



Rates Remission Policy

Objective of the policy

To provide rates relief in nine situations, to support either the fairness and equity of the rating system or the overall wellbeing of the community.

Remission 1: Not-for-profit community-based organisations

Objective

Certain types of land use are classified as “non-rateable” under Section 8 of the Local Government (Rating) Act 2002, including schools, churches, and land used for some conservation or recreational purposes. Such land may be either fully or 50% “non-rateable”, although any rates specifically for the purpose of water supply, sewage, and refuse collection must still be charged.

The objective of this remission is to provide rates relief to community-based organisations (including some that may be classified as non-rateable under section 8), to support the benefit they provide to the wellbeing of the Christchurch district.

Conditions and criteria

For not-for-profit community-based organisations which the Council considers deliver a predominant community benefit:

- Where the organisation occupies Council land under lease, up to 100% remission of all rates (except targeted rates for excess water and waste minimisation).
- Where the organisation occupies other land:
 - Up to 100% remission on general rates (including the uniform annual general charge),
 - Up to 50% remission (of the rates that would be payable if they were fully rateable) on targeted rates for standard water supply, sewerage, and land drainage,

Applications for this remission must be in writing. The extent of remission (if any) shall be determined at the absolute discretion of the Council, and may be phased in over several years.

The Council reserves the right to require annual applications to renew the remission, or to require certification from the applicant that the property is still eligible for the remission. Any residual rates payable must be paid in full for the remission to continue.

Remission applies to

Any community-based not-for-profit organisation whose activities, in the opinion of the Council, provide significant public good as a result of its occupation of the property.

The remission may (at Council’s absolute discretion) include property over which a liquor licence is held, provided this is incidental to the primary purpose of occupancy. This inclusion may also apply to those organisations classified as “non-rateable” under Section 8 of the Local Government (Rating) Act 2002.

The remission is not available to property owned or used by chartered clubs, political parties, trade unions (and associated entities), dog or horse racing clubs, or any other entity where the benefits are restricted to a class or group of persons and not to the public generally.

Any remission will only apply to the portion of the property used for the purpose for which the remission is granted.

Remission 2: Land occupied and used by the Council for community benefit

Objective

To support facilities providing benefit to the community, by remitting rates.

Conditions and criteria

The Council may remit all rates (other than targeted rates for excess water supply and water supply fire connection) on land owned by or used by the Council and which is used for:

- Those activities listed in section 4 of the Local Government (Rating) Act 2002 Schedule 1,
- Rental housing provided within the Council’s Social Housing activity, and
- Any other community benefit use (excluding infrastructural asset rating units).

Remission 3: Rates - Late payment penalties

Objective

Council charges penalties for late payment of rates, in accordance with sections 57 and 58 of the Local Government (Rating) Act 2002.

The objective of this remission is to enable such penalties to be waived where it is fair and equitable to do so, and to encourage ratepayers to clear arrears and keep their payments up to date.

Conditions and criteria

Council will consider remitting late payment penalties in the following three circumstances:

- One-off ratepayer error (including timing differences arising from payments via regular bank transactions).
 - This may only be applied once in any five-year period for business ratepayers, and in any two-year period for other ratepayers.
 - Only current-year penalties may be remitted.
- Applications must state the reason for late payment, and deliberate non-payment will not qualify for remission.
- Applications must generally be in writing, although staff may waive this requirement if they are satisfied that the full details of the application are recorded.

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- Payment of all outstanding rates (other than the penalties to be remitted) is required prior to the remission being granted.
- Inability to pay (including sickness, death, financial hardship, or other circumstances where it is considered fair and equitable for the remission to be applied):
 - Penalties imposed in the last two-year period may be remitted, where this would facilitate immediate payment of all outstanding rates (remission of penalties over a longer time period may be considered, if the amount of arrears is large).
 - Where an acceptable arrangement to pay arrears and future rates over an agreed time period is to be implemented, then any penalties that would otherwise have been imposed over this time period may be remitted.
 - Applications must generally be in writing, although staff may waive this requirement if they are satisfied that the full details of the application are recorded.
- Full year payment (ie. where the ratepayer pays the financial year's rates in full, rather than in instalments):
 - Late penalties on the current year's Instalment 1 rates invoice will be remitted if current-year rates are paid in full by the due date for Instalment 2.

Remission applies to

Remission of late rates payments may be applied as follows:

- One-off error – to all rating units (although with different criteria for business units)
- Inability to pay – only to properties which are the primary private residence owned and occupied by the applicant
- Full-year payment – to all rating units

Remission 4: Contiguous parcels of land

Objective

Council charges a Uniform Annual General Charge (UAGC) as part of its general rates.

The objective of this remission is to waive the UAGC where doing so supports the purpose of the UAGC as set out in Council's Rating Policy.

Conditions and criteria

Council will consider remitting the UAGC rate where:

- Parcels of land under different ownership are contiguous (ie. sharing a boundary and in common usage, such that they should reasonably be treated as a single unit); OR
- It has been determined that a building consent will not be issued for the primary use of the land under the City Plan.

Remission applies to

All rating units.

Remission 5: Residential pressure wastewater system electricity costs

Objective

Following the 2010 and 2011 earthquakes, some gravity-fed wastewater disposal systems are being replaced by low pressure pump systems. This generally requires the pump to be connected to the electricity supply of the particular house that it serves.

The objective of this remission is to compensate affected homeowners for the additional electricity cost an average household has to pay to operate the new system.

Conditions and criteria

Affected ratepayers will receive a general rates remission equal to an amount determined by Council each year. The Council will make an effort to match this amount to the estimated annual electricity supply charges likely to be paid that year to operate the system.

The remission reflects the estimated annual cost for an average household and therefore only provides general compensation, not compensation reflecting the exact amount of the electricity charge actually paid by the homeowner.

Council's expectation is that where tenants pay for electricity, Landlords will pass on the benefit of the remission to their tenants.

Any change to this remission policy must be the subject of consultation with affected residents prior to any decision being made.

For 2014/15, the remission is set at \$24.00 + GST per annum.

Remission applies to

All affected residential properties where the new pumps are connected to the household electricity supply, but excluding any property:

- With a pump owned and installed by a property owner prior to 1 July 2013,
- That requires a pressure sewer system as part of a subdivision of land that occurred after 1 July 2013, and
- that was vacant land prior to 4 September 2010.

Remission 6: Earthquake-affected properties

Objective

The objective of this remission is to provide rates relief to those ratepayers most affected by the earthquakes, whilst acknowledging that any such support is effectively paid for by those ratepayers less affected.

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Conditions and criteria

Rates may be remitted in the following circumstances:

- For residential and “non-rateable” units unable to be occupied due to earthquake damage, all rates levied on the value of improvements will be remitted (ie. rates will be charged on land value only, as if the property had been demolished). This remission will cease once the property becomes inhabited or inhabitable.
- For business properties which are only unable to be occupied due to a dangerously earthquake-damaged adjacent building, 30% of total rates will be remitted for the period that this circumstance persists.
- For residential and “non-rateable” properties that are considered by the Council to be at risk of rock-fall, cliff collapse, unsafe access or retaining wall issues, and where the occupant has been instructed by the Council to vacate the property and issued with a notice under section 124 of the Building Act 2004, all rates will be 100% remitted. This remission will cease once the section 124 notice is lifted or, if the property is to be sold to the Crown, the date of settlement.
- For residential Red Zone land that was vacant or under construction at 22 February 2011, 100% of rates will be remitted until the earlier of 30 June 2015, or the Crown makes a decision on the future of the land (including a purchase offer).

Any new applications must be in writing, and any new remissions granted will not be back-dated prior to 1 July 2014. The Council may seek assurance or evidence from time to time that properties receiving these remissions remain eligible.

Remission applies to

All rating units.

Remission 7: Excess Water Rates

Objective

The Council considers that it is the ratepayer’s responsibility to ensure the integrity of water reticulation systems within their boundary. Therefore the Council expects that, in general, excess water rates must be paid in full by the ratepayer. However, the Council recognises that in some limited instances it is unreasonable to collect the full amount of excess water charges payable by a ratepayer.

The objective of this remission is to waive the payment of excess water supply rates where it is fair and equitable to do so.

Conditions and criteria

Council may consider remitting up to 100% of excess water rates when the ratepayer could not reasonably have been expected to know that a leak within their boundary has resulted in unusually high water consumption.

Remission applies to:

All ratepayers liable for excess water rates.

Remission 8: Central City Development Unit (CCDU) land intended for public realm

Objective

To recognise that land or portions of land acquired by CCDU which are currently rateable, will eventually become non-rateable as they are intended to be used for public realm (roads / footpaths / public space).

Conditions and criteria

Where the Council has agreed with CCDU to receive specifically defined parcels of currently rateable land for the purposes of public realm (roads, footpaths, public spaces), these parcels will be subject to a 100% remission of rates from 1 July 2014.

Remission applies to

Qualifying land owned by CCDU.

Remission 9: Other remissions deemed fair and equitable

Objective

To recognise that Council’s policies for rates remission cannot contemplate all possible situations where it may be appropriate to remit rates.

Conditions and criteria

The Council may, by specific resolution, remit any rate or rates penalty when it considers it fair and equitable to do so.

Flood Damage Remission (5 March 2014 and subsequent events)

At its meeting on 22 May 2014, Council approved a remission under this Fair and Equitable policy to provide rates relief to those ratepayers most affected by the 5 March 2014 and subsequent flooding events.

A remission of 100% may be applied to all affected residential and non-rateable properties, subject to the following conditions and criteria:

- The property must be unoccupied due to flood damage,
- Repairs to enable the property to be re-occupied must be suspended, pending completion of Council remediation activities, and
- The property must be acknowledged by relevant Council staff (Land Drainage Operations Manager or other manager within the Mayoral Flooding Taskforce) as being vulnerable to flood risk, and benefitting from planned Council remedial works.

Rates Postponement Policy

Objective

To assist owner-occupiers of property to continue living in their home when they do not have the financial capacity to pay their rates or where the payment of rates would create financial hardship.

The Rates Postponement Policy is primarily, but not exclusively, designed for ratepayers over 65 years of age. Younger ratepayers may apply and will be considered on their merits.

Postponement statement

Up to 100% of rates may be postponed for a period determined by the Council where the ratepayer is experiencing financial hardship.

Conditions and criteria

The postponement applies to properties that are the primary private residence owned and occupied by the ratepayer, and the ratepayer can demonstrate:

- a) they do not have the financial capacity to pay their rates; or
- b) the payment of rates would create financial hardship.

Written applications and a declaration of eligibility will generally be required for all postponements. However, staff may waive the written application provided they are satisfied there is good reason and provided that full details of the application are recorded.

Applications for postponement will be considered on their individual merits.

Rates penalties will not be applied or will be remitted for any rates that have been postponed.

The postponement will continue to apply until:

- a) the ratepayer ceases to be the owner or occupier of the rating unit; or
- b) the ratepayer ceases to use the property as their primary private residence; or
- c) until a date specified by the Council at the time of granting the postponement;

whichever is the sooner.

Postponement applies to:

Any land owned and occupied by the ratepayer as their primary private residence.

Earthquake-Related Postponements (prior to 1 July 2013)

Prior to 1 July 2013, Council postponed rates on certain residential vacant land in the earthquake red zone, pending the Crown making a decision on the fate of these titles. Rates on these properties are now payable as usual, as the Crown has made a decision and a purchase offer for all red-zoned properties.

All rates postponed under the prior policy shall become due and payable in full on the earliest of:

- the ratepayer declining the Crown purchase offer,
- settlement of sale to the Crown, or
- 30 June 2015.

Notwithstanding Council's general policy relating to postponement (below), no annual fee or interest amount will be charged on these postponed amounts.

Transitional postponements

There are transitional postponement provisions provided for in the Act and generally these cease on revaluation or change of circumstances. The Council will only apply the requirements of the Act unless the ratepayer qualifies under other policy conditions.

Postponement – general issues

The postponed rates will remain a charge against the property and must be paid either when the property ceases to be the place of residence of the applicant or the criteria no longer apply. Postponed rates may include rate arrears owing from a previous financial year.

A fee (effectively interest) will be charged annually where rates have been postponed. This fee will be calculated at the end of each rating year on the accrued rates postponed (including any fees outstanding) at the beginning of that financial year. The fee will be based on the Council's estimated cost of borrowing as published in the Annual Plan.

Changes to the Development Contributions Policy

Appendix 1: Amendments to the Development Contributions Policy 2013

Reference in DCP 2013	Original content before amendments to the DCP	Amended content / revised text (in blue)
1.1 Background Paragraph 5.	Development contributions can be charged in relation to the following twelve activities...	Development contributions can be charged in relation to the following fourteen activities...
1.1 Background Paragraph 5.	Community infrastructure <ul style="list-style-type: none"> • Cemeteries 	Community infrastructure <ul style="list-style-type: none"> • Leisure Facilities • Libraries • Cemeteries
1.1 Background Paragraph 6.	<p>Although progress is being made on the substantial rebuild of major community facilities across all of Christchurch, including Banks Peninsula and the central city, there still remains, at the time of the development of the 2013 DCP, a significant amount of uncertainty about the cost, timing and location of key community infrastructure such as parking, leisure facilities and libraries.</p> <p>As a result, the 2013 DCP does not require development contribution charges for parking, leisure facilities and libraries as no growth-related capital expenditure for these three activities has been included in the capital plan for development contributions (See Tables A3.1, A3.2 and A3.3). However, the Council reserves the right to charge development contributions for these three activities in a future DCP if growth-related capital expenditure for these activities is required. The possible re-introduction of these activities will occur through an SCP as part of a future LTP.</p>	<p>In 2013, due to uncertainty as to the cost, location and timing of key community infrastructure the Council did not require development contributions for libraries and leisure facilities.</p> <p>However as growth-related capital expenditure requirements for these types of activities have become clear the Council has decided to amend the 2013 Development Contributions Policy in 2014 to re-introduce development contribution charges for libraries and leisure activities as appropriate.</p> <p>This Policy does not require development contribution charges for parking, as no growth-related capital expenditure for that activity has been included in the capital plan for development contributions (See Tables A3.1, A3.2 and A3.3). However, the Council reserves the right to charge development contributions for that activity in a future DCP if growth-related capital expenditure is required.</p>
2.2.2 Non-residential development Paragraph 4	Currently no reference to leisure facilities or libraries in this section.	<p>All non-residential development will be assessed accordingly for leisure facilities and libraries, for the following reasons:</p> <ul style="list-style-type: none"> • it improves equity between residential and non-residential activities; • it recognises that some of the workforce associated with non-residential activities are not residents of Christchurch; and • that both workforce and non-residential activities, in addition to the City's residents, can be users of leisure facilities and libraries and can change the pattern of demand.
Table 2.3	Table 2.3: Summary of Residential and Non-residential (Business) HUE equivalents by land use - Leisure facilities and libraries are not included.	Add leisure facilities and libraries to table and update total figures. Refer change table for details.
Table 2.7	Table 2.7: Schedule of development contribution by catchment - Leisure facilities and libraries are not included under Community Infrastructure Notes include same paragraph as. 1.1 Background Page 6, paragraph 6.	<p>Add leisure facilities and libraries to table and update total figures. Refer change table for details.</p> <p>Replace second paragraph in notes with: No growth-related capital expenditure for parking has been included in this 2013 DCP.</p>

Changes to the Development Contributions Policy

Reference in DCP 2013	Original content before amendments to the DCP	Amended content / revised text (in blue)
Table A3.1	<p>Table A3.1: Components of total capital expenditure from which growth-related development contributions are assessed - Leisure facilities and libraries are not included under Community Infrastructure</p> <p>Note B states: No growth-related capital expenditure for parking, leisure facilities and libraries has been included in this 2013 DCP</p>	<p>Add leisure facilities and libraries to table and update total figures. Refer change table for details.</p> <p>Amend note B to read: No growth-related capital expenditure for parking has been included in this 2013 DCP.</p>
Table A3.2	<p>Table A3.2: Summary of past and future growth-related capital expenditure - Leisure facilities and libraries are not included under Community Infrastructure</p>	<p>Add leisure facilities and libraries to table and update total figures. Refer change table for details.</p>
Appendix 3: Capital Expenditure in Response to Growth	<p>Leisure facilities</p> <p>At the time of developing this 2013 DCP, there remains considerable uncertainty surrounding the rebuild of leisure facilities across the district. Decisions have still to be made around timing, location and size of these facilities. As such no growth-related capital expenditure for leisure facilities has been included in this DCP. However, the Council reserves the right to charge development contributions for growth-related capital expenditure for leisure facilities in a future DCP should the need arise. If the Council chooses to reintroduce this development contribution activity, it will do so through the SCP process of a future LTP.</p> <p>Libraries</p> <p>At the time of developing the 2013 DCP, there remains considerable uncertainty surrounding the rebuild of libraries across the district. Decisions have still to be made about the timing, location and size of these libraries. As such no growth-related capital expenditure for libraries has been included in this DCP. However, the Council reserves the right to charge development contributions for growth-related capital expenditure for libraries in a future DCP should the need arise. If the Council chooses to reintroduce this development contribution activity, it will do so through the SCP process of a future LTP.</p>	<p>Leisure facilities</p> <p>Development contributions will be required for the provision of growth-related capital expenditure for the establishment, upgrade and expansion of multi-use facilities, swimming pool complexes and other leisure facilities.</p> <p>Libraries</p> <p>Development contributions will be required for the provision of growth-related capital expenditure for new libraries, the purchase of library resources (books, serials, audiovisual and electronic) and relocation and/or expansion of libraries to meet growth needs.</p>
Table A3.3	<p>Table A3.3: Detail of planned growth-related capital expenditure - Leisure facilities and libraries are not included under Community Infrastructure</p>	<p>Add leisure facilities and libraries to table and update total figures. Refer change table for individual project details.</p>
Appendix 4 Methodology to establish Non-Residential Household Unit Equivalents (HUEs)	<p>Leisure facilities and libraries are not included.</p>	<p>A4.6 Leisure facilities</p> <p>The Council considers that non-residential development benefits from leisure facilities in a number of ways:</p> <ul style="list-style-type: none"> • non-residential development receives a substantial indirect benefit from their employees' use of leisure facilities during and at either end of their working day; and • Christchurch has a high number of transient workers who commute from neighbouring territorial authorities. Some of the demand for leisure facilities is created by non-residential development and their employment of individuals who reside out of Christchurch. On this basis, it is considered that non-residential developments do receive benefit from the provision of a network of leisure facilities which make the City an attractive place to live, work and play.

Changes to the Development Contributions Policy

Reference in DCP 2013

Original content before amendments to the DCP

Appendix 6: Catchment Maps for Development Contribution Activities

Currently no catchment maps for leisure facilities and libraries.

Amended content / revised text (in blue)

The HUE equivalence for leisure facilities is calculated as follows:

Assessed business benefit	12.5%
Assessed residential benefit	87.5%
Non-residential floor area 2013	9,153,891m ²
Non-residential benefit is equivalent to households	21,496
Non-residential equivalence	0.0028 HUE/m ²

A4.7 Libraries

The Council considers that non-residential development benefits from libraries in a number of ways:

- non-residential development benefits directly from their employees’ use of libraries for work purposes;
- non-residential development receives a substantial indirect benefit from their employees’ use of libraries during and at either end of their working day; and
- Christchurch has a high number of transient workers who commute from neighbouring territorial authorities. Some of the demand for libraries is created by non-residential development and their employment of individuals who reside out of Christchurch. On this basis, it is considered that non-residential developments do receive benefit from the provision of a network of libraries which make the City an attractive place to live, work and play.

The HUE equivalence for leisure facilities is calculated as follows:

Assessed business benefit	12.5%
Assessed residential benefit	87.5%
Non-residential floor area 2013	9,153,891m ²
Non-residential benefit is equivalent to households	21,496
Non-residential equivalence	0.0028 HUE/m ²

Insert the above before cemeteries and amend title to: **A4.8 Cemeteries**

Update list of catchment maps to insert libraries and leisure facilities before cemeteries: Map 12 Community infrastructure catchment: leisure facilities (district-wide), Map 13 Community infrastructure catchment: libraries (district-wide), Map 14 Community infrastructure catchment: cemeteries (district-wide).

Two additional catchment maps for these activities to be inserted between public transport infrastructure and cemeteries. Amend title numbering of Cemeteries catchment map: Map 14 Community infrastructure catchment: cemeteries (district-wide).

Changes to the Development Contributions Policy

Table 2.3 Summary of Residential and Non-residential (Business) HUE equivalents by land use:

<i>Land use classification</i>	<i>Measure</i>	<i>Reserves</i>	<i>Water supply</i>	<i>Wastewater collection</i>	<i>Wastewater treatment and disposal</i>	<i>Stormwater and flood protection</i>	<i>Transport-related</i>	<i>Cemeteries</i>	<i>Leisure Facilities</i>	<i>Libraries</i>
Retirement villages (1)	Per residential unit	0.2500	0.5000	0.5000	0.5000		0.3000	1.0000	0.5000	0.5000
Commercial premises/offices	m ² GFA						0.0043			
Shopping centres >10,000m ²							0.0151			
Shopping centres <10,000m ²							0.0278			
Supermarkets							0.0184			
Service Stations with retail facilities							0.0356			
Markets							0.0010			
Bulk goods/ Home improvement stores							0.0098			
Drive-in fast food restaurants							0.0241			
Restaurants							0.0155			
Manufacturing industries							0.0044			
Warehouses/storage							0.0013			
Accommodation in the central city and central city edges							0.0001			
Accommodation not in the central city and central city edges							0.0010			
All land uses	m ² ISA					0.0038				
All land uses	Lot	1.0000 (2)								
Business 1 – local shopping areas	m ² GFA		0.0034	0.0039	0.0039		0.0209		0.0028	0.0028
Business 2 – large retail areas	m ² GFA		0.0035	0.0039	0.0039		0.0320		0.0028	0.0028
Business 3 – light industry	m ² GFA		0.0036	0.0041	0.0041		0.0062		0.0028	0.0028
Business 4 – industry	m ² GFA		0.0036	0.0041	0.0041		0.0078		0.0028	0.0028
Business 5 – general industrial	m ² GFA		0.0036	0.0040	0.0040		0.0042		0.0028	0.0028
Business 6 – rural industrial	m ² GFA		0.0040	0.0045	0.0045		0.0021		0.0028	0.0028
Business Retail Park	m ² GFA		0.0035	0.0039	0.0039		0.0224		0.0028	0.0028
Central City and Central City Edge	m ² GFA		0.0035	0.0040	0.0040		0.0099		0.0028	0.0028
Special Purpose (Airport)	m ² GFA		0.0036	0.0041	0.0041		Spec A		0.0028	0.0028
Other non-residential	m ² GFA		0.0038	0.0047	0.0047		Spec A		0.0028	0.0028
Holiday home (residential)	Per residential unit	1.0000	1.0000	1.0000	1.0000	1.0000	1.0000	1.0000	1.0000	1.0000
Household (residential)	Per residential unit	1.0000	1.0000	1.0000	1.0000	1.0000	1.0000	1.0000	1.0000	1.0000

Notes:

1 – Residential units only. Non-residential elements such as hospitals, day care units or administration areas will be charged at business rates as applicable.

2 – Subdivision only

3 – Developments in Business 7 and Business 8 zones will be assessed at Business 4 equivalents

Spec A – Special assessment required

Changes to the Development Contributions Policy

Table 2.7 Schedule of development contributions by catchment:

<i>Activity</i>		<i>Catchment</i>	<i>Development contribution per HUE (excluding GST)</i>	<i>Development contribution per HUE (including GST)</i>
Reserves	Regional parks	District-wide	\$2,220.80	\$2,553.92
	Garden and heritage parks	District-wide	\$126.00	\$144.90
	Sports parks	District-wide	\$2,163.53	\$2,488.06
	Neighbourhood parks	Central city	\$2,011.28	\$2,312.97
		Inner city	\$2,783.52	\$3,201.05
		Suburban	\$10,360.87	\$11,914.92
		Rural	\$1,244.40	\$1,431.06
Network Infrastructure	Water supply	District-wide	\$2,470.54	\$2,841.12
	Wastewater collection	District-wide	\$4,702.35	\$5,407.70
	Wastewater treatment and disposal	District-wide	\$2,477.13	\$2,848.70
	Stormwater and flood protection	Avon	\$1,881.73	\$2,163.99
		Heathcote	\$9,043.34	\$10,399.84
		Estuary	\$4,700.65	\$5,405.75
		Halswell	\$1,192.09	\$1,370.90
		Otukaikino	\$1,192.09	\$1,370.90
		Styx	\$9,035.38	\$10,390.69
		Akaroa	\$1,192.09	\$1,370.90
		Lyttelton	\$1,192.09	\$1,370.90
		Northern Bays	\$1,192.09	\$1,370.90
		Southern Bays	\$1,192.09	\$1,370.90
	Road network	District-wide	\$1,979.04	\$2,275.90
Active travel	District-wide	\$82.39	\$94.75	
Public transport	District-wide	\$90.58	\$104.17	
Community Infrastructure	Leisure Facilities	District-wide	\$534.01	\$614.11
	Libraries	District-wide	\$2,547.65	\$2,929.79
	Cemeteries	District-wide	\$236.00	\$271.40

Note:

The schedule of development contribution charges may be adjusted annually (1 July) to account for any increase in construction cost inflation. Any such adjustments will be made using the BERL Local Government Inflation Indices (see section A7.3). The payment of any development contribution is made in accordance with the schedule of development contribution charges (plus any inflation adjustments) that is applicable at the time of payment.

No growth-related capital expenditure for parking has been included in this 2013 DCP.

Changes to the Development Contributions Policy

Table A3.1 Components of total capital expenditure from which growth-related development contributions are assessed (\$2013; GST **exclusive**):

	<i>Sum past years (2001-12)</i>	<i>Sum future years (2013-22)</i>	<i>Total Capex (2001-22)</i>	<i>Total Renewal capex (2001-22)</i>	<i>Total Backlog capex (2001-22)</i>	<i>Total Unallocated capex (2001-22)</i>	<i>Total Growth capex (2001-22)</i>
Regional parks	\$17,450,044	\$3,600,000	\$21,050,044	\$3,636,608	\$157,344	\$-	\$17,256,092
Garden and Heritage parks	\$2,110,659	\$10,524,000	\$12,634,659	\$2,053,500	\$7,606,893	\$-	\$2,974,271
Sports parks	\$12,329,384	\$4,275,000	\$16,604,384	\$844,000	\$131,679	\$-	\$15,628,705
Neighbourhood parks (all)	\$8,644,724	\$142,370,590	\$151,015,314	\$122,747	\$46,979,606	\$-	\$103,912,960
TOTAL RESERVES	\$40,534,811	\$160,769,590	\$201,304,401	\$6,656,855	\$54,875,522	\$-	\$139,772,028
Water supply	\$30,196,828	\$57,274,654	\$87,471,482	\$15,952,444	\$12,227,625	\$8,770,801	\$50,520,606
Wastewater collection	\$163,881,781	\$165,779,246	\$329,661,027	\$33,759,979	\$173,829,174	\$14,984,320	\$107,087,557
Wastewater treatment and disposal	\$181,003,637	\$62,760,001	\$243,763,638	\$7,379,096	\$151,441,489	\$35,965,346	\$48,977,710
Stormwater and Flood Protection (all)	\$87,547,442	\$102,840,000	\$190,387,442	\$10,473,425	\$70,371,771	\$-	\$109,542,239
Road network	\$57,511,009	\$168,657,431	\$226,168,440	\$20,654,594	\$146,421,414	\$-	\$59,092,432
Active travel	\$299,974	\$69,214,854	\$69,514,828	\$-	\$47,097,373	\$-	\$22,417,455
Public transport infrastructure	\$10,228,919	\$10,948,007	\$21,176,926	\$348,850	\$17,257,307	\$-	\$3,570,769
TOTAL NETWORK INFRASTRUCTURE	\$530,669,590	\$637,474,193	\$1,168,143,783	\$88,568,388	\$618,646,153	\$59,720,467	\$401,208,768
Leisure Facilities	\$26,902,007	\$31,064,495	\$57,966,502	\$3,403,795	\$39,348,311	\$1,448,716	\$13,765,680
Libraries	\$17,936,756	\$128,920,837	\$148,857,593	\$3,614,334	\$88,642,938	\$2,757,677	\$51,842,644
Cemeteries	\$805,031	\$3,750,000	\$4,555,031	\$-	\$456,674	\$-	\$4,098,362
TOTAL COMMUNITY INFRASTRUCTURE	\$45,643,794	\$163,735,332	\$211,379,126	\$7,018,129	\$128,447,923	\$4,206,393	\$69,706,686
TOTAL	\$616,848,195	\$961,979,115	\$1,580,827,310	\$102,243,372	\$801,969,598	\$63,926,860	\$610,687,482

Note:

A: These figures are in 2013 dollars. The full schedule of future growth-related capital expenditure is obtainable online at <http://www.ccc.govt.nz/homeliving/goaheadbuildingplanningSoo/feesandcharges-so8/developmentcontributions-so8-01.aspx> and at the Council's Civic Offices, 53 Hereford Street.

B: No growth-related capital expenditure for parking has been included in this 2013 DCP.

Changes to the Development Contributions Policy

Table A3.2 Summary of past and future growth-related capital expenditure (\$2013; GST exclusive):

	Total Capex (2001-22)	Growth Total past capex (2001-12)	Total future capex (2013-22)	TOTAL capex (2001-22)
Regional parks	\$21,050,044	\$13,813,436	\$3,442,656	\$17,256,092
Garden and Heritage parks	\$12,634,659	\$461,708	\$2,512,563	\$2,974,271
Sports parks	\$16,604,384	\$12,242,384	\$3,386,321	\$15,628,705
Neighbourhood parks (all)	\$151,015,314	\$8,521,976	\$95,390,984	\$103,912,960
TOTAL RESERVES	\$201,304,401	\$35,039,504	\$104,732,524	\$139,772,028
Water supply	\$87,471,482	\$17,624,907	\$32,895,699	\$50,520,606
Wastewater collection	\$329,661,027	\$43,935,305	\$63,152,252	\$107,087,557
Wastewater treatment and disposal	\$243,763,638	\$35,299,248	\$13,678,462	\$48,977,710
Stormwater and Flood Protection (all)	\$190,387,442	\$51,754,775	\$57,787,464	\$109,542,239
Road network	\$226,168,440	\$27,169,188	\$31,923,244	\$59,092,432
Active travel	\$69,514,828	\$170,985	\$22,246,470	\$22,417,455
Public transport infrastructure	\$21,176,926	\$1,584,436	\$1,986,333	\$3,570,769
TOTAL NETWORK INFRASTRUCTURE	\$1,168,143,783	\$177,538,844	\$223,669,924	\$401,208,768
Leisure Facilities	\$57,966,502	\$7,551,065	\$6,214,615	\$13,765,680
Libraries	\$146,857,593	\$29,740	\$51,812,904	\$51,842,644
Cemeteries	\$4,555,031	\$748,358	\$3,350,004	\$4,098,362
TOTAL COMMUNITY INFRASTRUCTURE	\$209,379,126	\$8,329,163	\$61,377,523	\$69,706,686
TOTAL	\$1,578,827,310	\$220,907,511	\$389,779,971	\$610,687,482

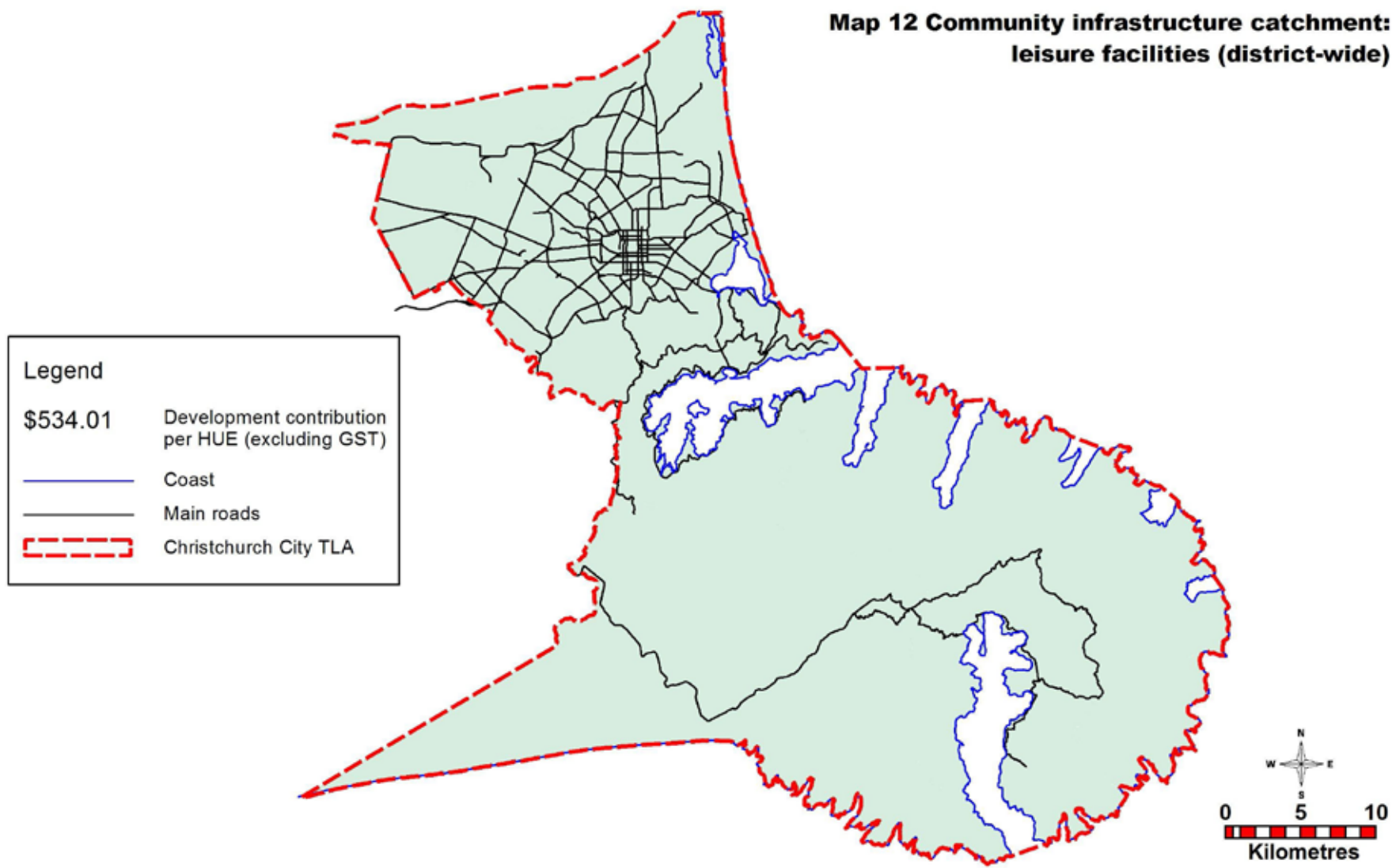
Changes to the Development Contributions Policy

Table A3.3 Detail of planned growth-related capital expenditure (2013 \$; GST exclusive) – extract from full table in DCP

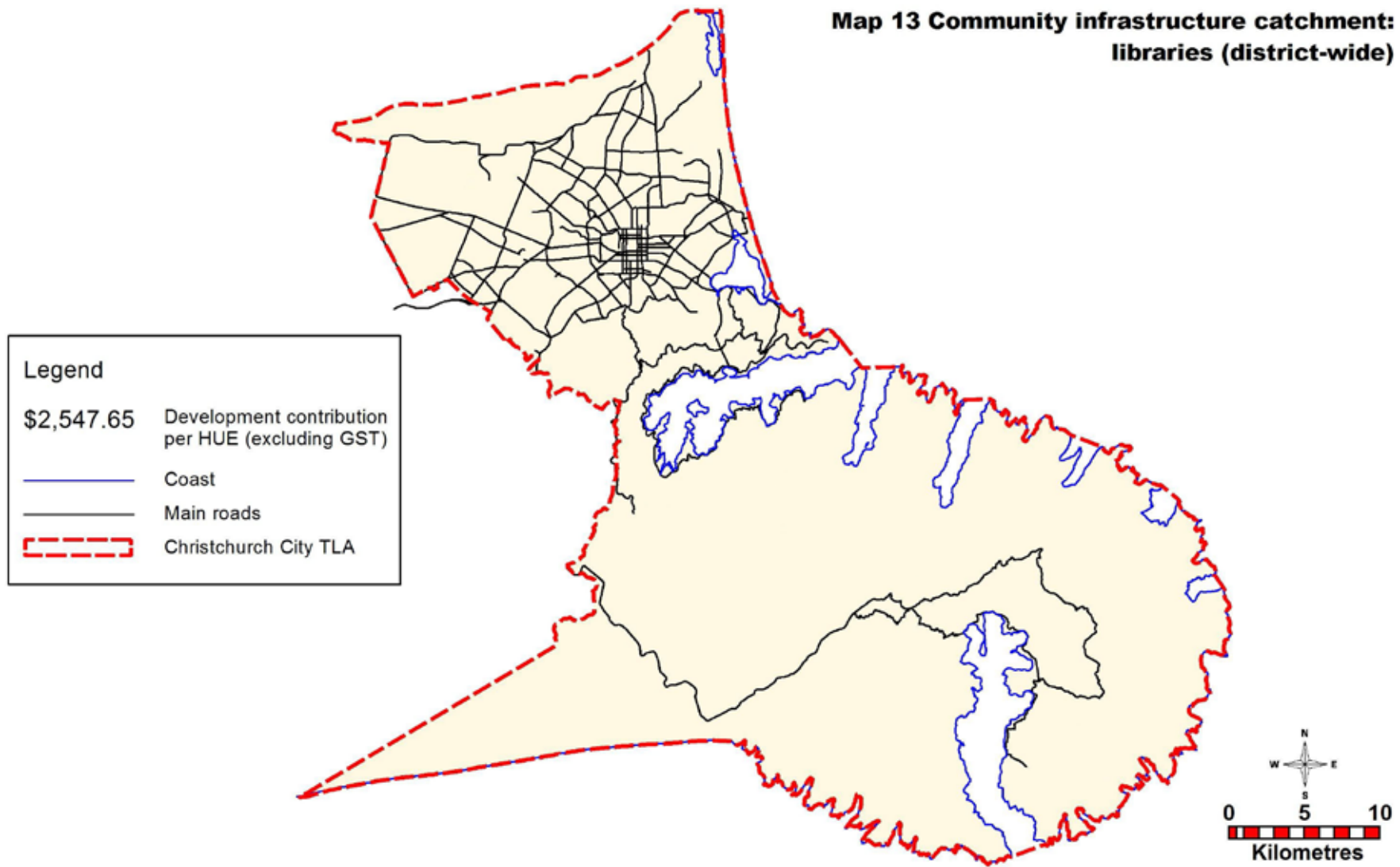
Activity	Project Name	2013_14	2014_15	2015_16	2016_17	2017_18	2018_19	2019_20	2020_21	2021_22	Total Future Growth Capex (2013 - 22)
Leisure Facilities											
	East Pool (Recreation Facility QEII)	\$640,000	\$557,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$557,000
Leisure Facilities Total		\$640,000	\$557,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$557,000
Libraries											
	Sockburn Service Centre (now South West Library and Service Centre)	\$1,758,000	\$2,033,000	\$1,074,000	\$0	\$0	\$0	\$0	\$0	\$0	\$3,107,000
	Halswell - New Library	\$4,773,000	\$4,306,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$4,306,000
	Belfast - New Library	\$0	\$24,000	\$0	\$0	\$449,000	\$4,134,000	\$3,036,000	\$0	\$0	\$7,643,000
	Central Library Rebuild Capex (no longer a Rebuild / Repair, but a New Central Library project)	\$5,627,000	\$10,741,000	\$7,852,000	\$5,692,000	\$0	\$0	\$0	\$0	\$0	\$24,285,000
Libraries Total		\$12,158,000	\$17,104,000	\$8,926,000	\$5,692,000	\$449,000	\$4,134,000	\$3,036,000	\$0	\$0	\$39,341,000
Cemeteries											
	Cemeteries - Green Assets (New)	\$156,000	\$156,000	\$156,000	\$156,000	\$156,000	\$156,000	\$156,000	\$156,000	\$156,000	\$1,400,000
	Cemetery Beams	\$50,000	\$50,000	\$50,000	\$50,000	\$50,000	\$50,000	\$50,000	\$50,000	\$50,000	\$450,000
	New cemetery purchase	\$0	\$0	\$500,000	\$0	\$0	\$500,000	\$0	\$0	\$500,000	\$1,500,000
Cemeteries Total		\$206,000	\$206,000	\$706,000	\$206,000	\$206,000	\$706,000	\$206,000	\$206,000	\$706,000	\$3,350,000
TOTAL COMMUNITY INFRASTRUCTURE		\$13,004,000	\$17,867,000	\$9,632,000	\$5,898,000	\$655,000	\$4,840,000	\$3,242,000	\$206,000	\$706,000	\$43,248,000
TOTAL GROWTH EXPENDITURE		\$50,508,000	\$61,215,000	\$52,698,000	\$47,437,000	\$41,883,000	\$37,683,000	\$29,735,000	\$31,852,000	\$31,437,000	\$371,650,000

Catchment Maps: Leisure facilities

**Map 12 Community infrastructure catchment:
leisure facilities (district-wide)**



**Map 13 Community infrastructure catchment:
libraries (district-wide)**



**Map 14 Community infrastructure catchment:
cemeteries (district-wide)**

