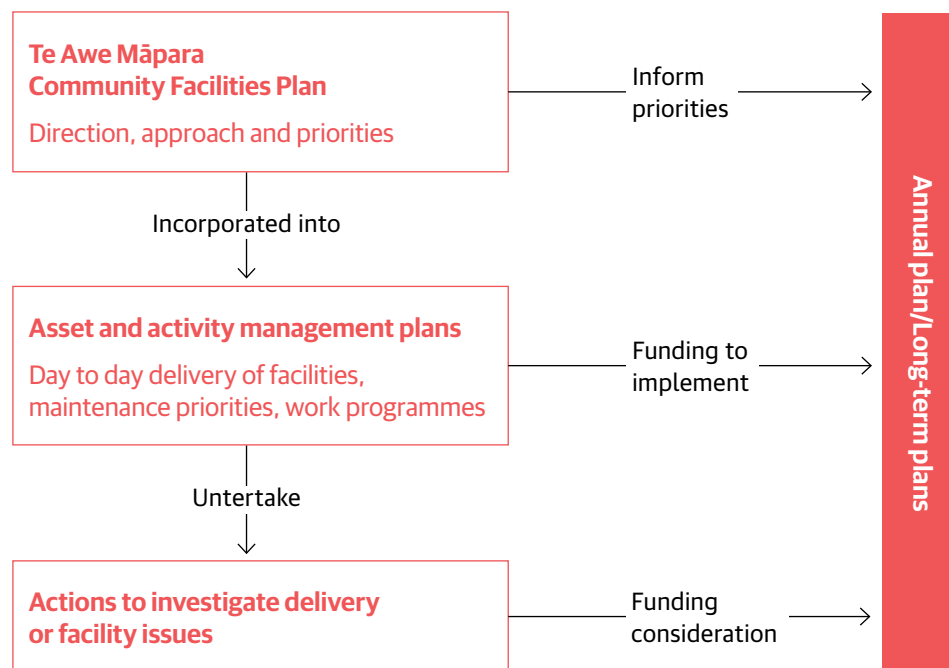
Each investigation will work through the consistent process (wāhanga 4.2.1) to determine the best response.

On completion of each investigation, any decisions to fund a significant facility change will be considered as part of the Council's annual plan or long-term plan. This may involve reporting to the relevant Council committee first.

Significant facility changes include:

- redeveloping an existing community facility (not maintenance)
- acquiring an existing building as a new community facility
- constructing a new community facility
- forming a facility partnership with another organisation
- disposing of a community facility that is no longer viable or needed.

Figure 3: How the plan will be implemented





Internal Community Facility Steering Group

Implementation of this plan (including the actions) will be overseen by an internal Community Facility Steering Group. A key role is to ensure the Council and different facility types are working together collaboratively, as intended by this plan.

Review of the action plan

We know when a significant change is made to a facility it is likely to alter the performance of the overall network. There can be both positive and negative impacts on the network. It is important we understand these impacts. The process set out in wāhanga 4.2.1 includes a key step to evaluate and learn from all facility projects.

Every three years, we will review the action plan to consider:

- which actions have been completed and the network impact
- whether new actions are needed or any actions need to be removed due to reassessment of the network
- updating the priorities to provide clear direction for the next period of implementation
- reporting against the key performance indicators.

After 10 years, a formal review of Te Awe Māpara will be undertaken to assess whether there needs to be any changes to the mission, outcomes, approach, facility direction and action plan.

6.2 Pānga ā-ahumoni Financial implications

The Council has a community facility portfolio based on a current value of \$420 million²¹. The cost of delivery is approximately \$64 million for the primary network of libraries, swimming pools, recreation centres and community centres. Over the last seven years there has been a 45% increase in operating costs, driven by inflation, decreased revenue (over the period of the Covid-19 pandemic), and increasing maintenance and delivery costs.

The Council is under tight financial constraints. With an ageing network of facilities, it will be challenging to retain status quo. We therefore have to be smarter with our facilities and investment.

This plan provides a new approach based on a comprehensive process, working with the community, making informed proactive decisions and delivering our facilities in a holistic and collaborative way.

There are 58 prioritised actions in this plan to investigate how we deliver and provide a number of community facilities. The estimated cost to undertake these actions over the next 30 years is \$2.4 million. The investigations could recommend non-building responses, redevelopment, new facilities, partnerships or divestment. It is not possible to determine the cost of implementation until these investigations are completed. However, to inform the Long-term Plan Infrastructure Strategy, we have allowed indicative provisions of up to \$300 million over the next 30 years.

Over time, it is envisioned investment will generate positive social and financial returns. This is based on the assumption facilities will be better used and more efficient to operate, and therefore generate more revenue.

Any investment into community facilities and public toilets that responds to population growth will be funded in part by development contributions. Development contributions are intended to contribute to the cost of additional infrastructure resulting from population growth.



²¹ This current value of \$420m is based on the residual value of the Council-owned swimming pools, libraries, community centres, recreation centres and premises leases accounting for depreciation. This does not include current capital expenditure such as on Te Matapihi Central Library rebuild.



6.3 Te aroturuki i te mahere Monitoring the plan

Key performance indicators are an important tool to assess the progress and impact of Te Awe Māpara. The Council will monitor progress against these indicators to measure how we are tracking against the mission and outcomes.

Table 2: Key performance indicators for Te Awe Māpara

#	Measure	30-year target	Source	Relevant outcomes
KPI1	Proportion of disabled people who visit Council's libraries, community centres, recreation centres and swimming pools.	Proportion of people with a permanent disability or access need visiting community facilities is equivalent to the proportion of the overall population visiting (in RMS).	Residents Monitoring Survey (RMS)	Manaakitanga Pārekareka <ul style="list-style-type: none"> • Accessible facilities • Participation
KPI2	Proportion of Māori who visit Council's libraries, community centres, recreation centres and swimming pools.	Proportion of Māori visiting community facilities is equivalent to the proportion of the overall population visiting (in RMS).	RMS	Manaakitanga Whanaungatanga Pārekareka <ul style="list-style-type: none"> • Inclusive facilities • Sense of community • Participation
KPI3	Proportion of Pacific peoples and Asian who visit Council's libraries, community centres, recreation centres and swimming pools.	Proportion of Pacific peoples and Asian visiting community facilities is equivalent to the proportion of the overall population visiting (in RMS).	RMS	Manaakitanga Whanaungatanga Pārekareka <ul style="list-style-type: none"> • Inclusive facilities • Sense of community • Participation
KPI4	Proportion of rainbow communities who visit Council's libraries, community centres, recreation centres and swimming pools.	Proportion of people identifying as part of rainbow communities visiting community facilities is equivalent to the proportion of the overall population visiting (in RMS).	RMS	Manaakitanga Whanaungatanga Pārekareka <ul style="list-style-type: none"> • Inclusive facilities • Sense of community • Participation

#	Measure	30-year target	Source	Relevant outcomes
KPI5	Number of marae or uniquely Māori community spaces.	Well-distributed provision meeting needs across the city.	Facility count	<p>Manaakitanga</p> <ul style="list-style-type: none"> • Inclusive facilities <p>Whanaungatanga</p> <ul style="list-style-type: none"> • Thriving Māori leadership • Fill gaps in network <p>Pāhekohekotanga</p>
KPI6	Number of arts/creative groups accessing community facilities.	Well-distributed provision meeting needs across the city.	New booking system	<p>Pārekareka</p> <ul style="list-style-type: none"> • Participation <p>Pāhekohekotanga</p> <ul style="list-style-type: none"> • Fit-for-purpose • Well-used facilities • Fill gaps in network
KPI7	Number of public toilets per head of population.	Well-distributed provision meeting needs across the city, with the current ratio of 1 public toilet per 2,500 residents.	Internal analysis	<p>Pārekareka</p> <ul style="list-style-type: none"> • Participation <p>Pāhekohekotanga</p> <ul style="list-style-type: none"> • Fill gaps in network
KPI8	National benchmarks for provision of recreation centres and swimming pools.	Recreation centres and swimming pool provision meet the national benchmarks.	Internal analysis	<p>Pārekareka</p> <ul style="list-style-type: none"> • Participation <p>Pāhekohekotanga</p> <ul style="list-style-type: none"> • Fill gaps in network
KPI9	Number of community facilities that are implementing a collaboration model.	Baseline TBC after the first 3 years of this plan's implementation. Increase annually thereafter.	Internal analysis	<p>Pāhekohekotanga</p> <ul style="list-style-type: none"> • Collaborative facilities
KPI10	Number of community facilities that provide up-to-date accessibility information on their facility.	All Council-owned and run facilities provide up-to-date accessibility information (within 2 years of plan adoption and ongoing).	Annual reporting	<p>Manaakitanga</p> <ul style="list-style-type: none"> • Accessible facilities
KPI11	Proportion of Wellingtonians who agree Māori culture and te reo is visible at Council's community facilities.	Stable or increase on the previous year's level of agreement.	New RMS measure	<p>Manaakitanga</p> <ul style="list-style-type: none"> • Inclusive facilities <p>Whanaungatanga</p> <ul style="list-style-type: none"> • Thriving Māori leadership <p>Pārekareka</p> <ul style="list-style-type: none"> • Participation

#	Measure	30-year target	Source	Relevant outcomes
KPI12	Net satisfaction with the Council's libraries, community centres, recreation centres and swimming pool facilities.	Stable or increase on the previous year satisfaction.	RMS	<p>Manaakitanga</p> <p>Whanaungatanga</p> <p>Pārekareka</p> <p>Pāhekohekotanga</p> <ul style="list-style-type: none"> • Accessible • Inclusive • Addressing equity • Connected communities • Participation • Well-used facilities • Fill gaps in network
KPI13	Scale of barriers people face to participating and visiting the Council's libraries, community centres, recreation centres and swimming pool facilities.	Decreases each year.	New RMS measure	<p>Manaakitanga</p> <p>Pārekareka</p> <ul style="list-style-type: none"> • Addressing equity • Participation • Well-used facilities
KPI14	Percentage of residents who agree the Council offers a wide range of recreational activities.	Increase to 90% from current measure of 72%.	RMS	<p>Pārekareka</p> <ul style="list-style-type: none"> • Participation • Well-used facilities
KPI15	Visits to community facilities.	Stable or increase every year.	New booking system	<p>Pārekareka</p> <p>Tiakitanga</p> <ul style="list-style-type: none"> • Well-used facilities • Value for money
KPI16	Number of community centres and leased facilities that are used for at least 40 hours per week.	Increases each year.	New booking system	<p>Pārekareka</p> <p>Tiakitanga</p> <ul style="list-style-type: none"> • Well-used facilities • Value for money
KPI17	Cost to Council per visit to libraries, community centres, recreation centres and swimming pool facilities.	Remains stable or decreases after allowing for inflation.	Internal analysis	<p>Tiakitanga</p> <ul style="list-style-type: none"> • Value for money
KPI18	Gross reduction in energy related emissions across WCC's swimming pools.	Contributing to the Council's Te Atakura Strategy carbon reduction targets.	Internal analysis	<p>Tiakitanga</p> <ul style="list-style-type: none"> • Reduce carbon

Wāhanga 7 Mahere mahi Action plan



The purpose of this plan is to guide the Council's provision and decision-making about community facilities over the next 30 years. It is not intended to provide specific answers on exactly where, when or what should happen to facilities. This is because any change to facility provision must be thoroughly investigated in partnership with the community to determine the best response, as outlined in our future approach (wāhanga 4).

The city-wide needs analysis identified a range of issues, challenges and opportunities facing our community facilities. Key findings are summarised in wāhanga 3 and 5 (for specific facility types). Detailed findings are available in the full needs analysis reports.

The plan includes 58 prioritised actions to be undertaken over the next 30 years. They are largely investigations that will follow the consistent process (wāhanga 4.2) to work in partnership with the community to gather robust evidence and test all options before determining the best response. All actions have been prioritised through application of the prioritisation criteria (wāhanga 4.2.2).

Where possible, actions are structured to investigate multiple facilities (geographically or facility types) to understand the inter-relationship between facilities, consider collaboration opportunities and work towards a holistic network of facilities. The outcome of each investigation may not necessarily result in changes for all of the facilities included in an action.

The action plan is structured as follows:

- **Wāhanga 7.1: 14 delivery investigation actions** focused on how we can be smarter in the delivery of community facilities. This includes opportunities for greater collaboration, reviewing existing delivery methods or developing new resources. These actions are more likely to impact the way we deliver, rather than making physical changes to community facilities.
- **Wāhanga 7.2: 30 facility investigation actions** focused on how we can evolve to maximise the benefits of our community facilities, including responding to facility issues, overlaps or gaps in provision, and community needs and aspirations. These investigations are more likely to identify physical facility change(s).
- **Wāhanga 7.3: 14 facility projects** that are already **underway**.



While the Council does not own all buildings in scope of this plan, we do have an interest through the provision of land and/or funding. The needs analysis identified some opportunities for improvements across these facilities. Therefore, actions for these facilities are included and we have specified the Council's role in accordance with wāhanga 2.5.

The action plan informs our asset management planning and the investment decisions of the 2024 Long-term Plan and future funding plans. The timing of actions is aligned to the Council's long-term plan cycles, as follows:

- **Very short:** commence investigation in years 1 to 3.
- **Short:** commence investigation in years 4 to 6.
- **Medium:** commence investigation in years 7 to 10.

- **Long:** signalling the investigation in years 11 to 20.
- **Very long:** signalling the investigation in years 21 to 30.

If the outcome of the investigation requires funding for implementation, this will be considered in the long-term or annual plan processes. Inclusion in the action plan does not signal the Council has committed funding to implement any outcomes of the investigation.

As outlined in wāhanga 6, the planning, development and delivery of community facilities is an iterative process. Every three years we will review the action plan to understand the impact of completed actions, consider whether new or different actions are required, and update our priorities.

7.1

Ngā mahi tūhura ā-tukunga

Delivery investigation actions

These actions focus on how we can be smarter in the delivery of community facilities. We don't envision significant physical change to community facilities arising from these actions, although it may be a possibility. These investigations could impact operational budgets.

#	Action	Facilities / Focus	Relevant outcomes	Council's roles	Timing
D1	Collaboration support Investigate ways to support collaboration and connections between community facilities, providers and users, including advice, funding, systems and resources. This can include support in the implementation of collaboration methods in wāhanga 4.2.1 and transitioning to a collaboration model in wāhanga 4.2.2.	All community facilities Linked to Actions D2 and D5	Manaakitanga Whanaungatanga Pārekareka Pāhekohekotanga Tiakitanga	Provider Funder Facilitator	Very short
D2	Centralised information and booking system Develop the Council's centralised information and booking system to track usage and enable users to explore, source information, book and connect with facilities/spaces.	All community facilities plus any non-Council facilities that want to be involved	Manaakitanga Whanaungatanga Pārekareka Tiakitanga	Provider	Very short
D3	Facility partnerships Work with other organisations to understand common outcomes for community facilities and identify opportunities to work together. Organisations could include Ministry of Health (MoH), Ministry of Education (MoE), Victoria University, Whānau Manaaki Kindergartens, Plunket and other potential partners.	All community facilities	Pārekareka Pāhekohekotanga Tiakitanga	Partner	Very short

#	Action	Facilities / Focus	Relevant outcomes	Council's roles	Timing
D4	<p>Review funding to support thriving facilities</p> <p>Review the Council's funding for community facilities to support the plan's mission and outcomes. Considerations include funding to support collaboration, addressing maintenance and fit-for-purpose issues, facility planning, funding for marae and community centres, and supporting equitable outcomes.</p>	All community facilities	<p>Manaakitanga</p> <p>Whanaungatanga</p> <p>Pārekareka</p> <p>Pāhekohekotanga</p> <p>Tiakitanga</p>	Funder	Very short
D5	<p>Review leases policies and portfolio</p> <p>Review the "Early Childhood Centres Policy" and "Leases Policy for Community and Recreation Groups" and the lease facility portfolio to align with the strategic outcomes of the plan and support thriving and accessible facilities. Key considerations are:</p> <ul style="list-style-type: none"> Increasing use of lease facilities and addressing associated constraints including limited capacity of volunteers. Maintenance and fit-for-purpose issues of ageing buildings. Inequities in access to facilities/spaces across activities. Inequities in fees and charges between facility types such as community centres and premises leases. The Council's role in early childcare facilities, given the central government and commercial involvement in these activities. Resources required to manage the portfolio. Work with organisations with multiple leases across one activity type (such as tennis, bowls, Plunket). 	All lease facilities	<p>Manaakitanga</p> <p>Whanaungatanga</p> <p>Pārekareka</p> <p>Pāhekohekotanga</p> <p>Tiakitanga</p>	Provider	Very short
D6	<p>Review the community centre mixed model of delivery</p> <p>Review the mixed model of owning, managing and funding community centres to strengthen the delivery, increase collaboration, maximise use, minimise duplication and build capacity/capability to ensure long-term sustainability.</p>	All community centres	<p>Manaakitanga</p> <p>Whanaungatanga</p> <p>Pārekareka</p> <p>Pāhekohekotanga</p> <p>Tiakitanga</p>	<p>Provider</p> <p>Funder</p>	Very short

#	Action	Facilities / Focus	Relevant outcomes	Council's roles	Timing
D7	<p>Review library opening hours</p> <p>Investigate the feasibility, cost and benefits of modifying library opening hours in response to significant community feedback for additional and/or different hours. It is recognised a uniform approach may not be appropriate across all libraries.</p>	All libraries	<p>Manaakitanga</p> <p>Whanaungatanga</p> <p>Pārekareka</p> <p>Tiakitanga</p>	Provider	Very short
D8	<p>Improve accessibility of community facilities</p> <p>Work with disabled people to improve the accessibility of community facilities. This requires a proactive approach to maintenance, renewals and delivery of community facilities and in some cases may lead to redevelopment of facilities. Considerations include:</p> <ul style="list-style-type: none"> • Ensure recommendations from accessibility audits have been incorporated into asset management plans to improve buildings, as funding allows. • Complete, and support other building owners to undertake, accessibility audits, as required. • Facility information about accessibility features like ramps, hoists, mobility parking (see Action D2). • Staff training on accessibility and enabling participation by disabled people. 	All community facilities	<p>Manaakitanga</p> <p>Whanaungatanga</p> <p>Pārekareka</p>	<p>Provider</p> <p>Partner</p> <p>Advocate</p>	Very short
D9	<p>Karori co-location hub</p> <p>Undertake a pilot to develop collaboration between facilities co-located in Karori to support more cohesive provision. This could include physical changes, joint marketing, events, programmes and sharing resources.</p> <p>Link to Action U14.</p>	<p>Karori Library</p> <p>Karori Recreation Centre</p> <p>Karori Community Centre</p> <p>Karori Hall</p> <p>Karori Arts & Craft Club</p> <p>Karori Public Toilet</p> <p>Other facilities, such as Karori Pool</p>	<p>Whanaungatanga</p> <p>Pārekareka</p> <p>Pāhekohekotanga</p> <p>Tiakitanga</p>	<p>Provider</p> <p>Funder</p> <p>Facilitator</p>	Short

#	Action	Facilities / Focus	Relevant outcomes	Council's roles	Timing
D10	Linden community facility provision Explore opportunities to develop collaboration and increase the use of existing facilities in the Linden area to meet community needs. Note funding was allocated for public toilet provision in the Linden area (see Action U13).	Linden Community Centre	Manaakitanga	Facilitator	Short
		Kapi Mana Bridge Club	Whanaungatanga		
		North City Cricket Club	Pārekareka		
		Tawa Tigers Wrestling Club	Pāhekohekotanga		
		Tui Park Kindergarten			
D11	Aro Valley community facilities Following redevelopment of Aro Valley Community Centre, investigate opportunities to develop collaboration with the community spaces in the nearby Council housing assets.	Aro Valley Community Centre & Hall	Manaakitanga	Partner	Short
		Aro Valley Preschool	Whanaungatanga	Funder	
		Community Spaces in Central Park Apartments and Pukehinou Flats	Pārekareka Pāhekohekotanga		
D12	Grow mātauranga Māori and Māori staff within community facilities Investigate rolling out of <i>Rangatahi</i> Pathways pilot programme / appointment of vocational Māori Pathways staff member to grow Māori staff and leaders at community facilities. Investigate the appointment of mātauranga Māori advisor(s) for implementation of Māori programmes, games, activities, design and narratives within the Council's community facilities.	All community facilities	Manaakitanga	Provider	Short
			Whanaungatanga Pārekareka	Partner Advocate	
D13	Strathmore community facility provision Undertake a needs assessment and review provision of community facilities in Strathmore. Strathmore has been assessed with a low level of provision across all facility types for the population but higher socio-economic deprivation, indicating potential inequitable provision.	Te Tūhunga Rau	Manaakitanga	Provider	Short
		Raukawa Community Centre	Whanaungatanga Pārekareka	Funder Facilitator	
		Non-Council provision	Pāhekohekotanga		
D14	Aquatic sport needs assessment Following the re-opening of the Naenae Pool and Fitness Centre in 2024, work with aquatic sports to undertake a needs assessment for deep-water aquatic sports across Wellington.	Swimming pools	Pārekareka Pāhekohekotanga	Partner	Medium

7.2

Ngā mahi tūhura ā-whare

Facility investigation actions

These actions focus on how we can evolve and maximise the benefits of community facilities. This includes responding to facility issues, gaps in provision, and community needs and aspirations. These investigations could identify physical facility change(s) as the appropriate response, although not necessarily to every facility listed under the action.

#	Action	Facilities / Focus	Relevant outcomes	Council's roles	Timing
F1	<p>Central Wellington swimming pool provision</p> <p>Undertake a detailed needs assessment and feasibility study to increase the provision of all-year water-space in central area, address the under-supply of leisure/hydrotherapy water, and ensure sufficient structured and learning water. Key issues are:</p> <ul style="list-style-type: none"> • Freyberg is loved and well-used but too small to cater for current and projected demand. The pool design caters for a limited range of structured activities, and the pools/building are not fully accessible or inclusive. It is also in a vulnerable location for sea-level rise and liquefaction. • Thorndon Pool is loved and well-used but has some seismic and accessibility issues, and the pool design limits the range of activities that can be undertaken. • The Council is investigating re-development of Khandallah Pool in consultation with the community. A range of issues include building seismic issues, presence of asbestos in the pipework, accessibility issues, pool design limits the range of activities, does meet water filtration standards, flooding/discharge issues with the neighbouring stream and site limitations. • Opportunities for holistic facility provision across pool, recreation and community spaces. • Link to Action F18 for City Centre facility provision. • Link to Action F19 on learn to swim provision. 	<p>Freyberg Pool</p> <p>Thorndon Pool</p> <p>Khandallah Pool</p> <p>Non-Council provision in private and school facilities</p>	<p>Manaakitanga</p> <p>Whanaungatanga</p> <p>Pārekareka</p> <p>Pāhekohekotanga</p> <p>Tiakitanga</p>	Provider	Very short

#	Action	Facilities / Focus	Relevant outcomes	Council's roles	Timing
F2	<p>LGBTQI+ safe space provision</p> <p>Work with rainbow and takatāpui communities to undertake a needs assessment and feasibility study to test options. Options may include specific programming, dedicated space in existing facilities, re-purposing or a dedicated facility. If a new or repurposed facility is identified, it is important to maximise collaboration and avoid duplication.</p>	<p>Linked to Action F18</p>	<p>Manaakitanga</p> <p>Whanaungatanga</p> <p>Pārekareka</p> <p>Pāhekohekotanga</p>	<p>Facilitator</p>	<p>Very short</p>
F3	<p>Hapori Māori facilities and spaces</p> <p>Work with mana whenua and Māori to investigate the provision and funding of marae, uniquely Māori spaces and kaupapa Māori based activities in Poneke to identify ways to enable equitable access and/or provision. This includes consideration of how we can meet Tāka Here partner aspirations around the provision of marae in our city and how current community facilities could be made more fit-for-purpose for Māori and mana whenua.</p>	<p>Marae and kaupapa Māori spaces</p> <p>All community facilities</p>	<p>Manaakitanga</p> <p>Whanaungatanga</p> <p>Pārekareka</p> <p>Pāhekohekotanga</p>	<p>Partner</p> <p>Provider</p> <p>Facilitator</p>	<p>Very short</p>
F4	<p>Western cluster of community facility provision</p> <p>Undertake a suburb-wide needs assessment and feasibility study across Crofton Downs, Broadmeadows, Kaiwharawhara, Khandallah, Ngaio and Wadestown to consider optimal provision and maximise the benefits of facilities. Key issues include:</p> <ul style="list-style-type: none"> • Wadestown Community Centre is poorly located on a steep hill, with limited visibility, poor accessibility, no carparking, small size and open layout which limits use and flexibility to provide a range of activities. For these reasons, this building is not viable and the Council has committed to divesting this building. • Across three community centres, there is sufficient space but the layout and functionality of spaces potentially constrains the range of activities that can be provided. • Khandallah and Ngaio Town Hall have overlapping catchments. This is likely because they are large halls that attract users from a wide area. • There is catchment overlap between Khandallah/Ngaio libraries and Ngaio/Wadestown libraries, indicating inter-relationship between these facilities. • Across all three libraries there appears to be insufficient library space to cater for the population demand. • Khandallah Library and Ngaio Town Hall are heritage listed. 	<p>Cummings Park (Ngaio) Library</p> <p>Khandallah Library</p> <p>Khandallah Playgroup</p> <p>Khandallah Plunket (vacant)</p> <p>Khandallah Town Hall</p> <p>Ngaio Childcare Centre</p> <p>Ngaio Tennis Club</p> <p>Ngaio Town Hall</p> <p>Wadestown Community Centre</p> <p>Wadestown Plunket</p> <p>Wadestown Library</p> <p>Wadestown Scout Group</p> <p>Public toilets</p> <p>Non-Council facilities</p> <p>Link to Action F5</p>	<p>Manaakitanga</p> <p>Whanaungatanga</p> <p>Pārekareka</p> <p>Pāhekohekotanga</p> <p>Tiakitanga</p>	<p>Provider</p> <p>Funder</p>	<p>Very short</p>

#	Action	Facilities / Focus	Relevant outcomes	Council's roles	Timing
F5	<p>Recreation centre gap & Johnsonville facility provision</p> <p>Undertake a suburb-wide needs assessment and feasibility study across Johnsonville to address the indicative gap in recreation centre provision and to maximise the benefits of facilities. Key issues include:</p> <ul style="list-style-type: none"> • The indicative gap (geographic and capacity) in the provision of recreation space / indoor courts. • Nairnville Recreation Centre does not have the capacity to meet growing demand and has a range of fit-for-purpose issues, including layout, accessibility and inclusivity of the building design. • There are potential partnership opportunities with schools such as Onslow College. • Johnsonville Community Centre is well-located but the building has significant condition, design and layout issues. • There are opportunities for greater collaboration across facilities. • The new Waitohi Hub has been successful. However there are some pedestrian access and traffic issues. • Johnsonville is a priority investment area due to population growth and its status as a metropolitan centre. • Build on work already started by the Council and community. 	<p>Keith Spry Pool</p> <p>Johnsonville Community Centre</p> <p>Johnsonville Early Impressions Childcare</p> <p>Johnsonville Tennis Club</p> <p>Johnsonville West Kindergarten - Whānau Manaaki</p> <p>Nairnville Recreation Centre</p> <p>Waiora Hub</p> <p>Waitohi Hub</p> <p>Waitohi Kindergarten - Whānau Manaaki</p> <p>Other facilities in Johnsonville</p> <p>Non-Council facilities in Johnsonville, such as Onslow College</p>	<p>Manaakitanga</p> <p>Whanaungatanga</p> <p>Pārekareka</p> <p>Pāhekohekotanga</p> <p>Tiakitanga</p>	<p>Provider</p>	<p>Very short</p>

#	Action	Facilities / Focus	Relevant outcomes	Council's roles	Timing
F6	<p>Newtown facility provision</p> <p>Undertake a suburb-wide needs assessment and feasibility study across Newtown to consider optimal provision, maximise the benefits and respond to community aspirations. Key issues include:</p> <ul style="list-style-type: none"> • Newtown Library is too small for demand and projected growth. • Adjacent Network Newtown has building deficiencies. • Opportunity for holistic community hub. • Need to understand use and impact of recently upgraded Newtown Community Centre. • Community petition for public toilet at Carrara Park and Council resolution to investigate options for low-cost provision for toilets at the park. • Negative feedback on the quality of the public toilet adjacent to Newtown Library. • Consultation has been undertaken on ideas for the future of the former Owen Street bowling club site. • Lease facilities in Newtown have a range of building issues and leaseholders have expressed an interest to work together on future plans. 	<p>Newtown Library</p> <p>Newtown Community Centre</p> <p>Newtown Hall</p> <p>Network Newtown</p> <p>Newtown Tool Library</p> <p>Newtown Early Learning Centre</p> <p>Newtown Park Pavilion & Function Room</p> <p>Newtown Park Apartments</p> <p>Hanson Court Apartments</p> <p>Te Ara Hou Apartments</p> <p>Public toilets</p> <p>Kilbirnie Tennis Club</p> <p>Owen Street bowling club site (vacant)</p> <p>Wellington Tennis Club</p> <p>Wellington Canine Obedience</p> <p>Wellington Harriers</p> <p>Wellington Municipal Croquet</p> <p>Wellington Table Tennis</p> <p>Non-Council facilities</p>	<p>Manaakitanga</p> <p>Whanaungatanga</p> <p>Pārekareka</p> <p>Pāhekohekotanga</p> <p>Tiakitanga</p>	<p>Provider</p> <p>Funder</p> <p>Facilitator</p>	<p>Very short</p>

#	Action	Facilities / Focus	Relevant outcomes	Council's roles	Timing
F7	<p>Tawa facility provision</p> <p>Undertake a suburb-wide needs assessment and feasibility study across Tawa to consider optimal provision and maximise the benefits of facilities. Key issues include:</p> <ul style="list-style-type: none"> • Tawa is projected to have high population growth. • Tawa Community Centre building is not fit-for-purpose. • Opportunity for community hub development in the local centre. • Tawa Recreation Centre has poor visibility and only week-day access, which potentially constrains ability to meet all recreation needs. More recreation space may be needed. • Tawa Swimming Pool does not have capacity or the pool design to cater for likely demand arising from growth. The site is constrained for expansion. • Across Tawa, some lease facilities are situated close together on multiple parks and present opportunities for collaboration. • Build on investigation work already started by the Council and community. 	Tawa Library	Manaakitanga	Provider	Short
		Tawa Community Centre	Whanaungatanga	Facilitator	
		Tawa Recreation Centre	Pārekareka	Partner	
		Tawa Swimming Pool	Pāhekohekotanga		
		Tawa AFC	Tiakitanga		
		Tawa Bowling Club			
		Tawa Central Kindergarten			
		Tawa Girl Guides			
		Tawa Kindergarten			
		Tawa Rugby Football Club			
		Tawa Rugby Football Junior Club			
		Tawa Softball			
		Tawa Scout Group			
		Tawa Squash Club			
Tawa Tennis Club					
	Wellington North Badminton Club				
	Wellington Red Hackle Pipe Band				
	Public toilets				
	Non-Council facilities				
F8	<p>City Centre public toilet provision</p> <p>Investigate the demand and feasibility for public toilet provision along key pedestrian routes in the City Centre, with a particular emphasis on Lambton Quay.</p>	Public toilets	<p>Manaakitanga</p> <p>Pārekareka</p> <p>Tiakitanga</p>	<p>Provider</p> <p>Partner</p>	Short

#	Action	Facilities / Focus	Relevant outcomes	Council's roles	Timing
F9	<p>Churton Park facility provision</p> <p>Undertake a suburb-wide needs assessment and feasibility study across Churton Park, Upper Stebbings and Glenside West to consider optimal provision and maximise the benefits of facilities. Considerations include:</p> <ul style="list-style-type: none"> • Projected population growth indicates the Churton Park Community Centre will come under increasing demand pressure. • The Community Centre has limited space to cater for demand. • Take into account the catchment of library, pool and recreation centre facilities in Johnsonville and Tawa. 	<p>Churton Park Community Centre</p> <p>Churton Park Tennis Club</p> <p>Glenside Historic Halfway House</p> <p>Amesbury School hall (partnership facility)</p> <p>Non-Council facilities</p>	<p>Manaakitanga</p> <p>Whanaungatanga</p> <p>Pārekareka</p> <p>Pāhekohekotanga</p> <p>Tiakitanga</p>	<p>Provider</p>	<p>Short</p>
F10	<p>Kilbirnie community facility provision</p> <p>Undertake a suburb-wide needs assessment and feasibility study across Kilbirnie to consider optimal provision and to maximise the benefits of facilities. Key issues include:</p> <ul style="list-style-type: none"> • Kilbirnie Park presents a good opportunity for a comprehensive co-located precinct with indoor/outdoor connections and holistic provision (eg toilets, café, carparking) to service all facilities. • Kilbirnie Recreation Centre has structural issues that must be resolved by 2028. The facility is well used but potentially too small and not fit-for-purpose. • Kilbirnie/Lyall Community Centre is well located in the local centre but disconnected from other facilities. The building is small and not fit-for-purpose to cater for a range of needs. • The Kilbirnie Library is appropriately sized but the layout and connections could be improved. • Decarbonisation of Wellington Regional Aquatic Centre may require greater footprint for new energy source (see Action U3). • Community aspiration for indoor/covered skate provision and facility improvements. • Need to retain the open space on Kilbirnie Park. • Provision of space for Plunket. • Responding to risks associated with natural hazards and climate change. 	<p>Kilbirnie Library</p> <p>Kilbirnie Recreation Centre</p> <p>Wellington Regional Aquatic Centre</p> <p>Kilbirnie Plunket</p> <p>Toitu Pōneke - The Hub</p> <p>Wellington Marist AFC and the Eastern Suburbs Cricket Club</p> <p>Kilbirnie/Lyall Bay Community Centre</p> <p>Link to Action U2.</p>	<p>Whanaungatanga</p> <p>Pārekareka</p> <p>Pāhekohekotanga</p> <p>Tiakitanga</p>	<p>Provider</p> <p>Funder</p>	<p>Short</p>

#	Action	Facilities / Focus	Relevant outcomes	Council's roles	Timing
F11	<p>Brooklyn and Vogelmorn facility provision</p> <p>Undertake a suburb-wide needs assessment and feasibility study across Brooklyn and Vogelmorn to consider optimal provision and maximise the benefits of facilities. Key issues include:</p> <ul style="list-style-type: none"> • Brooklyn Library has accessibility challenges and may be too small for a range of activities. • The two community centres have overlapping catchments and there is potentially too much space for the size of the population. The two centres cater for different activities with Vogelmorn having an arts / creative focus and Brooklyn with a children focus. • Vogelmorn building (ex-bowling club) has seismic, accessibility and functionality issues. Structural issues need to be addressed by 2032. • Community feedback is seeking improved public toilet provision in Brooklyn. 	Brooklyn Library	Manaakitanga	Provider	Short
		Brooklyn Community Centre	Whanaungatanga	Funder	
		Brooklyn Playcentre	Pārekareka	Facilitator	
		Brooklyn Scout Group	Pāhekohekotanga		
		Vogelmorn Community Centre	Tiakitanga		
		Vogelmorn Hall			
		Vogelmorn Tennis Club			
		Wellington Swords Club (Brooklyn Gekkos, Brooklyn Northern United Junior Football Club, Brooklyn Junior Cricket Club)			
		Renouf Tennis Centre			
		Brooklyn public toilet			
F12	<p>Island Bay facility provision</p> <p>Undertake a suburb-wide needs assessment and feasibility study across Island Bay to consider optimal provision and to maximise the benefits of facilities. Key issues include:</p> <ul style="list-style-type: none"> • Opportunity for community hub development. • Island Bay Community Centre has poor visibility, small size, accessibility issues, minimal carparks and layout issues, which limits its use and range of activities. • The Island Bay Library has a good location but is too small to adequately cater for demand arising from growth. • Former Plunket building behind the library has been demolished providing opportunities for expansion. • The two buildings at Island Bay Beach have accessibility and condition challenges, and they are in vulnerable locations. <p>Link to Action F27.</p>	Island Bay Community Centre	Manaakitanga	Provider	Short
		Island Bay Library	Whanaungatanga		
		Island Bay Plunket	Pārekareka		
		Island Bay Marine Education Centre	Pāhekohekotanga		
		Bait House Aquarium	Tiakitanga		
		Non-Council facilities			

#	Action	Facilities / Focus	Relevant outcomes	Council's roles	Timing
F13	<p>Rugby League Park precinct – Wellington Town Belt Recommend groups complete a needs assessment and feasibility study across the facilities on and around Rugby League Park. Key issues include:</p> <ul style="list-style-type: none"> • All buildings are ground leases and have significant condition, accessibility and functionality issues, and some have visibility issues. • Proximity of buildings underpins opportunity to work together as a co-located precinct. 	Southern Cross Scout Group City of Wellington Pipe Band Cook Island Society Hall Wellington Rugby Football Union Wellington Scottish Athletic Club	Manaakitanga Whanaungatanga Pārekareka Pāhekohekotanga Tiakitanga	Facilitator	Short
F14	<p>Hataitai Park and Community Centre Encourage the owners of facilities located on Hataitai Park and at the Hataitai Community Centre site to complete a master plan/feasibility study that responds to the needs assessments already completed. This should consider opportunities to develop collaboration, address fit-for-purpose / condition issues, increase the use and maximise the benefits of facilities. Note the Hataitai Centre has identified structural issues.</p>	Hataitai Community House and Centre Hataitai Kindergarten – Whānau Manaaki Harbour City Gymnastics Club Badminton Wellington Marist St Pats Club Wellington Netball Wellington Football Axemen Club Velodrome building	Manaakitanga Whanaungatanga Pārekareka Pāhekohekotanga	Facilitator	Medium
F15	<p>Creative sector facility needs assessment Following completion of the 'Reimagining Toi Pōneke' project, undertake a needs assessment and feasibility study to understand the creative sector space needs and explore options.</p>	All community facilities plus any non-Council facilities Align to Toi Pōneke Action U5	Manaakitanga Pārekareka Pāhekohekotanga	Provider Facilitator	Medium



#	Action	Facilities / Focus	Relevant outcomes	Council's roles	Timing
F16	<p>Miramar facility provision</p> <p>Undertake a suburb-wide needs assessment and feasibility study across Miramar to consider optimal provision and to maximise the benefits of facilities. Key issues include:</p> <ul style="list-style-type: none"> • Three pockets of facilities on Polo Ground Park, Miramar Avenue and Chelsea Street. Consider optimal provision across these sites to meet community needs. • The layout of Miramar/Maupuia Community Centre that could be improved to cater for a wider range of activities. • There has been some work on a potential shared sport hub on Polo Ground Park. • Other facilities in Miramar have fit-for-purpose issues. • Build on work started by the Council and community. 	<p>Miramar & Maupuia Community Centre</p> <p>Miramar Plunket</p> <p>Oriental Rongotai Football Club</p> <p>Miramar Softball Club</p> <p>Wellington Art Club</p> <p>Te Kohanga Reo</p> <p>Miramar Library</p> <p>Marshall Court Apartments</p> <p>Miramar Tennis Club</p> <p>Miramar Bowling Club</p> <p>Miramar North Kindergarten</p> <p>Miramar Rangers AFC</p> <p>Miramar public toilet</p>	<p>Manaakitanga</p> <p>Whanaungatanga</p> <p>Pārekareka</p> <p>Pāhekohekotanga</p> <p>Tiakitanga</p>	<p>Provider</p> <p>Funder</p>	<p>Medium</p>
F17	<p>Grenada North facility provision</p> <p>Following completion of the Grenada North Park sportsfield upgrades, undertake a needs assessment and feasibility study to consider the scope of community facilities required to serve the park and wider community. Considerations include:</p> <ul style="list-style-type: none"> • Grenada North currently has a very small resident population. • Potential development of a link road to Grenada Village and urban development in Lincolnshire Farm could increase population. <p>Link to Action F28 at Grenada Village.</p>	<p>Tawa Junior Football Club</p> <p>Wellington British Railway Modellers</p> <p>Pavilion facilities (toilets/ changing rooms and storage)</p>	<p>Whanaungatanga</p> <p>Pārekareka</p> <p>Tiakitanga</p>	<p>Provider</p> <p>Facilitator</p>	<p>Medium</p>

#	Action	Facilities / Focus	Relevant outcomes	Council's roles	Timing
F18	<p>City Centre community facility provision</p> <p>Following the completion of Te Matapihi (Central Library), undertake a needs assessment and feasibility study to investigate provision to meet the needs and aspirations of a growing resident population. Key issues include:</p> <ul style="list-style-type: none"> • Te Matapihi includes community spaces and we need to understand the use and impact of these spaces. • The two temporary libraries (Te Awe and Arapaki) are due to close once Te Matapihi opens. Te Pokapū Hapori may also close. • Te Tai Ohinga (the Youth Hub) is opening 2024. • There are many non-Council facilities in the City Centre. • Potential to extend the Mt Vic Hub model to include more facilities in the City Centre area. • Thistle Hall is well used but has accessibility issues. • Victoria Bowling Club has building structural issues. • Requests for public toilet at Pirie Street play area. 	<p>Te Matapihi (Due 2026)</p> <p>Mt Vic Hub</p> <p>Te Pokapū Hapori</p> <p>Innermost Gardens</p> <p>Royal Port Nicholson Yacht Club</p> <p>Victoria Bowling Club</p> <p>Thistle Hall</p> <p>Te Tai Ohinga (the Youth Hub, due 2024)</p> <p>Non-Council facilities</p>	<p>Whanaungatanga</p> <p>Pārekareka</p> <p>Pāhekohekotanga</p> <p>Tiakitanga</p>	<p>Provider</p> <p>Partner</p> <p>Funder</p> <p>Facilitator</p>	<p>Medium</p>
F19	<p>Learn to swim provision and partnerships</p> <p>Review the school pool partnerships to understand the impact of the Council's investment and the role these facilities play in meeting learn to swim needs across the city.</p> <p>Linked to Action F1, work with learn to swim providers to assess potential gaps in the provision of learn to swim (either geographic or capacity) and investigate the feasibility of potential options if gaps are confirmed.</p>	<p>Newtown School</p> <p>Berhampore School</p> <p>Kilbirnie School</p> <p>Makara Model School</p> <p>Rewa Rewa School</p> <p>Swimming Trust of Wellington - Wellington East Girls College</p> <p>Khandallah School</p> <p>Tawa School</p>	<p>Manaakitanga</p> <p>Pārekareka</p> <p>Pāhekohekotanga</p> <p>Tiakitanga</p>	<p>Partner</p>	<p>Medium</p>

#	Action	Facilities / Focus	Relevant outcomes	Council's roles	Timing
F20	<p>South-Eastern public toilet provision</p> <p>Aligned to the direction from the Coastal Reserve Management Plan review, complete a feasibility study for public toilet provision along the South-Eastern coastline in response to the 2020 needs assessment. Important to consider future resilience in light of potential sea-level rise.</p>	Public toilets	<p>Manaakitanga</p> <p>Pārekareka</p> <p>Tiakitanga</p>	Provider	Medium
F21	<p>Seatoun Village Hall and St Christophers</p> <p>Encourage the Miramar Peninsula Community Trust to undertake a needs assessment and feasibility study to determine the future of the facilities in light of fit-for-purpose concerns and the St Christopher's building seismic issues, which require resolution by 2030 (also acknowledging the building's historic values).</p>	<p>Seatoun Village Hall and St Christophers</p> <p>Consider other facilities such as Seatoun AFC</p> <p>Other Eastern community facilities</p>	<p>Manaakitanga</p> <p>Whanaungatanga</p> <p>Pārekareka</p> <p>Pāhekohekotanga</p>	Facilitator	Medium
F22	<p>Public showers</p> <p>Investigate the need for public showers across the city. Consider the availability of amenities for unhoused citizens and exploration of potential partnerships.</p>	<p>Public toilets</p> <p>All Council and non-Council community facilities</p>	Manaakitanga	<p>Provider</p> <p>Partner</p> <p>Facilitator</p>	Medium
F23	<p>Changing Places provision</p> <p>Following the completion of the Changing Places facility under construction in the City Centre, investigate the need for Changing Places amenities. Changing Places offer comprehensive toilet and changing spaces suitable for people with multiple or complex disabilities.</p> <p>Link to Action D8 and U7.</p>	All Council and non-Council community facilities	<p>Manaakitanga</p> <p>Pārekareka</p>	<p>Provider</p> <p>Partner</p> <p>Facilitator</p>	Medium
F24	<p>Kelburn Park facilities – Wellington Town Belt</p> <p>Undertake a needs assessment and feasibility study across the facilities on Kelburn Park considering:</p> <ul style="list-style-type: none"> • The Council-owned croquet club building has exterior deterioration. • Leaseholders have expressed need for building improvements. • Proximity of buildings underpins opportunity for co-located precinct. • Potential to partner with Victoria University, which has facilities and student accommodation in the immediate area. 	<p>Club Kelburn</p> <p>Kelburn Municipal Croquet Club</p> <p>Kelburn Park Sports Association</p> <p>Public toilet</p> <p>63 Salamanca Road</p> <p>Victoria University Tennis Club</p> <p>Other Victoria University facilities</p>	<p>Manaakitanga</p> <p>Pārekareka</p> <p>Pāhekohekotanga</p>	<p>Provider</p> <p>Facilitator</p>	Long

#	Action	Facilities / Focus	Relevant outcomes	Council's roles	Timing
F25	Newlands facility provision Undertake a suburb-wide needs assessment and feasibility study across Newlands to consider optimal provision and maximise the benefits of facilities. Newlands has been assessed with a low level of provision across all facility types for the population but has higher socio-economic deprivation, indicating potential inequitable provision. Link to Action F5 .	Newlands Community Centre	Manaakitanga	Provider	Long
		Johnsonville Rugby Football Club	Whanaungatanga		
		Newlands-Paparangi Tennis	Pārekareka		
		Newlands Scout Group	Pāhekohekotanga		
		Ngā Hau e Whā o Paparangi	Tiakitanga		
		Rewa Rewa School - learn to swim pool			
F26	Hydrotherapy water provision Undertake a needs assessment and feasibility study to investigate increased provision of hydrotherapy water to address under-supply in Wellington's aquatic network and likely increased demand from from disabled people and the growing older population. Consider the potential for partnerships with Ministry of Health and providers such as retirement villages. Link to Action F1 .	Swimming pools	Manaakitanga	Provider	Long
			Pārekareka	Partner	
			Pāhekohekotanga	Funder	
			Tiakitanga		
F27	Wakefield Park / Wellington Town Belt / Berhampore Work with lease facilities to undertake a needs assessment, feasibility study and master plan to consider optimal provision and maximise the benefits of facilities. There is potential for collaboration and sharing, recognising some facilities have condition and functionality issues.	Island Bay United Football	Manaakitanga	Facilitator	Long
		Island Bay Softball	Whanaungatanga	Provider	
		Island Bay Tennis & Squash Club	Pārekareka		
		Olympic AFC	Pāhekohekotanga		
		Rangimarie Tennis Club & Martin Luckie Pavilion	Tiakitanga		
		First Island Bay Scout Group			
		Mornington Golf Club			
		Public toilets			

#	Action	Facilities / Focus	Relevant outcomes	Council's roles	Timing
F28	<p>Grenada Village Community Centre Grenada Village Community Centre serves a small suburb population but the distance from the closest community centres confirms the geographic need. In the short-term address immediate building issues.</p> <p>In the long-term, undertake a suburb-wide needs assessment and feasibility study to determine the appropriate community facilities to serve the growing population associated with projected urban development around Lincolnshire Farms.</p> <p>Link to Action F17 at Grenada North.</p>	<p>Grenada Village Community Centre</p> <p>Paparangi Scout Group</p>	<p>Manaakitanga</p> <p>Whanaungatanga</p> <p>Pārekareka</p>	<p>Provider</p>	<p>Long</p>
F29	<p>Northland Community Centre Undertake a suburb-wide needs assessment and feasibility study across Northland to consider optimal provision and maximise the benefits of facilities. Key issues include:</p> <ul style="list-style-type: none"> Northland Community Centre is large and has multiple spaces. The layout, accessibility and inclusivity of the building could be improved. Opportunities for collaboration with other facilities. 	<p>Northland Community Centre</p> <p>Northland Kindergarten</p> <p>Western Springs RFC</p> <p>Talavera Tennis Club</p>	<p>Manaakitanga</p> <p>Whanaungatanga</p> <p>Pārekareka</p> <p>Pāhekohekotanga</p> <p>Tiakitanga</p>	<p>Provider</p> <p>Funder</p>	<p>Long</p>
F30	<p>Karori Swimming Pool Long-term, investigate if there is a feasible option to re-locate Karori Swimming Pool on an accessible and visible site that allows for increased provision of structured, learning, play and therapy water. The current site has significant accessibility issues and the site does not allow for expansion to meet demand arising from population growth.</p>	<p>Karori Swimming Pool</p>	<p>Manaakitanga</p> <p>Whanaungatanga</p> <p>Pārekareka</p> <p>Pāhekohekotanga</p>	<p>Provider</p>	<p>Very long²²</p>

22 Note that while this action is very long, aligned with the plan's direction the Council needs to maintain a watching brief over any appropriate potential land opportunities.

7.3 Ngā mahi tūhura ā-whare Projects underway

These actions outline community facility projects already underway.

New	Action	Facilities / Focus	Relevant Outcomes	Council's roles	Timing
U1	<p>Te Matapihi Redevelopment of the Central Library is due to be completed in 2026 and includes community spaces. The two temporary libraries will close and Te Pokapū Hapori may close once the new library opens.</p>	Te Matapihi	<p>Manaakitanga</p> <p>Whanaungatanga</p> <p>Pārekareka</p> <p>Pāhekohekotanga</p> <p>Tiakitanga</p>	Provider	Underway
U2	<p>Kilbirnie 5-year Development Plan Complete the Development Plan for Kilbirnie Park in 2023/24 to show how the open spaces will be developed to meet identified needs and support community facilities. Link to Action F10.</p>	<p>Kilbirnie Library</p> <p>Kilbirnie Recreation Centre</p> <p>Wellington Regional Aquatic Centre</p> <p>Kilbirnie Plunket</p> <p>Toitu Pōneke - The Hub</p> <p>Wellington Marist AFC and the Eastern Suburbs Cricket Club</p>	<p>Manaakitanga</p> <p>Whanaungatanga</p> <p>Pārekareka</p> <p>Pāhekohekotanga</p> <p>Tiakitanga</p>	<p>Provider</p> <p>Funder</p>	Underway
U3	<p>Decarbonisation of swimming pools Consistent with direction for each swimming pool outlined in this plan and the Council's Energy Decarbonisation Plan, implement the energy audits to transition from gas to clean energy sources, reduce carbon emissions, improve efficiency, and provide comfortable experiences for users.</p>	<p>Wellington Regional Aquatic Centre</p> <p>Keith Spry Pool</p> <p>Tawa Pool</p> <p>Karori Pool</p>	<p>Tiakitanga</p> <p>Pārekareka</p>	Provider	Underway
U4	<p>Lyall Bay public toilets New public toilets at the airport's end of Lyall Bay are planned as part of the Huetepara development.</p>	Public toilets	<p>Pārekareka</p> <p>Tiakitanga</p>	Provider	Underway

New Action	Facilities / Focus	Relevant Outcomes	Council's roles	Timing
U5 Reimagining Toi Pōneke project Complete the Reimagining Toi Pōneke project to review how to deliver future spaces for the art and creative communities. Link to Action F15 .	Art and creative facilities	Manaakitanga Whanaungatanga Pārekareka	Provider	Underway
U6 Public toilet signage Complete the comprehensive signage upgrade to improve way-finding and public toilet visibility. Include website information on accessibility and parenting spaces as part of signage review.	All public toilets	Manaakitanga Pārekareka	Provider	Underway
U7 Inglewood Place public toilet and Changing Places facility Complete development of new public toilet and Changing Places facility at Inglewood Place in 2024 to replace the public toilets recently demolished at Te Aro Park.	Public toilets	Manaakitanga Pārekareka Tiakitanga	Provider	Underway
U8 National Hockey Stadium & Mt Albert Park The National Hockey Stadium is undertaking a feasibility study for potential improvement to its buildings. At the same time, opportunities to develop collaboration across facilities on the park should be considered.	National Hockey Centre Chinese Sports Centre Wellington Smallbore Rifle Association Wellington Pistol Club	Manaakitanga Whanaungatanga Pārekareka Pāhekohekotanga Tiakitanga	Funder	Underway
U9 Ian Galloway Park public toilet Funding has been allocated in the 2023/24 Annual Plan to develop a public toilet near the BMX Park.	Western Suburbs RFC Capital BMX Club (no building, only track & storage containers) Central Allbreeds Dog Training (container only)	Manaakitanga Whanaungatanga Pārekareka Tiakitanga	Provider	Underway
U10 Evans Bay collaboration Informed by the master planning work already undertaken for the marine precinct, continue to build collaboration across facilities. Align further work on master planning with Action P5 in Te Whai Oranga Pōneke for ocean recreation.	Evans Bay Yacht Club Wellington Volunteer Coastguard Wellington Cadet Centre Trust	Pārekareka Pāhekohekotanga Tiakitanga	Provider Facilitator	Underway

New	Action	Facilities / Focus	Relevant Outcomes	Council's roles	Timing
U11	<p>Leisure Card delivery Expand the Leisure Card partners and groups to ensure the discount opportunities address affordability barriers to participation.</p>	Consider application to all community facilities	<p>Manaakitanga</p> <p>Whanaungatanga</p> <p>Pārekareka</p>	<p>Provider</p> <p>Funder</p>	Underway
U12	<p>Collaboration with creative sector Continue to support collaboration between existing facilities and the creative sector to meet needs (set out in Aho Tini 2030). Work includes promoting suitable facilities, facilitating connections, considering modified access arrangements and, potentially, funding.</p>	<p>All community facilities, particularly:</p> <ul style="list-style-type: none"> • Community centres • Lease facilities 	<p>Manaakitanga</p> <p>Whanaungatanga</p> <p>Pārekareka</p> <p>Pāhekohekotanga</p> <p>Tiakitanga</p>	<p>Facilitator</p> <p>Partner</p>	Underway
U13	<p>Linden public toilet Funding has been allocated for the development of public toilet provision in Linden. Link to Action D10.</p>	Linden public toilet	<p>Pārekareka</p> <p>Tiakitanga</p>	Provider	Underway
U14	<p>Karori Hall Complete work to determine the future role of Karori Hall.</p>	Karori Hall	<p>Pārekareka</p> <p>Pāhekohekotanga</p> <p>Tiakitanga</p>	Facilitator	Underway



Kuputaka

Glossary

In this plan, unless the context otherwise requires:

Accessibility has the same meaning set out in Article 9 of the United Nations Convention on the Rights of Persons with Disabilities (UN-CRPD): “To enable persons with disabilities to live independently and participate fully in all aspects of life, State Parties shall take appropriate measures to ensure persons with disabilities access, on an equal basis with others, to the physical environment, to transportation, to information and communications, including information and communications technologies and systems, and to other facilities and services open or provided to the public, both in urban and in rural areas.”

Asset management planning / plan is the ongoing process to manage assets from acquisition, operation, maintenance and renewal throughout the asset lifecycle. The asset management plans set out the level of service to meet demand in the most cost-effective manner possible.

Benchmarking means when the number of facilities or capacity (in terms of size) is calculated as a ratio of the population. Visit benchmarking can also be undertaken as a ratio of visits to the facility size/capacity or visits to the population. Population benchmarking is undertaken as one method to compare cities and level of provision and to consider whether supply and demand is high or low.

Bumping space means places in the community where we naturally bump into each other. They are places where people come together to meet, share ideas or local knowledge, relate and connect to one another.

Capacity relates to the size of the facility and the ability to accommodate people either at one time or over a period of time. Capacity is considered constrained when demand to use the facility (either at specific times or over a period of time) is close to or exceeds this level.

Catchment means the geographic area where the majority of users (typically 60% or more) travel from to visit the facility. A range of factors influence peoples' decisions on the selection of facilities. In most cases people choose the facility closest or most convenient. However, some people may choose a facility further afield for a variety of reasons. Provision of specific amenities or activities, size and capacity, condition, pricing, opening hours and providers can all influence the size of the catchment area.

Co-located precinct is based on stand-alone facilities located in close proximity and implement some elements of collaboration such as combined marketing or programming.

Diverse groups and communities include (but are not limited to) the following priority groups:

- Children and young people
- Disabled people
- Migrant and refugee groups
- Older adults
- Pasifika peoples
- Rainbow and takatāpui communities.

Delivery means the way a community facility is operated, including the opening hours, prices, programming, cleaning and other management components.

Embodied carbon is the amount of carbon emitted during the construction of a building. The extraction of raw resources, the manufacturing and refinement of materials, transportation, installation and disposal of old materials can all produce embodied carbon emissions. Essentially, embodied carbon is the carbon footprint of a building or infrastructure project before it becomes operational.

Fit-for-purpose means a facility is situated in the right location with a suitable design for the range of intended activities and is easy for people to use and efficient to operate.

Holistic means facilities working together in a coordinated and seamless way to provide a diverse range of activities and experiences, with minimal duplication. The key benefit is maximising community benefit through the efficient use of resources and minimising duplication.



Image courtesy of dsport

Intersectionality recognises everyone has their own unique experiences as there are different aspects of a person's identity (including social characteristics such as gender, ethnicity, sex) that can expose them to overlapping forms of marginalisation. Therefore people who intersect across various social characteristics may have different experiences using and accessing facilities. As an example, Tāngata Whaikaha Māori (disabled Māori) have different lived experiences from able-bodied Māori.

Multi-purpose facilities are buildings that serve multiple activities either as a shared facility or community hub. A multi-purpose space can be used for a range of different activities and is not bespoke to a specific activity.

Network means the collective provision of community facilities across Wellington. We have taken a network approach to community facilities to understand how the community interacts with different facilities and to consider where there may be gaps, overlaps or provision issues.

Optimise or optimisation means considering how to achieve the maximum benefit from a facility or range of facilities. This could include redevelopment, changing the way we deliver, or disposing of some facilities and building new.

Provision means the availability of a community facility for use by the community. Provision is primarily focused on the location and design of the building.

Significant change to community facilities include:

- significant renewal of community facilities
- redeveloping an existing community facility (not maintenance)
- issuing or renewing a new ground or premises lease, or licence
- acquiring an existing building as a new community facility
- constructing a new community facility
- forming a facility partnership with another organisation
- disposing of a community facility that is no longer viable or needed.

Single purpose facilities are stand-alone facilities that primarily serve one type of activity.

Stand-alone facilities are based in a single building that is not connected to another.

Sustainable / Sustainability refers to practices and decisions that ensure the environmental and economic viability of community facilities are maintained or supported over time.

Universal design as defined by the New Zealand Disability Strategy 2016-2026 is good design that works for everyone. It is about making sure everything is accessible to, understood by, and used to the greatest extent possible by everyone without, or requiring little, adaptation. Universal design is more than accessible design which represents the minimum accessibility requirements in built design (required under Building Act 1991).

Viability relates to the financial cost to deliver a facility, based on the anticipated revenue versus expenditure. Many community facilities cannot generate sufficient income to cover all costs of delivery and require grants or subsidies to cover the shortfall. These grants or subsidies could come from rates or external funding. A facility is more financially viable when the level of grant or subsidy required is low or nil.

Well-distributed network relates to the geographic spread of facilities not located too close or too far apart. Facilities located too close together may cause catchment overlaps and spread demand. Facilities located too far apart may cause catchment gaps, meaning distance is a barrier to participation.

Whole of life costs means the cost of construction, depreciation, delivery, maintenance and renewals over the expected life of the building.



Terms used in our consistent process (wāhanga 4.2)

As part of the community facility planning process, the following terms are described as follows:

Project brief includes:

- **Introduction** – what has initiated the investigation.
- **Scope** – investigation area and facilities to be considered.
- **Key questions** – to be answered through the investigation.
- **Data** – existing information to support investigation.
- **Mana whenua** – initial views, alignment and significance to their priorities, and how to partner with them.
- **Engagement** – who and how the community and stakeholders should be engaged.
- **Potential options** – to be considered through investigation.
- **Method** – process, timeframes, resources and outputs.

Needs assessment includes:

- Assessment of the strategic alignment of the potential project.
- Review of the population profile and projected growth.
- Stocktake of current provision: use, functionality, capacity and catchments.
- Assessment of provision levels: geographic, function, capacity and equity.
- Partnership with mana whenua to explore significance and interest (through the existing Council process).
- Engage and partner with community and stakeholders: understand needs and aspirations.
- Review of current financial performance and situation.
- Identification of key drivers for change (if any).
- Identification of potential responses: determine the Council's role, as well as building and non-building options.
- Recommendation(s): any facility change(s) or other responses.

Feasibility study includes:

- Continuing the partnership with mana whenua.
- Continuing to engage with stakeholders and community.
- Confirmation of facility drivers and requirements (from needs assessment).
- Identification of options: location, size, collaboration model, design, materials and functionality factors.
- Assessment of options: pros/cons, costs, whole of life, environmental impact, network impact, community impact, benefits, risks and potential constraints (eg consents).
- Seeking community and stakeholder feedback on options.
- For the preferred option: confirm the concept design, capital and whole of life costs, governance, benefits, risks, issues, assumptions and dependencies.
- Identification of funding sources and implications (eg impact on rates).
- Identification of implementation plan, challenges and timeframes.
- Recommendation(s): preferred option or if no viable option identified.

Business case includes:

- Outlining the strategic case for change.
- Outline of the options considered and justification for preferred option.
- Progressing the concept design to eliminate issues, risks and confirm costs.
- Identification of opportunities to deliver on Tūpiki Ora, Te Atakura and other Council strategies.
- Community and stakeholder input on preferred option.
- Funding sources and implications (eg impact on rates).
- Implications of ongoing operational costs of facility.
- Recommendation(s): whether to proceed or not viable.
- Developing the project management plan to guide timelines and implementation.

Kuputaka reo Māori

Te reo Māori glossary

Hapori Māori means Māori communities.

Hapori whānui means wider community.

Hapū means kinship group, clan, tribe, subtribe – section of a large kinship group and the primary political unit in traditional Māori society. It consisted of a number of whānau sharing descent from a common ancestor, usually being named after the ancestor, but sometimes from an important event in the group's history. A number of related hapū usually shared adjacent territories forming a looser tribal federation (iwi).

Iwi means extended kinship group, tribe, nation, people, nationality, race – often refers to a large group of people descended from a common ancestor and associated with a distinct territory.

Kaitiaki means guardian, custodian, caregiver, steward.

Kaupapa Māori means Māori approach, Māori topic, Māori customary practice, Māori institution, Māori agenda, Māori principles, Māori ideology – a philosophical doctrine, incorporating the knowledge, skills, attitudes and values of Māori society.

Mahi means work, exercise, activity.

Mana whenua is the collective noun referring to the specific mana whenua of Pōneke:

- Ngāti Toa Rangatira
- Taranaki Whānui ki te Upoko o Te Ika
- Te Āti Awa ki te Upoko o Te Ika a Māui.

Māori ngā mahi a rēhia and taonga tākarō means Māori sports and games.

Mātauranga Māori means Māori knowledge – the body of knowledge originating from Māori ancestors, including the Māori world view and perspectives, Māori creativity and cultural practices.

Mauri ora means the life spark or essence inherent in all living things.

Moko means grandchild – a term of address used by an older person for a grandchild or a young child. Short for mokopuna.

Pōhiri/Pōwhiri means invitation, ritual of encounter, welcome ceremony on a marae.

Rangatahi are young people, younger generation.

Reo means language.

Rongoā is traditional healing knowledge, systems, medicines and practices.

Tamariki means children.

Tākaro means sport, game, recreational activity.

Takatāpui refers to a person in the rainbow or LGBTQI+ communities or a close friend of the same gender.

Te ao Māori means Māori world. It is a holistic worldview that focuses on interconnections and is grounded in tikanga customary values and lore and mātauranga knowledge.

Te reo Māori means Māori language.

Tikanga means customs, correct procedures, lore and system of values and practices. Tikanga might be thought of as the right way of doing things according to conventions, rules or protocols that have helped kin communities in the past in terms of social, economic, political and environmental survival.

Te Awe Māpara means beyond the eye (and is the name of this plan).

Te taiao is the natural world that contains and surrounds us – the land, water, climate and living beings.

Wāhanga means section/part.

Wānanga means a forum, place of discussion.

Whakapapa means genealogy, lineage, descent. It maps relationships so that mythology, legend, history, tikanga, knowledge, philosophies and spiritualities are organised, preserved and transmitted from one generation to the next.

Whānau means extended family or family group.

Whanaunga means relative, kin or blood relation.

Whare means house, building, residence, dwelling, habitation.

Whenua means land.



Āpiti hanga
Te rārangi whānui o
ngā taupuni ā-hapori
Full community
facility list



Facility name	Facility building type	Address	Suburb	Landowner	Building owner
Community centres (partner run)					
Aro Valley Community Centre and Hall	Community centre	48 Aro Street	Aro Valley	WCC	WCC
	Community hall	48 Aro Street (Hall)	Aro Valley	WCC	WCC
Brooklyn Community Centre	Community centre	12-18 Harrison Street	Brooklyn	WCC	Brooklyn CC
Grenada Village Community Centre	Community centre	4 Mandeville Crescent	Grenada Village	WCC	WCC
Hataitai Community House & Centre	Community house	112 Waipapa Road	Hataitai	WCC	HCH
	Centre	157 Hataitai Road	Hataitai	WCC	HCH
Johnsonville Community Centre	Community centre	3 Frankmoore Avenue	Johnsonville	WCC	WCC
Karori Community Centre and hall	Community centre	7 Beauchamp Street	Karori	WCC	WCC
	Community hall	England Lane	Karori	WCC	WCC
Khandallah Town Hall and Cornerstone Community Centre	Community centre and hall	11 Ganges Road	Khandallah	WCC	WCC
Kilbirnie/Lyall Bay Community Centre	Community centre	56-58 Bay Road	Kilbirnie	WCC	WCC
Miramar Maupuia Community Centre	Community centre	27 Chelsea Street	Miramar	WCC	WCC
Newtown Community and Cultural Centre	Community centre	Cnr Columbo/Rintoul Streets	Newtown	WCC	WCC
	Network Newtown	9 Constable Street	Newtown	WCC	WCC
	Community hall	71 Daniel Street	Newtown	WCC	WCC
Northland Community Centre	Community centre	5 Woburn Road	Northland	WCC	WCC
Raukawa Community Centre	Community centre	67 Raukawa Street	Strathmore Park	WCC	WCC lease

Facility name	Facility building type	Address	Suburb	Landowner	Building owner
Te Tūhanga Rau	Community centre	108 Strathmore Avenue	Strathmore	WCC	WCC
Seatoun Village Hall and St Christopher's	Seatoun Village Hall	22 Forres Street	Seatoun	Trust	Trust
	St Christopher's	27 Ventnor Street	Seatoun	Trust	Trust
Thistle Hall Community Centre	Community centre	Cnr Cuba & Arthur Streets	Wellington	WCC	WCC
Vogelmorn Precinct	Community centre	93 Mornington Road	Brooklyn	Trust	Trust
	Community hall	13 Vennell Street	Brooklyn	WCC	WCC
Te Pokapū Hapori	Community centre	107 Manners Street	Wellington	Lease	WCC lease
Mt Vic Hub	WCC lease	24E Elizabeth Street	Mount Victoria	Lease	WCC lease

Community centres (Council run)

Churton Park Community Centre	Community centre	75 Lakewood Avenue	Churton Park	Lease	WCC lease
Island Bay Community Centre	Community centre	137 The Parade	Island Bay	WCC	WCC
Linden Community Centre	Community centre	10 Linden Avenue	Linden, Tawa	WCC	WCC
Newlands Community Centre	Community centre	9 Batchelor Street	Newlands	WCC	WCC
Ngaio Town Hall	Community hall	1 Ottawa Road	Ngaio	WCC	WCC
Tawa Community Centre	Community centre	5 Cambridge Street	Tawa	WCC	WCC
Wadestown Community Centre	Community centre	46 Pitt Street	Wadestown	WCC	WCC

Facility name	Address	Suburb	Landowner	Building owner
Libraries				
Te Whare Pukapuka o Moe-rā – Brooklyn Library	Corner of Harrison Street and Cleveland Street	Brooklyn	WCC	WCC
Te Whare Pukapuka o Te Matapihi Central Library	65 Victoria Street	City Centre	WCC	WCC
Te Whare Pukapuka o Korimako – Cummings Park Library/Ngaio	1A Ottawa Road	Ngaio	WCC	WCC

Facility name	Address	Suburb	Landowner	Building owner
Te Whare Pukapuka o Tapu Te Ranga - Island Bay Library	167 The Parade	Island Bay	WCC	WCC
Te Whare Pukapuka o Te Māhanga - Karori Library	247 Karori Road	Karori	WCC	WCC
Te Whare Pukapuka o Tari-Kākā - Khandallah Library	8 Ganges Road	Khandallah	WCC	WCC
Te Whare Pukapuka o Te Takapū o Patukawenga - Mervyn Kemp Library/Tawa	158 Main Road	Tawa	WCC	WCC
Te Whare Pukapuka o Motu-Kairangi - Miramar Library	68 Miramar Avenue	Miramar	WCC	WCC
Te Whare Pukapuka o Ngā Puna Waiora - Newtown Library	13 Constable Street	Newtown	WCC	WCC
Te Whare Pukapuka o Te Awa-a-Taia - Ruth Gotlieb Library/Kilbirnie	101 Kilbirnie Crescent	Kilbirnie	WCC	WCC
Te Whare Pukapuka o Ōtari - Wadestown Library	1 Moorhouse Street	Wadestown	WCC	WCC
Te Whare Pukapuka o Waitohi - Waitohi Community Hub	34 Moorefield Road	Johnsonville	WCC	WCC

Recreation centres

Ākau Tangi (ASB Sport Centre)	72 Kemp Street	Kilbirnie	WCC	WCC
Karori Recreation Centre	251 Karori Road	Karori	WCC	WCC
Kilbirnie Recreation Centre	101 Kilbirnie Crescent	Kilbirnie	WCC	WCC
Nairnville Recreation Centre	Corner of Cockayne Road and Lucknow Terrace	Khandallah	WCC	WCC
Tawa Recreation Centre	38A Duncan Street (Tawa College)	Tawa	Tawa College / MoE	Tawa College / MoE

Facility name	Address	Suburb	Landowner	Building owner
Swimming pools				
Freyberg Pool	139 Oriental Parade	Oriental Bay	WCC	WCC
Karori Pool	22 Donald Street	Karori	WCC	WCC
Keith Spry Pool	6 Wanaka Street	Johnsonville	WCC	WCC
Khandallah Summer Pool	45 Woodmancote Road	Khandallah	WCC	WCC
Tawa Pool	23 Davies Street	Tawa	WCC	WCC
Thorndon Summer Pool	26 Murphy Street	Thorndon	WCC	WCC
Wellington Regional Aquatic Centre	63 Kilbirnie Crescent	Kilbirnie	WCC	WCC
Marae (in scope)				
Ngā Hau e Whā o Paparāangi	30 Ladbrooke Drive	Newlands	WCC	Marae
Community spaces in Council housing assets				
Berkeley Dallard Apartments	Nairn Street	Mt Cook	WCC	WCC
Central Park Apartments	21 Brooklyn Road	Mt Cook	WCC	WCC
Granville Flats	493 Adelaide Road	Berhampore	Tenths Trust	WCC
Hanson Court Apartments	3 Hutchison Road	Newtown	WCC	WCC
Heath Flats	6 Heath Street	Johnsonville	WCC	WCC
Hobart Park Flats	30A Hobart Street	Miramar	WCC	WCC
Kotuku Apartments	5 Kemp Street	Kilbirnie	WCC	WCC
Marshall Court Apartments	Tahi Street	Miramar	WCC	WCC

Facility name	Address	Suburb	Landowner	Building owner
Newtown Park Apartments	Mansfield Street	Newtown	WCC	WCC
Pukehinau Flats	Brooklyn Road	Aro Valley	WCC	WCC
Rintoul Street Villas	271 Rintoul Street	Berhampore	WCC	WCC
Te Ara Hou Apartments	Constable Street	Newtown	WCC	WCC
Whare Ahuru Apartments	16 Glenmore Street	Thorndon	WCC	WCC

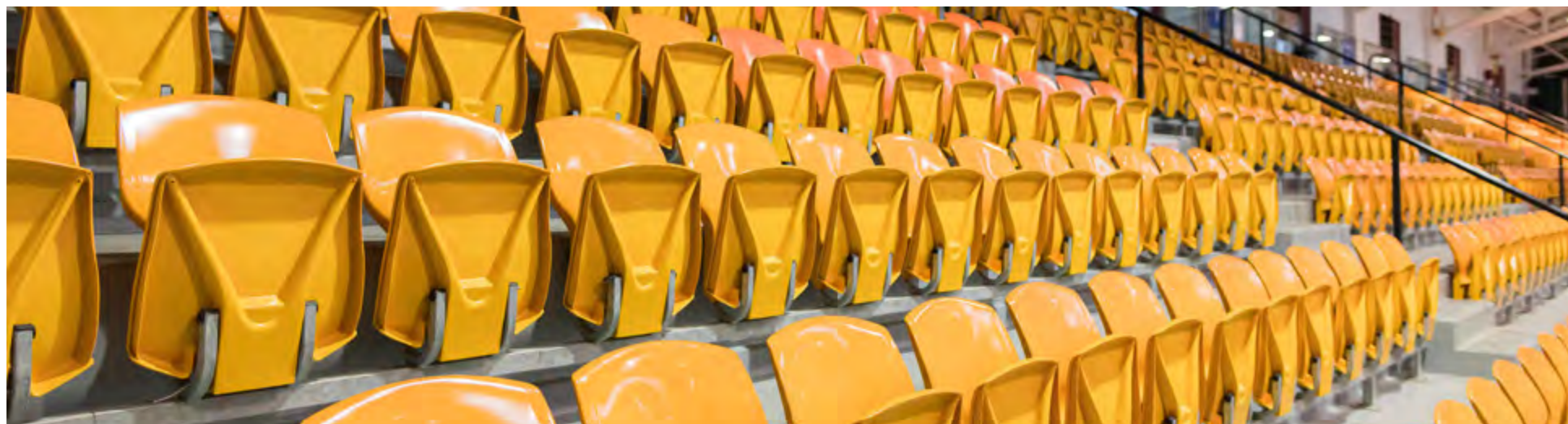
Facility name	Address	Suburb	Land and building owner
Public toilets			
Public Toilets - Responsible Camping Area	501 Evans Bay Parade	Hataitai	WCC
Public Toilets - Hataitai Beach	Evans Bay Parade	Hataitai	WCC
Island Bay Surf Club	250 The Esplanade	Island Bay	WCC
Lyall Bay Surf Club Exeloo	5 Lyall Parade	Lyall Bay	WCC
Public Toilets - Oriental Parade Wishing Well	Oriental Parade & Terrace	Oriental Bay	WCC
Owhiro Bay Toilets & Shelter (Te Kopahou Reserve)	Owhiro Bay Road	Owhiro Bay	WCC
Public Toilets - Balaena Bay	Evans Bay Parade	Roseneath	WCC
Freyberg Public Amenity Block	153 Oriental Parade	Oriental Bay	WCC
Public Toilets - Makara Beach	Makara Beach	Makara Beach	WCC
Public Toilets - Princess Bay	501 Queens Drive	Lyall Bay	WCC
Public Toilets - Queens Drive	Queens Drive	Lyall Bay	WCC
Public Toilets - Worser Bay	Awa Road	Seatoun	WCC

Facility name	Address	Suburb	Land and building owner
Boat Sheds Blk B - public toilets for the marina	Evans Bay Parade	Evans Bay	WCC
Clyde Quay Wharf Apartments (northern end)	Clyde Quay Wharf, Herd Street	Clyde Quay	WCC
TSB Arena	4 Queens Wharf	Te Aro	WCC
Frank Kitts Park Lagoon	Whairepo Lagoon, Jervois Quay	Te Aro	WCC
Kumutoto Public Toilets (Lobster Loos)	By 56 Customhouse Quay	Te Aro	WCC
Linkspan Building	Waterfront Opposite Odlins Plaza	Te Aro	WCC
Shed 6 (Men's, Shed 6 beside Fergs Kayaks)	Queens Wharf by Fergs Kayaks	Te Aro	WCC
Waitangi Park Public Toilets	Waitangi Park, Herd Street	Te Aro	WCC
Chaffers Dock Apartments - Herd Street Building	Herd Street	Te Aro	Other
Public Toilets - Civic Centre	Harris Street	City Centre	WCC
Public Toilets - Top of Cable Car	Upland Road	Kelburn	WCC
Arapaki Service Centre and Library	Manners Street	City Centre	Other
Wellington Station Bus interchange	Lambton Quay	City Centre	WCC
Public Toilets - Courtenay Place	Courtenay Place	Te Aro	WCC
Public Toilets - Grey Street	15-29 Grey Street	City Centre	Other
Berhampore Golf Links (attached to Olympic FC)	572 Adelaide Road	Berhampore	WCC
Public Toilets - Central Park	65 Ohiro Road	Brooklyn	WCC
Public Toilets - Churchill Park	2 Marine Parade	Seatoun	WCC
Public Toilets - Grasslees Reserve	16 Davies Street	Tawa	WCC
Karori Cemetery Public Toilets	76 Old Karori Road/15 Rosehaugh Avenue	Karori	WCC
Karori Park Public Toilets	400 Karori Road	Karori	WCC

Facility name	Address	Suburb	Land and building owner
Anderson Park Pavilion Public Toilets	Anderson Park	Kelburn	WCC
Play Area Public Toilets	102 Glenmore Street	Kelburn	WCC
Begonia House	101 Glenmore Street	Kelburn	WCC
Main Garden Public Toilets	103 Glenmore Street	Kelburn	WCC
Rose Garden Public Toilets	104 Glenmore Street	Kelburn	WCC
Public Toilets – Lyndhurst Park (Club Pavilion)	Lyndhurst Road	Tawa	WCC
Makara Cemetery Public Toilets	237 Makara Road	Makara	WCC
Public Toilets – Makara Peak Mountain Bike Park	190 South Karori Road	Makara	WCC
Public Toilets – Memorial Park (Pukeahu)	15 Buckle Street	Te Aro	WCC
Parks Toilets – Miramar Park	17 Darlington Road	Miramar	WCC
Public Toilets – Monorgan Road Play Area	2A Walden Street	Strathmore Park	WCC
Public Toilets – Mt Victoria	100 Alexandra Road	Mt Victoria	WCC
Newtown Park Grandstand	Mansfield Street/Roy Street	Newtown	WCC
Parks Toilets – Polo Ground	20A Park Road	Miramar	WCC
Public Toilets – Pukehuia Park (Newlands Park)	208 Newlands Road	Newlands	WCC
Scorching Bay Changing Rooms and Public Toilets	Karaka Bay Road	Karaka Bays	WCC
Seatoun Park Pavilion	Ludlam Street	Seatoun	WCC
Public Toilets – Te Aro Park	Dixon/Manners Streets	Te Aro	WCC
Public Toilets – Willowbank Reserve Play Area	3 Boscobel Lane	Tawa	WCC
Ōtari-Wilton Bush Information Centre	156 Wilton Road	Wilton	WCC
Ōtari-Wilton Bush Picnic Area Public Toilets	156 Wilton Road	Wilton	WCC

Facility name	Address	Suburb	Land and building owner
Worser Bay Changing Rooms & Public Toilets	Marine Parade	Seatoun	WCC
Ben Burn Park pavilion	Campbell Street	Karori	WCC
Wakefield Park pavilion	Adelaide Road	Island Bay	WCC
Toilets below Toitū Pōneke	Kilbirnie Crescent	Kilbirnie	WCC
Bottom of KPSA VUW cricket and football	Salamanca Road	Kelburn	WCC
Botanic Gardens Treehouse Visitor Centre	Glenmore Street	Kelburn	WCC
Public Toilets – Aro Street Park	60 Aro Street	Aro Valley	WCC
Public Toilets – Shorland Park	Reef Street	Island Bay	WCC
Public Toilets – 33 Luxford St	33 Luxford Street	Berhampore	WCC
Public Toilets – 44 Jefferson Street	44 Jefferson Street	Brooklyn	WCC
Public Toilets – 9 Constable Street	9 Constable Street	Newtown	WCC
Public Toilets – Bay Road	56 Bay Road	Kilbirnie	WCC
Public Toilets – Broadway Street	Broadway Street	Strathmore Park	WCC
Public Toilets – Collingwood Street	Collingwood Street	Ngaio	WCC
Public Toilets – Dundas Street	23 Dundas Street	Seatoun	WCC
Public Toilets – Ganges Road	11 Ganges Road	Khandallah	WCC
Public Toilets – Medway Street/ The Parade	Medway Street/The Parade	Island Bay	WCC
Public Toilets – Miramar Ave/ Park Rd	Miramar Avenue/Park Road	Miramar	WCC
Public Toilets – Quebec Street	42 Quebec Street	Kingston	WCC
Public Toilets – Randwick Rd	Randwick Road	Northland	WCC
Public Toilets – Taurima Street	Taurima Street	Hataitai	WCC

Facility name	Address	Suburb	Land and building owner
Public Toilets - Wadestown/ Cecil Roads	Wadestown & Cecil Roads	Wadestown	WCC
Public Toilets - Woodmancote Road	Woodmancote Street	Khandallah	WCC
Public Toilets - Churton Park Community Centre	75 Lakewood Avenue	Churton Park	WCC
Public Toilets - Johnsonville Library	3-5 Broderick Road	Johnsonville	WCC
Public Toilets - Karori Library	247 Karori Road	Karori	WCC
Public Toilets - Next to Mervyn Kemp Library	160 Main Road	Tawa	WCC
Public Toilets - Newlands Mall	McMillian Court/ Bracken Road	Newlands	WCC
Public Toilets - Wadestown Library	Corner Moorhouse Street/Lennel Road	Wadestown	WCC



Lease Facilities					
Lease type	Facility name	Address	Suburb	Landowner	Building owner
Childcare - premises lease	Aro Valley Pre-School	47 Palmer Street	Aro Valley	WCC	WCC
Childcare - premises lease	Brooklyn Playcentre	22 Harrison Street	Brooklyn	WCC	WCC
Childcare - premises lease	Capital Kids Co-Operative	Hugh Street, towards hospital	Mt Cook	WCC	WCC
Childcare - ground lease	Hataitai Kindergarten - Whānau Manaaki	Taurima Street	Hataitai	WCC	Lessee
Childcare - ground lease	Houghton Valley Playcentre	84 Houghton Bay Road	Houghton Bay	WCC	Lessee
Childcare - ground lease	Island Bay Plunket	167 The Parade	Island Bay	WCC	Lessee
Childcare - premises lease	Johnsonville Early impressions Childcare	3 Frankmoore Avenue	Johnsonville	WCC	WCC
Childcare - ground lease	Johnsonville West Kindergarten - Whānau Manaaki	34A Kipling Street	Johnsonville	WCC	Lessee
Childcare - premises lease	Karori Childcare Centre	47 Beauchamp Street	Karori	WCC	WCC
Childcare - ground lease	Karori Playcentre	64 Campbell Street	Karori	WCC	Lessee
Childcare - premises lease	Khandallah Playgroup	11 Ganges Road	Khandallah	WCC	WCC
Childcare - premises lease	Khandallah Plunket	Ganges Road	Khandallah	WCC	WCC
Childcare - premises lease	Kilbirnie Early Learners Creche	58 Bay Road	Kilbirnie	WCC	WCC
Childcare - ground lease	Kilbirnie Plunket	620 Evans Bay Parade	Kilbirnie	WCC	Lessee
Childcare - ground lease	Matairangi Kindergarten - Whānau Manaaki	112 Waipapa Road	Hataitai	WCC	Lessee
Childcare - ground lease	Miramar North Kindergarten - Whānau Manaaki	9A Whanganui Street	Miramar	WCC	Lessee
Childcare - ground lease	Miramar Plunket	20A Park Road	Miramar	WCC	Lessee

Lease type	Facility name	Address	Suburb	Landowner	Building owner
Childcare - premises lease	Miramar Playcentre	23 Crawford Green	Miramar	WCC	WCC
Childcare - premises lease	Newtown Early Learning Centre	73 Daniel Street	Newtown	WCC	WCC
Childcare - premises lease	Ngaio Childcare Centre	Ottawa Road	Ngaio	WCC	WCC
Childcare - ground lease	Sunshine Kindergarten, Karori - Whānau Manaaki	21A Sunshine Avenue	Karori	WCC	Lessee
Childcare - ground lease	Tawa Central Kindergarten - Whānau Manaaki	21 Oxford Street	Tawa	WCC	Lessee
Childcare - premises lease	Te Kainganui Early Education Centre	64 Tasman Street	Mt Cook	WCC	WCC
Childcare - ground lease	Te Kohanga Reo	Chelsea Street	Miramar	WCC	Lessee
Childcare - premises lease	Te WhareMarie Tamariki Inc. trading as A CBD childcare Centre	15 Harris Street	City Centre	WCC	WCC
Childcare - ground lease	Tui Park Kindergarten - Whānau Manaaki	12 B Mexted Terrace	Linden	WCC	Lessee
Childcare - ground lease	Wadestown Plunket Clinic	117 Wadestown Road	Wadestown	WCC	Lessee
Childcare - premises lease	Waitohi Kindergarten - Whānau Manaaki	34 Moorefield Road	Johnsonville	WCC	WCC
Arts - Ground Lease	Karori Arts & Craft Centre	7 Beauchamp Street	Karori	WCC	Lessee
Arts - Ground Lease	Wellington Art Club Incorporated	Chelsea Street	Miramar	WCC	Lessee
Arts - Ground Lease	City of Wellington Pipe Band	Cnr Hall & Hanson Street	Newtown	WCC	Lessee
Arts - Ground Lease	Wellington Red Hackle Pipe Band	20 Tawa Street	Tawa	WCC	Lessee
Arts - Ground Lease	Wellington Potters Association	130 Grant Road	Thorndon	WCC	Lessee
Arts - Premises lease	NZ Art show	105 Lyall Parade	Lyall Bay	WCC	WCC

Lease type	Facility name	Address	Suburb	Landowner	Building owner
Marine - Ground Lease	Evans Bay Yacht & Motorboat Club	447 Evans Bay Parade	Hataitai	WCC	Lessee
Marine - Premises lease	Island Bay Bait House Aquarium	250 The Esplanade	Island Bay	WCC	WCC
Marine - Premises lease	Island Bay Marine Education Centre	250 The Esplanade	Island Bay	WCC	WCC
Marine - Ground Lease	Lyall Bay Surf and Life Saving Club	101 Lyall Parade	Lyall Bay	WCC	Lessee
Marine - Ground Lease	Maranui Surf and Life Saving Club	107 Lyall Parade	Lyall Bay	WCC	Lessee
Marine - Ground Lease	Royal Port Nicholson Yacht Club	103 Oriental Parade	Oriental Bay	WCC	Lessee
Marine - Ground Lease	Wellington Volunteer Coastguard	461 Evans Bay Parade	Hataitai	WCC	Lessee
Marine - Ground Lease	Worser Bay Boating Club	253-269 Karaka Bay Road	Seatoun	WCC	Lessee
Marine - Ground Lease	Worser Bay Life Saving Club Incorporated	253-269 Karaka Bay Road	Seatoun	WCC	Lessee
Recreation Ground lease	Wellington Canine Obedience Club Incorporated	Alexandra Road	Newtown	WCC	Lessee
Recreation Ground lease	The Long Hall Trust (Point Jerningham)	4 Evans Bay Parade	Roseneath	WCC	Lessee
Recreation Ground lease	Cook Island Society	220 Hanson Street	Newtown	WCC	Lessee
Recreation Ground lease	Kae Miller Trust (View Road Park)	112 View Road	Houghton Bay	WCC	Lessee
Recreation Premises lease	Innermost gardens	31 Lawson Place	Mt Victoria	WCC	WCC
Recreation Premises lease	Kapi Mana Bridge Club	8 Linden Avenue	Tawa	WCC	WCC
Recreation Premises lease	Glenside Historic Halfway House	246 Middleton Road	Glenside	WCC	WCC
Recreation Premises lease	Victoria University, Salamanca Road House	63 Salamanca Road	Kelburn	WCC	WCC
Recreation Venue	Leonard Cockayne Centre, Ōtari Wilton's Bush	160 Wilton Road	Wilton	WCC	WCC
Recreation Venue	Treehouse meeting room - venue for hire	101 Glenmore Street	Kelburn	WCC	WCC

Lease type	Facility name	Address	Suburb	Landowner	Building owner
Scout/Guide – Ground	Tawa Girl Guides	21 Oxford Street	Tawa	WCC	Lessee
Scout/Guide – Ground	Brooklyn Scout Group	24 Harrison Street	Brooklyn	WCC	Lessee
Scout/Guide – Ground	First Karori Scout Group	158 Campbell Street	Karori	WCC	Lessee
Scout/Guide – Ground	Wellington Cadet Centre	393 Evans Bay Parade	Hataitai	WCC	Lessee
Scout/Guide – Ground	Karori West Scout Group	23 Sunshine Avenue	Karori	WCC	Lessee
Scout/Guide – Ground	Johnsonville Girl Guides	87 Broderick Road	Johnsonville	WCC	Lessee
Scout/Guide – Ground	1st Island Bay Scout Group	Dover Street	Berhampore	WCC	Lessee
Scout/Guide – Ground	Johnsonville Scout Group	30 Ironside Road	Johnsonville	WCC	Lessee
Scout/Guide – Ground	Southern Cross Scout Group	55 Stoke Street	Newtown	WCC	Lessee
Scout/Guide – Ground	Paparangi Scout Group	100 Mark Avenue	Grenada Village	WCC	Lessee
Scout/Guide – Ground	Newlands Scout Group	24-30 Spenmoor Street	Newlands	WCC	Lessee
Scout/Guide – Ground	Wadestown Scout Group	1A Hanover Street	Wadestown	WCC	Lessee
Scout/Guide – Ground	Eastern Bays Scout Group	253-269 Karaka Bay Road	Seatoun	WCC	Lessee
Scout/Guide – Ground	Tawa Scout Group	21 Oxford Street	Tawa	WCC	Lessee
Sport – Ground lease	Mornington Golf Club	80 Stanley Street	Berhampore	WCC	Lessee
Sport – Ground lease	Salamanca Tennis Club	21 Wesley Road	Kelburn	WCC	Lessee
Sport – Ground lease	Wellington Tennis Incorporated / Renouf Tennis Centre	60 Brooklyn Road	Brooklyn	WCC	Lessee
Sport – Ground lease	Miramar Rangers AFC	145 Miramar North Road	Miramar	WCC	Lessee

Lease type	Facility name	Address	Suburb	Landowner	Building owner
Sport – Ground lease	Tawa Bowling Club	13 Davies Street	Tawa	WCC	Lessee
Sport – Ground lease	Harbour City Gymnastics	Ruahine Street	Hataitai	WCC	Lessee
Sport – Ground lease	Wellington Football Club	37 Ruahine Street	Hataitai	WCC	Lessee
Sport – Ground lease	Marist St Pats Rugby Football Club	Ruahine Street	Hataitai	WCC	Lessee
Sport – Ground lease	Netball Wellington Centre	Ruahine Street	Hataitai	WCC	Lessee
Sport – Ground lease	Badminton Wellington	1 Ruahine Street	Hataitai	WCC	Lessee
Sport – Ground lease	Johnsonville Rugby Football Club	80 Helston Road	Paparangi	WCC	Lessee
Sport – Ground lease	Western Suburbs RFC	149 Curtis Street	Wilton	WCC	Lessee
Sport – Ground lease	Island Bay Tennis & Squash Club	2 the Parade	Island Bay	WCC	Lessee
Sport – Ground lease	Johnsonville Tennis Club	9 Doctor Taylor Terrace	Johnsonville	WCC	Lessee
Sport – Ground lease	Waterside Karori Football Club	400 Karori Road	Karori	WCC	Lessee
Sport – Ground lease	Club Kelburn	Salamanca Road	Kelburn	WCC	Lessee
Sport – Ground lease	Victoria University Tennis Club	Salamanca Road	Kelburn	WCC	Lessee
Sport – Ground lease	Wellington Marist AFC and Eastern Suburbs Cricket Club	Kilbirnie Crescent	Kilbirnie	WCC	Lessee
Sport – Ground lease	Toitu Pōneke Hub	49 Kilbirnie Crescent	Kilbirnie	WCC	Lessee
Sport – Ground lease	Kilbirnie Tennis Club	14 Crawford Road	Kilbirnie	WCC	Lessee
Sport – Ground lease	Churton Park Tennis Club	Lakewood Avenue	Churton Park	WCC	Lessee
Sport – Ground lease	Tawa Tigers Wrestling Club	1 Gee Street	Tawa	WCC	Lessee
Sport – Ground lease	North City Cricket Club	3 Gee Street	Tawa	WCC	Lessee
Sport – Ground lease	Newlands – Paparangi Tennis Club	26 Black Rock Road	Newlands	WCC	Lessee

Lease type	Facility name	Address	Suburb	Landowner	Building owner
Sport – Ground lease	Tawa Rugby Football Junior Club	23C Lyndhurst Road	Tawa	WCC	Lessee
Sport – Ground lease	Tawa Rugby Football Club	23A Lyndhurst Road	Tawa	WCC	Lessee
Sport – Ground lease	Miramar Tennis Club	Darlington Road	Miramar	WCC	Lessee
Sport – Ground lease	Miramar Bowling Club	Darlington Road	Miramar	WCC	Lessee
Sport – Ground lease	Wellington Chinese Sports and Cultural Centre	Mount Albert Road	Berhampore	WCC	Lessee
Sport – Ground lease	Wellington Pistol Club	Russell Terrace	Berhampore	WCC	Lessee
Sport – Ground lease	Wellington Smallbore Rifle Association	Russell Terrace	Berhampore	WCC	Lessee
Sport – Ground lease	Table Tennis Wellington	Alexandra Road	Newtown	WCC	Lessee
Sport – Ground lease	Wellington Tennis Club	182 Alexandra Road	Newtown	WCC	Lessee
Sport – Ground lease	Ngaio Tennis Club	3 Waikowhai Street	Ngaio	WCC	Lessee
Sport – Ground lease	Oriental Rongotai Football Club	22 Park Road	Miramar	WCC	Lessee
Sport – Ground lease	Tawa Softball & Tawa AFC (Redwood Park)	69A Redwood Avenue	Tawa	WCC	Lessee
Sport – Ground lease	Tawa Squash Club	67 Main Road	Tawa	WCC	Lessee
Sport – Ground lease	Talavera Tennis Club	148 Glenmore Street	Northland	WCC	Lessee
Sport – Ground lease	Tawa Tennis Club	24 Tawa Street	Tawa	WCC	Lessee
Sport – Ground lease	Wellington North Badminton Association	24 Tawa Street	Tawa	WCC	Lessee
Sport – Ground lease	Victoria Bowling Club	125 Pirie Street	Mount Victoria	WCC	Lessee
Sport – Ground lease	Vogelmorn Tennis Club	8 Vennell Street	Brooklyn	WCC	Lessee
Sport – Ground lease	Island Bay Softball Club	592 Adelaide Road	Berhampore	WCC	Lessee
Sport – Ground lease	Island Bay United Football Club	592 Adelaide Road	Berhampore	WCC	Lessee

Lease type	Facility name	Address	Suburb	Landowner	Building owner
Sport – Ground lease	Wilton Bowling Club	122 Wilton Road	Wilton	WCC	Lessee
Sport – Premises lease	Waiora Hub at Alex Moore Park	15 Bannister Avenue	Johnsonville	WCC	WCC
Sport – Premises lease	Wellington Collegians Cricket Club	Glenmore & Kinross Streets	Kelburn	WCC	WCC
Sport – Premises lease	Olympic AFC	572 Adelaide Road	Berhampore	WCC	WCC
Sport – Premises lease	Wellington Swords Club	8 Tanera Crescent	Brooklyn	WCC	WCC
Sport – Premises lease	Tawa Junior Football Club	Russell Terrace	Berhampore	WCC	Lessee
Sport – Premises lease	Kelburn Municipal Croquet Club	65 Salamanca Road	Kelburn	WCC	WCC
Sport – Premises lease	Victoria University of Wellington Cricket Club and Victoria University of Wellington Football Club	Salamanca Road	Kelburn	WCC	WCC
Sport – Premises lease	Rangimarie Tennis Club	Lavaud Street	Berhampore	WCC	WCC
Sport – Premises lease	Wellington Region Hockey Stadium	9 Mount Albert Road	Berhampore	WCC	WCC
Sport – venue/premises	Newtown Park Pavilion and Function Room	Manchester Street	Newtown	WCC	WCC
Sport – Premises lease	Wellington Harrier Athletic Club	Alexandra Road	Newtown	WCC	WCC
Sport – Premises lease	Wellington Municipal Croquet Club	Alexandra Road	Newtown	WCC	WCC
Sport – Premises lease	Miramar Softball Club	22 Park Road	Miramar	WCC	WCC
Sport – Premises lease	Wellington Rugby Football Union	Hall Street	Newtown	WCC	WCC
Sport – Premises lease	Seatoun AFC	Great Harbour Way / Te Aranui o Pōneke	Seatoun	WCC	WCC
Sport – Premises lease	Hataitai Park – Velodrome Clubrooms (no current tenant)	Ruahine Street	Hataitai	WCC	WCC
Sport – Premises lease	Scorching Bay Building (vacant)	Massey Road	Scorching Bay	WCC	WCC
Sport – Premises lease	Owen Street Bowling Club (vacant)	177 Owen Street	Newtown	WCC	WCC



