## OPEN ATTACHMENTS

ATTACHMENTS UNDER SEPARATE COVER

<table>
<thead>
<tr>
<th>ITEM</th>
<th>TABLE OF CONTENTS</th>
<th>PAGE</th>
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</thead>
<tbody>
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<td>12</td>
<td>Investigation of North-west Community Provision</td>
<td></td>
</tr>
<tr>
<td></td>
<td>A. North-west Community Facility Provision Investigation Summary Report</td>
<td>3</td>
</tr>
</tbody>
</table>

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**Note:** The attachments contained within this document are for consideration and should not be construed as Council policy unless and until adopted. Should Councillors require further information relating to any reports, please contact the relevant manager, Chairperson or Deputy Chairperson.
North-west community facility provision investigation

Summary findings paper
August 2018

DRAFT

North-west community provision investigation
Contents

1. Purpose of the investigation
2. Methodology
3. Study area and sub-catchments
4. Growth projections
5. Community profile summary findings
6. Facility stocktake summary findings
7. Gap analysis summary findings
8. Key moves
9. Potential benefits

North-west community provision investigation
Purpose of the investigation

- Stemming from action 48 in the Community Facilities Network Plan to investigate the need for pool and leisure space in the north-west.

- As the north-west is growing rapidly the investigation has expanded to include investigation of all community facility provision in the area (library, arts, community, venues for hire, pools, recreation and leisure).

- The purpose of the investigation is to determine if there are gaps in current services or facility provision across north-west Auckland or if there are likely to be gaps in the future and when they will appear.
Process overview for investment in community services

- **Phase 1: Investigation (strategic needs assessment)** - analyses the current state and considers future growth and demand for new or substantially changed community services/facilities. Provides the evidence for the strategic case for investment.

- **Phase 2: Indicative Business Case (IBC)** - brings together the strategic and economic case for change when a need for new changed services or facilities require new investment. Assesses the costs and benefits of options and identifies a preferred option that delivers best value for money. An IBC is required to secure indicative funding in the Long-term Plan.

- **Phase 3: Detailed Business Case** - this makes the commercial, financial and management case for investment in the “preferred option” and seeks approval to move to project delivery.
Process overview for investment in community services

**Phase 1: Investigation (provision investment and needs analysis)**
- Reviews the "current state" and forecasts future demand and service requirements to determine if a gap or need has been identified.
- Identifies key requirements and gaps in service delivery and facilities that may impact the existing network.
- Provides evidence to underpin the strategic case for investment.

**Key deliverables of Phase 1:**
- Investigation report including:
  - Current state and forecast future state
  - Recommendations on next steps
  - Map of the current state

**Phase 2: Indicative Business Case (strategic & economic case for change)**
- Identifies gaps in service delivery and facilities that may impact the existing network.
- Proposes key moves to address gaps and needs.
- Provides evidence to underpin the strategic case for investment.

**Key deliverables of Phase 2:**
- Report to delegated decision-maker(s)

**Phase 3: Detailed Business Case (financial, management case)**
- Identifies the preferred option that best addresses the strategic need.
- Assesses the costs and benefits of options.
- Recommends the level of investment required to deliver the preferred option.

**Key deliverables of Phase 3:**
- Detailed Business Case report to delegated decision-maker(s)
- Report to delegated decision-maker(s)

**Item 12**
- Auckland Council
- Attachment A
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## Research and outputs

<table>
<thead>
<tr>
<th>Area of research</th>
<th>Data sources</th>
<th>Outputs</th>
</tr>
</thead>
</table>
| Study area profile    | Census  
Rental and housing data  
Quality of life survey  
Needs assessment       | • Community profile summary report                                               |
| Future projections    | Growth statistics  
Growth estimates  
Resident and planning surveys | • Social research summary report                                                  |
| Facility review       | Condition and financial management  
Management and operational summaries  
Usage data  
Facility feedback | • Community facility stocktake summary report                                   |
| Spatial analysis      | GIS data  
Growth estimates  
Catchment data  
User data             | • Gap analysis findings report                                                   |

North-west community provision investigation
The north-west study area
North-west study area

The north-west study area is approximately 150km² and represents three per cent of Auckland’s geographic area. It includes parts of the Rodney Local Board, parts of the Upper Harbour Local Board and parts of the Henderson-Massey Local Board. Its estimated population for 2017 is 34,230.

A large proportion of the existing population identifies as New Zealand European, is older than the Auckland average and has a higher individual or family income than the Auckland average. Residents are generally well established. Over the last three censuses there has been little change to the make-up of the area.

The profile of the north-west is changing. The study area is growing at a faster rate than the Auckland average. Over the next thirty years (to 2046) the population is projected to expand to over 150,000 people.

North-west community provision investigation
## Sub-catchment profiles and variations

<table>
<thead>
<tr>
<th>Sub-catchment</th>
<th>Population (2017)</th>
<th>Notable Features</th>
</tr>
</thead>
<tbody>
<tr>
<td>Sub-catchment 1</td>
<td>10,010 people</td>
<td>- Highest percentage of people 60 and over (20 per cent)</td>
</tr>
<tr>
<td></td>
<td></td>
<td>- 80:20 born in New Zealand vs overseas</td>
</tr>
<tr>
<td></td>
<td></td>
<td>- Predominance of people who identify as New Zealand European (92 per cent)</td>
</tr>
<tr>
<td></td>
<td></td>
<td>- Highest per cent of single person households (18 per cent)</td>
</tr>
<tr>
<td></td>
<td></td>
<td>- Highest per cent of people receiving superannuation or pension (18 per cent)</td>
</tr>
<tr>
<td></td>
<td></td>
<td>- Predominantly single dwellings, no social housing</td>
</tr>
<tr>
<td>Sub-catchment 2</td>
<td>15,720 people</td>
<td>- Most even spread of each age group (between six and eight per cent for each group)</td>
</tr>
<tr>
<td></td>
<td></td>
<td>- 60:40 born in New Zealand vs overseas</td>
</tr>
<tr>
<td></td>
<td></td>
<td>- Highest percentage of people who identify as Asian (19 per cent)</td>
</tr>
<tr>
<td></td>
<td></td>
<td>- 50 per cent of couples with children</td>
</tr>
<tr>
<td></td>
<td></td>
<td>- Predominance of two children per family</td>
</tr>
<tr>
<td></td>
<td></td>
<td>- Most even spread of incomes</td>
</tr>
<tr>
<td></td>
<td></td>
<td>- Highest household income</td>
</tr>
<tr>
<td></td>
<td></td>
<td>- Mixed housing across new developments, no social housing</td>
</tr>
<tr>
<td>Sub-catchment 3</td>
<td>7,510 people</td>
<td>- Younger population with more 0-9 year olds (19 per cent)</td>
</tr>
<tr>
<td></td>
<td></td>
<td>- 60:40 born in New Zealand vs overseas</td>
</tr>
<tr>
<td></td>
<td></td>
<td>- Highest representation of those who identify as Māori (17 per cent)</td>
</tr>
<tr>
<td></td>
<td></td>
<td>- Highest representation of those who identify as Pacific (19 per cent)</td>
</tr>
<tr>
<td></td>
<td></td>
<td>- Lowest median individual and household income</td>
</tr>
<tr>
<td></td>
<td></td>
<td>- Highest percentage of people receiving a benefit (21 per cent)</td>
</tr>
<tr>
<td></td>
<td></td>
<td>- Median score of seven on the deprivation index</td>
</tr>
<tr>
<td></td>
<td></td>
<td>- Mixed housing, 35 per cent social housing</td>
</tr>
</tbody>
</table>

North-west community provision investigation
Growth projections

Sub-catchment estimated population projections

Projected population of 150,556 by 2046 (4x the current population)

Currently 2.6 per cent of the population, expected to be 6.3 per cent of the Auckland population by 2046.

Fastest rate of growth occurring in sub-catchment 2. Sub-catchment 2 will have 50 per cent of the population.

<table>
<thead>
<tr>
<th>Area</th>
<th>2016</th>
<th>2021</th>
<th>2026</th>
<th>2031</th>
<th>2036</th>
<th>2041</th>
<th>2046</th>
</tr>
</thead>
<tbody>
<tr>
<td>Sub-catchment 1</td>
<td>11,696</td>
<td>12,138</td>
<td>14,726</td>
<td>17,353</td>
<td>25,085</td>
<td>32,550</td>
<td>32,210</td>
</tr>
<tr>
<td>Sub-catchment 2</td>
<td>14,076</td>
<td>30,595</td>
<td>46,953</td>
<td>60,101</td>
<td>71,090</td>
<td>79,934</td>
<td>86,923</td>
</tr>
<tr>
<td>Sub-catchment 3</td>
<td>5,998</td>
<td>7,357</td>
<td>13,853</td>
<td>19,996</td>
<td>25,788</td>
<td>31,306</td>
<td>31,423</td>
</tr>
<tr>
<td>North-west total</td>
<td>31,770</td>
<td>50,090</td>
<td>75,532</td>
<td>97,449</td>
<td>121,963</td>
<td>143,789</td>
<td>150,556</td>
</tr>
</tbody>
</table>

North-west community provision investigation
North-west growth heat map

North-west community provision investigation
Community profile summary

North-west community provision investigation
## Age trends

<table>
<thead>
<tr>
<th>North-west now</th>
<th>North-west over time</th>
</tr>
</thead>
<tbody>
<tr>
<td>• The study area is older than the Auckland average with a higher percentage of people aged 44-65</td>
<td>• Continued trend of aging population with 20 per cent aged 65 or over by 2046</td>
</tr>
<tr>
<td>• 31 per cent aged over 50 in 2013 compared to 21 per cent in 2001</td>
<td>• Younger people with families anticipated in areas of new development</td>
</tr>
<tr>
<td>• Sub-catchment 1 has the oldest population base with 20 per cent aged 50 and over</td>
<td></td>
</tr>
<tr>
<td>• Sub-catchment 3, has a much younger population base (10 percent aged 0-10)</td>
<td></td>
</tr>
</tbody>
</table>

### How does this relate to community facilities?

**Older people:**
- make up a large proportion of visitors to arts and community centres
- are less likely to be active on a regular basis and less likely to use leisure facilities
- are a potential growth demographic for aquatics but have different expectations of facilities (i.e. pool temperature and amenities)
- 30.9 per cent of those aged between 65 and 75 are inactive
- 54.5 per cent of those aged over 75 are inactive.

**Younger people with families:**
- children and families are primary users of aquatic facilities
- younger families tend to participate in less formal sport and recreation.

North-west community provision investigation
## Increasing ethnic diversity

<table>
<thead>
<tr>
<th>North-west now</th>
<th>North-west over time</th>
</tr>
</thead>
<tbody>
<tr>
<td>• Study area has a 73:27 ratio of people born in New Zealand to born overseas</td>
<td>• Likely increase in those born overseas</td>
</tr>
<tr>
<td>• More established immigrants than wider Auckland</td>
<td>• Increase in newer immigrants</td>
</tr>
<tr>
<td>• 77 per cent of residents identify as NZ European</td>
<td>• Likely continued high percentage of New Zealand European base population</td>
</tr>
<tr>
<td>• Increasing trend of Asian, no increase in Pacific or Māori over last three census</td>
<td>• Greater diversity of residents across new developments (particularly in sub-catchments 2 and 3)</td>
</tr>
<tr>
<td>• Greater diversity in sub-catchment 2 and 3 than sub-catchment 1</td>
<td></td>
</tr>
</tbody>
</table>

**How does this relate to community facilities?**

- NZ Europeans are predominant visitors to community centres, arts facilities and venues for hire
- Māori usage of libraries and leisure facilities in the north-west is under-represented
- Pacific Peoples usage of libraries and leisure facilities in the north-west is under-represented
- Recreation and aquatic users are generally representative of Auckland’s demographic breakdown
- Users of Massey Leisure, are mainly NZ European. There is over-representation of women and older users
- Asian groups have lower participation rates in sport and recreation, but when participating it tends to be indoor sports
- Asian group usage of leisure centres in the north-west is under-represented

North-west community provision investigation
Disparity of opportunity/incomes across the study area

<table>
<thead>
<tr>
<th>North-west now</th>
<th>North-west over time</th>
</tr>
</thead>
<tbody>
<tr>
<td>• Sub-catchment 1 and 2 are relatively affluent</td>
<td>• Trend in sub-catchment 1 of increased single person households</td>
</tr>
<tr>
<td>• Sub-catchment 1 has the highest percentage of single person households</td>
<td>• As the population ages the number of people receiving superannuation is likely to increase</td>
</tr>
<tr>
<td>• Sub-catchment 1 has the highest percentage of people receiving superannuation or pension (12 per cent)</td>
<td>• Single parent families projected to increase from six to nine per cent by 2046</td>
</tr>
<tr>
<td>• Sub-catchment 3 has the highest percent of single parent households and highest percentage of families with four or more children</td>
<td>• No social housing in sub-catchment 1 or 2</td>
</tr>
<tr>
<td>• Sub-catchment 3 has the lowest individual and household incomes and highest percentage of those receiving a benefit (21 per cent)</td>
<td>• Market factors (like house prices) are likely to increase financial disparities across the study area</td>
</tr>
</tbody>
</table>

How does this relate to community facilities?

• People who live alone are more likely to feel lonely or isolated and may require more support through community services.
• Barriers to use and participation such as transport and cost are more likely to be felt by larger households, single income households or those on a fixed income (sub-catchment 3 and parts of sub-catchment 1).
• Deprivation has been identified as a factor which restricts participation in activities, but not necessarily participation in sport competitions or membership.

North-west community provision investigation
# Intensification (rural/urban divide)

<table>
<thead>
<tr>
<th>North-west now</th>
<th>North-west over time</th>
</tr>
</thead>
<tbody>
<tr>
<td>• Predominantly rural areas with small town centres</td>
<td>• Kumeu, Whenuapai and Hobsonville are future urban areas set to become town centres. Westgate is set to become a metropolitan town centre</td>
</tr>
<tr>
<td>• Predominantly single dwelling housing</td>
<td>• Surrounding areas to retain their rural nature</td>
</tr>
<tr>
<td>• Minimal transport opportunities, residents are car dependent</td>
<td>• Increased transport networks</td>
</tr>
<tr>
<td>• No increase between 2001 and 2013 in public transport or active transport use</td>
<td></td>
</tr>
</tbody>
</table>

**How does this relate to community facilities?**

- Increases in housing and employment will increase the number of people moving into the area and the number of people who may use facilities.
- It is anticipated that reducing lot sizes of residences will increase demand for community facilities close to where people live.
- Rural and urban areas are likely to have different expectations around access to facilities.
- Lack of public transport can act as a barrier to participation particularly for children and older people.
- The further a person has to travel the less likely they are to use a facility.

North-west community provision investigation
Community feedback
(Sourced from social research, surveys and engagement conducted within the study area)

<table>
<thead>
<tr>
<th>Perceptions</th>
<th>Aspirations</th>
</tr>
</thead>
<tbody>
<tr>
<td>• Perception of quality of life is higher for Rodney and Upper Harbour than Henderson-Massey</td>
<td>• All areas reference the lack of aquatic provision</td>
</tr>
<tr>
<td>• Residents enjoy their rural lifestyle and express concern at the rate of change</td>
<td>• Hobsonville – indoor facilities for youth and indoor courts</td>
</tr>
<tr>
<td>• Change is viewed as positive if it comes with new supporting infrastructure</td>
<td>• Kumeu – indoor recreation, community hub and expanded arts facilities</td>
</tr>
<tr>
<td></td>
<td>• Whenuapai – community and arts and recreation facilities</td>
</tr>
<tr>
<td></td>
<td>• Westgate – services and facilities for youth, flexible community space and creative spaces.</td>
</tr>
</tbody>
</table>
## Community behaviour
*(Sourced from social research, surveys and engagement conducted within the study area)*

<table>
<thead>
<tr>
<th>Community</th>
<th>Sport and recreation</th>
</tr>
</thead>
<tbody>
<tr>
<td>77 per cent believe a sense of community is important, but only 50 per cent feel a sense of community</td>
<td>Adults in the Rodney and Henderson-Massey local board areas engage in physical activity at a comparable rate to the Auckland average. Those in the Upper Harbour Local Board area engage at a slightly lower frequency</td>
</tr>
<tr>
<td>Social networks occur through a variety of ways. Those in more rural areas are more likely to have social networks online. Sports and school or work are also key areas for networks</td>
<td></td>
</tr>
<tr>
<td>Positive contact with neighbours is felt more in the Rodney Local Board area (87 per cent), than Upper Harbour (57 per cent) or Henderson-Massey (42 per cent)</td>
<td>Adults in the Rodney and Henderson-Massey local board areas engage in physical activity at a comparable rate to the Auckland average. Those in the Upper Harbour Local Board area engage at a slightly lower frequency</td>
</tr>
</tbody>
</table>

- Across all demographics individual exercise like ‘walking for sport or leisure’, ‘gardening’, ‘individual workout’ and ‘playing games’ are the most popular
- For children indoor sports such as swimming, netball, basketball and futsal are most popular

North-west community provision investigation
Community Facility Stocktake summary

North-west community provision investigation
Community, arts and library facilities
(15 minute walking and driving catchments)

Provision levels (CFNP)

Community centre – small
Located in local neighbourhoods, walking catchment of up to 15 minutes.
30 minute drive of rural centre
Target population threshold 5,000 – 10,000.

Community centre – large
Serves a catchment of up to 15 minute driving time. Located in town centres and satellite towns
Target population of 20,000.

Libraries
41m² to 1000 population. Capacity of neighbouring libraries and up to 30 minutes travel.

North-west community provision investigation
Item 12

Provision (CFNP)

Access to bookable space within 15 minute walk from local or town centres.

Access to a bookable space within 30 minute drive from rural centre.

Venues for hire
(15 minute walking and driving catchments)

North-west community provision investigation
Community, library, arts and venues for hire

- **Community-led provision** – approximately half of all services are delivered by non-council entities and half of community facilities are managed by non-council entities

- **Capacity for growth** – utilisation of council monitored facilities averages 40 per cent, meaning there is capacity for additional usage and services

- **Asset condition** – some assets are in poor condition (Kumeu Library) although most are in good or very good condition, despite much of the stock being over 40 years old

- **Fit-for-purpose** – the size and layout of some facilities limits the type of programmes or activities that can occur in them

- **Accessibility** – some facilities are only available at certain time i.e. after schools or weekends

North-west community provision investigation
Users travel much further than the immediate catchment to access the facility, but the majority of users come from sub-catchment 2 and 3.
Users travel much further than the immediate catchment to access the facility. Majority of users are localised in sub-catchment 1.
<table>
<thead>
<tr>
<th>Community spaces</th>
<th>Venues for hire</th>
<th>Community, library, arts and venues for hire</th>
</tr>
</thead>
<tbody>
<tr>
<td>Profile of the study area generally aligns closely with typical arts facility users.</td>
<td>Venues are able to accommodate the profile of different user groups.</td>
<td>North-west community provision investigation.</td>
</tr>
<tr>
<td>Capacity to support growth as facilities are under-utilised.</td>
<td>Large number of venues per current population count.</td>
<td></td>
</tr>
<tr>
<td>Residents have access to a community space within 15 min drive.</td>
<td>Residents have access to a venue for hire within 15 min drive.</td>
<td></td>
</tr>
<tr>
<td>Arts services and facilities are delivered by community groups or private providers with Council support.</td>
<td>With the new facility in Westgate there will be wider access to Library services in each sub-catchment.</td>
<td></td>
</tr>
<tr>
<td>Residents have access to a library within 15 min drive. New facility in Westgate will have wider catchment and replace existing Massey Library.</td>
<td>Active membership and new registration is increasing.</td>
<td></td>
</tr>
<tr>
<td>Massey and Kumeu libraries serve distinct geographic population groups.</td>
<td></td>
<td></td>
</tr>
</tbody>
</table>
Leisure and recreation facilities
(5km and 10km driving catchments)

Provision levels (CFNP)
Leisure – local facility
Service local catchment of 5km
Leisure target population thresholds of 18,000 to 40,000
Within 30 minute drive-time for rural areas.

Leisure – destination facility
Service catchment of 10km.

North-west community provision investigation
Massey Leisure Centre members and geographic location

Users travel from much further than the 5km catchment, but the majority of members are localised in sub-catchment 2 and 3.

North-west community provision investigation
Leisure, recreation and aquatic

**Leisure and recreation**

Massey Leisure Centre, the only council facility, caters to a current catchment of approximately 37,000 people (22,700 in the north-west study area). A condition report on the facility is pending.

Profile of users is generally reflective of the study area, but not reflective of the population in its immediate catchment (5km).

Users travel much further than the identified catchment to use the facility.

Total court visits are increasing, suggesting increased demand for court space (15 per cent between 2016-2018 FYE).

Non-council provision:

- One sports centre
- 13 school with courts in the study area (5 indoor courts)
- Two private fitness centres

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North-west community provision investigation
Aquatic facilities
(5km and 10km driving catchments)

Provision levels (CFNP)
Aquatic – local facility
Service local catchment of 5km
Minimum population threshold of 35,000 to 50,000
Within a 30 minute drive-time for rural areas.

Aquatic – destination facility
Service catchment of 10km.

North-west community provision investigation
Albany pool members and learn to swim users and geographic locations

Users travel from the study area to access Albany pool, with the greatest majority from sub-catchment 2

North-west community provision investigation
West Wave pool members and learn to swim users and geographic locations

Users travel from the study area to access West Wave pool, with the greatest majority from sub-catchment 2 and 3

North-west community provision investigation
Leisure, recreation and aquatic

Aquatic

There are no public aquatic facilities within the study area
Residents are travelling to Albany Stadium Pool and West Wave

Non-council provision:
- Ten school pools in study area
- One private pool at Whenuapai Air Force Base
- One private learn to swim and a second learn to swim planned to open shortly in Hobsonville

Currently some (limited) community access to school pools:
- Community summer access to Waimauku and Taupaki School
- 25 hours a week community access to Massey High School indoor pool
- Negotiations are underway with community for access to Hobsonville Primary School pool.

North-west community provision investigation
What is working well in the north-west?

- Despite building condition, library usage is increasing
- Community based services appear to be serving community needs
- Aging facility stock, but most is in average or good condition
- Capacity in existing facilities community spaces to provide additional services/activities
- Venues for hire able to accommodate different user groups
- Massey Leisure court use is increasing
- Some community use of school courts
- Residents are travelling to aquatic facilities in neighbouring catchments
- Some community use of school pools.

North-west community provision investigation
Gap analysis
Community, library, arts and venues for hire

<table>
<thead>
<tr>
<th>Demand</th>
</tr>
</thead>
<tbody>
<tr>
<td>- Library, community and arts space are viewed positively by the community and they would like greater access to them</td>
</tr>
<tr>
<td>- The profile of the study area aligns with the general user profile of these facilities, creating a strong user base</td>
</tr>
<tr>
<td>- The profile of sub-catchment 3 does not align with the general profile of users</td>
</tr>
<tr>
<td>- Utilisation of some community facilities is low, and averages 40 per cent</td>
</tr>
<tr>
<td>- Utilisation of libraries across the area is increasing</td>
</tr>
<tr>
<td>- Utilisation of arts services in sub-catchment 1 is increasing</td>
</tr>
<tr>
<td>- Kumeu library size is sufficient to cater to current population, by 2021 the size of the library will approach threshold for the population of sub-catchment 1</td>
</tr>
<tr>
<td>- Some residents of sub-catchment 1, however access facilities in sub-catchment 3</td>
</tr>
<tr>
<td>- Westgate Multipurpose will provide 3000m² of community, library and arts space</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Gap Analysis</th>
</tr>
</thead>
<tbody>
<tr>
<td>- Kumeu library is the main facility in sub-catchment 1 and the only facility owned and managed by council that provides services to the community. Removal of the facility would create a gap for library services in the study area</td>
</tr>
<tr>
<td>- By 2036, the population within 5km of the library will be approximately 12,000, which places pressure on the size of the facility to deliver services</td>
</tr>
<tr>
<td>- There are no council managed services in Whenuapai</td>
</tr>
<tr>
<td>- By 2026 the projected population of sub-catchment 2 is 46,953. It is anticipated residents this sub-catchment will access library services in Westgate, however residents in Whenuapai may require local space for arts and community services.</td>
</tr>
</tbody>
</table>

North-west community provision investigation
# Community, library, arts and venues for hire

## Demand
- Library, community and arts space are viewed positively by the community and they would like greater access to them.
- The profile of the study area aligns with the general user profile of these facilities, creating a strong user base.
- The profile of sub-catchment 3 does not align with the general profile of users.
- Utilisation of some community facilities is low, and averages 40 per cent.
- Utilisation of libraries across the area is increasing. 
- Utilisation of arts services in sub-catchment 1 is increasing.
- Kumeu library size is sufficient to cater to current population of sub-catchment 1.
- Some residents of sub-catchment 1, however access facilities in sub-catchment 3.
- Westgate Multipurpose will provide 3000m² of community, library and arts space.

## Gap Analysis
- Kumeu library is the main facility in sub-catchment 1 and the only facility owned and managed by council that provides services to the community. Removal of the facility would create a gap for library services in the study area.
- By 2036, the population within 5km of the library will be approximately 12,000, which places pressure on the size of the facility to deliver services.
- There are no council managed services in Whenuapai.
- By 2026 the projected population of sub-catchment 2 is 46,953. It is anticipated residents this sub-catchment will access library services in Westgate, however residents in Whenuapai may require local space for arts and community services.

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North-west community provision investigation
Populations served by existing and planned community, arts and library space
Community, library, arts and venues for hire

North-west now:
- currently no gaps in community, library, arts or venues for hire
- additional capacity in existing facilities
- new multi-purpose facility in Westgate will provide additional provision
- immediate need in Kumeu to address library condition issues, if it closes there will be a gap in library services.

North-west over time:
- As Kumeu and Whenuapai move from rural to urban, additional spaces for arts, library and community services are likely to be required to service the residential population
- By 2026, Whenuapai population may reach threshold for new community space/services. What and when it may be required, needs to be monitored and will depend on:
  - how quickly growth actually occurs
  - resident behaviour and usage of existing/neighbouring facilities
  - impact of new multi-purpose facility in Westgate
- By 2036, Kumeu is likely to require additional arts, library and community space
- It is anticipated that the rural population, in sub-catchment 1, will access services between Westgate and Kumeu.

North-west community provision investigation
Leisure and recreation

<table>
<thead>
<tr>
<th>Demand</th>
<th>Gap Analysis</th>
</tr>
</thead>
<tbody>
<tr>
<td>• Court provision is relatively low given the population and the National Strategy for Indoor Courts identified a shortfall</td>
<td>• Estimated there are currently 8 indoor courts across the study area, but only two provide consistent community access</td>
</tr>
<tr>
<td>• Participation is reported as increasing in netball, basketball, and futsal, but lack of courts is restricting growth</td>
<td>• Should there be an increase in community access the number of courts should be able to cope with demand in the short-term</td>
</tr>
<tr>
<td>• Indoor court sports, such as netball, basketball, and futsal are listed high in sports young people want to participate in</td>
<td>• By 2026, the population projection will exceed the National Strategy ratio of courts per person, regardless of access to school facilities</td>
</tr>
<tr>
<td>• Targeted study in Kumeu identified lack of a community indoor recreation facility and the need for additional courts by 2031-2036</td>
<td>• By 2026, population projections for sub-catchment 1 will be approaching 9000, which is threshold for a rural provision</td>
</tr>
<tr>
<td>• Hobsonville study identified lack of indoor court provision</td>
<td>• Massey Leisure Centre currently services a 5km catchment of 37,000 people, by 2026 the catchment will reach 60,000 and by 2036 the catchment will be close to 83,000</td>
</tr>
<tr>
<td>• Use of indoor courts are increasing at Massey Leisure Centre and people are travelling from outside the catchment to use the facility</td>
<td>• There is no community provision in sub-catchment 2, although access to courts is provided through Hobsonville Secondary School</td>
</tr>
<tr>
<td>• Changes in the community profile of the study area suggest demand for indoor courts will increase over time</td>
<td>• By 2036 it is likely that demand will outstrip supply in sub-catchment 2 and 3</td>
</tr>
</tbody>
</table>

North-west community provision investigation
Leisure and recreation

North-west now:
- no current population requirement for additional indoor recreation space in the study area
- taking all eight confirmed indoor courts into consideration there is a ratio of 4500:1 people per court
- considering only the Massey Leisure Centre and Kumeu Gym and Sport Centre provide certainty of public access the ratio adjusts to just above the National Strategy for Indoor Courts ratio of 9000:1.

North-west over time:
- current total number of courts (including school courts) could theoretically support demand until 2026. By this point population projections are likely to have reached threshold for an additional new facility (18,000-40,000), 9000 of which will be in sub-catchment 1
- Strategically locating facilities in sub-catchment 1 and sub-catchment 3 would provide the majority of residents access to local recreation space within 5kms
- To support growth in the long-term it is anticipated that at least six courts (four more than current) should be provided across the study area:
  - Two courts in sub-catchment 1 (1-2 additional to current provision)
  - Four courts in sub-catchment 2 or 3 (an additional two courts to what is provided by Massey Leisure centre)

North-west community provision investigation
## Aquatic

<table>
<thead>
<tr>
<th>Demand</th>
<th>Gap analysis</th>
</tr>
</thead>
<tbody>
<tr>
<td>• Lack of aquatic provision was identified in all community engagement</td>
<td>• The majority of residents in the study area are outside an aquatic facility</td>
</tr>
<tr>
<td>• General demand for aquatic provision is likely to increase with population growth</td>
<td>catchment, however the total population base is lower than the current threshold</td>
</tr>
<tr>
<td>• Access is likely to become more limited as the catchment of neighbouring facilities increase with population growth</td>
<td>for an additional aquatic facility</td>
</tr>
<tr>
<td>• West Wave and Albany pool visitor numbers increased by 12 per cent and 7 per cent last year</td>
<td>• If additional residents in Henderson-Massey, that sit outside of West Wave’s 5km catchment are included then the population threshold is reached sooner</td>
</tr>
<tr>
<td>• Although there is some school access most facilities are located outside so use is seasonal</td>
<td>• Locating a facility in sub-catchment 3 would cater to the majority of residents within a 5km catchment</td>
</tr>
<tr>
<td>• Residents just outside of the study area in the Henderson-Massey local board area also sit outside of the 5km catchment for local aquatic provision, they are in areas of high deprivation and exhibit low levels of swimming participation</td>
<td>• Sub-catchment 3 has the additional benefit of providing improved access to residents in high deprivation areas with low swimming participation in the Henderson-Massey area</td>
</tr>
<tr>
<td></td>
<td>• Catchments for neighbouring facilities are reaching extremely high numbers. It is estimated West Wave has a catchment of over 245,000 and Albany Pool a catchment of 171,073 people</td>
</tr>
<tr>
<td></td>
<td>• Provision of a facility in sub-catchment 3 by 2026 could reduce pressure on West Wave by up to 19 per cent</td>
</tr>
</tbody>
</table>

North-west community provision investigation
Attachment A

Item 12

Population of study area served by West Wave 10km catchment
Aquatic

North-west now

- The majority of the study area (98,300km²) sits outside of a catchment for aquatic provision (West Wave and Albany are the closest destination facilities)
- Study area does not quite reach the population threshold for a local facility (35,000 – 50,000). The current estimated population outside of an aquatic catchment (West Wave) is 16,711 and total population of the study area is estimated at 34,000

North-west over time

- **By 2026**, the population base of the north-west that fall outside of the West Wave catchment will be approaching 50,000
- Population growth in surrounding areas is likely to place increasing pressure on West Wave and Albany Stadium Pool limiting the access to those who fall within their catchment
- **By 2026**, West Wave 10km catchment will be approaching 293,000 and Albany pool will be approaching 186,000
- One aquatic facility, strategically located in **sub-catchment 3**, would capture the majority of the population of study area within a 5km catchment.
- If located in sub-catchment 3 the catchment for this facility would extend further into the Henderson-Massey Local Board, and the population would exceed the threshold for a new facility
- **By 2026**, extended catchment for a facility in sub-catchment three would be approximately 100,000

North-west community provision investigation
Item 12

Attachment A

Gaps in service/facility provision

North-west community provision investigation
Potential benefits of investment

Increased participation

- As lot sizes decrease across the north-west, associated with intensified residential development, community spaces provide people a place to gather that they may not have at home.
- Indoors sports such as basketball, netball and futsal are sports that young people are particularly interested in. Provision of additional courts will cater to this demand, particularly in sub-catchment 3 where the population base has a high percentage of young people.
- People who live in high deprivation areas have below average levels of weekly participation in sport and recreation, improved access to provision may improve opportunities for participation of this group.
- Those who identify as Asian are high users of indoor sports facilities, and are a growing population group across the north-west. They currently however report higher levels of inactivity, but have a higher than average desire to participate. Provision of indoor courts is likely to increase participation in sport and recreation among this population group.
- Sport in the Lives of Young People survey found swimming to be one of the top activities that children would like to participate more in. The Sport and Active Recreation in the Lives of NZ Adults Survey found swimming is one of the most popular activities, along with walking, cycling, and jogging.

North-west community provision investigation
Potential benefits continued

Improved health and wellbeing
- Aging population groups are more likely to be inactive, and those over 75 years are less likely to have a driver’s license. Locating facilities in places centralised for older people will increase access and improve the level of activity for this population group.

Increased sense of community and inclusion
- North-west growth is predicted to be rapid, and the emerging population is likely to have different characteristics to the existing population base, community spaces can create a place for people to connect, gather and develop a sense of community.
- Sense of community is important to residents of the north-west, but not felt to the same extent. Increased provision of community space may increase the sense of community felt across existing and new residents.

Improved access
- Cost and transportation are often a barrier to participation, provision of facilities in areas of high deprivation or geographic isolation can mitigate these barriers by providing localised access.

North-west community provision investigation
Potential benefits continued

Higher utilisation

- Older age groups and those receiving a benefit may not have lifestyles that conform to normal working days. Locating facilities where there is a high proportion of unemployed people or retired people may support facility usage at off peak times, maximising opportunities for utilisation.

- The north-west is an area where people are more active than the Auckland average.

- Provision of recreation and leisure spaces in this location has a higher likelihood of good utilisation in comparison to an area where residents are more inactive.

- As the population base of the north-west grows its resident profile is likely to align closely with the general profile of aquatic users creating a strong customer base, particularly in sub-catchment 3 and 2.

- The area has an ageing resident base that are a potential growth area for aquatic and have potential to use the facility at off peak times.
Key variables influencing services and facility provision

| Services                                      | Capacity reached earlier than predicted at existing facilities that service study area e.g. West Wave, Albany Pool, Massey Leisure Centre  
|                                               | Impact of Westgate multipurpose facility on user behaviour and facility catchments |
| Infrastructure                                | The need to address the condition of the Kumeu Library and Massey Leisure Centre cost effectively to continue services  
|                                               | Timing and extent of transport infrastructure delivery (limited funding for arterial roads in greenfield areas)  
|                                               | Education facilities or private providers and their contribution to the network and services  
|                                               | Land availability for an aquatic facility and additional courts |
| Community                                     | Rate of growth  
|                                               | Demographic change as a result of growth  
|                                               | Preferences and future community needs |
| Other                                         | Long-term plan funding/One local board initiative funding  
|                                               | Changes in central government policy (Development contributions, immigration, transport)  
|                                               | Partnership opportunities  
|                                               | Employment market  
|                                               | Construction market and type of houses being constructed  
|                                               | Strategic approach to provision |
## Recommended key moves

<table>
<thead>
<tr>
<th>Service Area</th>
<th>Recommended key move</th>
<th>Next Step</th>
<th>Commencement</th>
</tr>
</thead>
<tbody>
<tr>
<td>Library</td>
<td>Investment to ensure continued library services in Kumeu for 15 years</td>
<td>Sub-catchment 1</td>
<td>2018/19</td>
</tr>
<tr>
<td>Leisure and recreation</td>
<td>Development of indicative business case for additional recreation and leisure services</td>
<td>Sub-catchment 1</td>
<td>2018/19</td>
</tr>
<tr>
<td>Community and arts</td>
<td>Development of indicative business case for multipurpose space in Kumeu</td>
<td>Sub-catchment 1</td>
<td>When population reaches at least 10,000</td>
</tr>
<tr>
<td>Community and arts</td>
<td>Development of indicative business case for multipurpose community and arts spaces in Whenuapai</td>
<td>Sub-catchment 2</td>
<td>When population reaches at least 10,000</td>
</tr>
<tr>
<td>Leisure and recreation</td>
<td>Development of indicative business case to identify land for additional local recreation and leisure services</td>
<td>Sub-catchment 2/3</td>
<td>2018/19</td>
</tr>
<tr>
<td>Aquatic</td>
<td>Development of indicative business case for aquatic facility</td>
<td>Sub-catchment 3</td>
<td>2018/19</td>
</tr>
</tbody>
</table>

North-west community provision investigation