I hereby give notice that an ordinary meeting of the Auckland City Centre Advisory Board will be held on:

**Date:** Wednesday, 25 March 2020  
**Time:** 3.00pm  
**Meeting Room:** Reception Lounge  
**Venue:** Auckland Town Hall  
301-305 Queen Street  
Auckland

Ngā Hui a te Poari Kaitohutohu mō te Pokapū o Te Tāone Nui o Tāmaki Makaurau  
Auckland City Centre Advisory Board  
OPEN AGENDA

**MEMBERSHIP**

| Chairperson | Ms Viv Beck | Business Improvement District |
| Members     | Mr Ngarimu Blair | Ngāti Whātua Ōrākei |
|            | Ms Noelene Buckland | City Centre Residents Group |
|            | Mr Greg Cohen | Tourism/Travel |
|            | Cr Pippa Coom | Waitemātā and Gulf Ward Councillor, Auckland Council |
|            | Mr George Crawford | Property Council of NZ |
|            | Cr Chris Darby | Auckland Council (Mayor’s alternate) |
|            | Mr Andrew Gaukrodger | Corporate sector |
|            | Mayor Hon Phil Goff, CNZM, JP | Auckland Council |
|            | Mr Mark Kingsford | Corporate sector |
|            | Ms Amy Malcolm | Tertiary sector (University of Auckland) |
|            | Mr James Mooney | Urban design/institute of architects |
|            | Mr Nigel Murphy | Tertiary sector (Auckland University of Technology) |
|            | Mr Richard Northey | Waitemātā Local Board, Auckland Council |
|            | Mr Adam Parkinson | City Centre Residents Group |
|            | Mr Patrick Reynolds | Transport representative |
|            | Mr Michael Richardson | Business Improvement District |

(Quorum 10 members)

Mike Giddey  
Kaitohutohu Mana Whakahaere / Governance Advisor  
19 March 2020  
Contact Telephone: +64 9 890 8143  
Email:mike.giddey@aucklandcouncil.govt.nz  
Website: www.aucklandcouncil.govt.nz

**Note:** The reports contained within this agenda are for consideration and should not be construed as Council policy unless and until adopted. Should Members require further information relating to any reports, please contact the relevant manager, Chairperson or Deputy Chairperson.
Terms of Reference

(Excerpt – full terms of reference available as a separate document)

1. These terms of reference set out the roles, responsibilities and working arrangements for the Auckland City Centre Advisory Board.

2. The board is a key advisory body, with no decision-making or autonomous budgetary authority.

3. The board will assist the Auckland Council, specifically the Governing Body and the Waitematā Local Board and Auckland Council Controlled Organisations to oversee and be a key advisor to the Auckland Council on achieving the vision and strategic outcomes of the Auckland Plan, the City Centre Masterplan, the expenditure of the city centre targeted rate and city centre issues.

Membership:
Includes one councillor and one local board member.

The board should include members who can provide expert advice on many areas including transport, landscape, environment and youth sectors. The membership includes a position for Mana Whenua. Representatives from CCOs may be board members without voting rights. The number of the board members should be between 15 and 21 at any time.

The new panel’s term should end one month prior to the next local government elections in 2022. The membership of the panel may be rolled over for more than one electoral term of three years.

Purpose of City Centre Targeted Rate

(Excerpt – full information available in a separate document)

Background

The City Centre targeted rate is to help fund the development and revitalisation of the city centre. The rate applies to business and residential land in the City Centre area.

Activities to be funded

The City Centre redevelopment programme aims to enhance the city centre as a place to work, live, visit and do business. It achieves this by providing a high-quality urban environment, promoting the competitive advantages of the city centre as a business location, and promoting the city centre as a place for high-quality education, research and development. The programme intends to reinforce and promote the city centre as a centre for arts and culture, with a unique identity as the heart and soul of Auckland. The rate will fund expenditure within the following activities: Regional planning; Roads and footpaths; Local parks, sports and recreation.

The targeted rate will continue until 2024/2025 to cover capital and operating expenditure generated by the projects in the City Centre redevelopment programme. From 2016/2017, unspent funds from the targeted rate have been used to transition the depreciation and consequential operating costs of capital works to the general rate so that from 2019/2020 these costs will be entirely funded from general rates.
<table>
<thead>
<tr>
<th>ITEM</th>
<th>TABLE OF CONTENTS</th>
<th>PAGE</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Apologies</td>
<td>5</td>
</tr>
<tr>
<td>2</td>
<td>Declaration of Interest</td>
<td>5</td>
</tr>
<tr>
<td>3</td>
<td>Confirmation of Minutes</td>
<td>5</td>
</tr>
<tr>
<td>4</td>
<td>Extraordinary Business</td>
<td>5</td>
</tr>
<tr>
<td>5</td>
<td>Election of deputy chairperson</td>
<td>7</td>
</tr>
<tr>
<td>6</td>
<td>Access for Everyone pilot High Street update</td>
<td>11</td>
</tr>
<tr>
<td>7</td>
<td>City centre targeted rate portfolio annual budget 2020-2021</td>
<td>17</td>
</tr>
<tr>
<td>8</td>
<td>Consideration of Extraordinary Items</td>
<td></td>
</tr>
</tbody>
</table>
1 **Apologies**

An apology from Mayor P Goff has been received.

2 **Declaration of Interest**

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

3 **Confirmation of Minutes**

That the Auckland City Centre Advisory Board:

a) confirm the ordinary minutes of its meeting, held on Wednesday, 26 February 2020, as a true and correct record.

4 **Extraordinary Business**

Section 46A(7) of the Local Government Official Information and Meetings Act 1987 (as amended) states:

"An item that is not on the agenda for a meeting may be dealt with at that meeting if-

(a) The local authority by resolution so decides; and

(b) The presiding member explains at the meeting, at a time when it is open to the public,-

(i) The reason why the item is not on the agenda; and

(ii) The reason why the discussion of the item cannot be delayed until a subsequent meeting."

Section 46A(7A) of the Local Government Official Information and Meetings Act 1987 (as amended) states:

"Where an item is not on the agenda for a meeting,-

(a) That item may be discussed at that meeting if-

(i) That item is a minor matter relating to the general business of the local authority; and

(ii) the presiding member explains at the beginning of the meeting, at a time when it is open to the public, that the item will be discussed at the meeting; but

(b) no resolution, decision or recommendation may be made in respect of that item except to refer that item to a subsequent meeting of the local authority for further discussion."
**Election of deputy chairperson**

**File No.:** CP2020/03775

---

**Te take mō te pūrongo**

**Purpose of the report**

1. To elect a deputy chairperson for the Auckland City Centre Advisory Board (the board).

---

**Whakarāpopototanga matua**

**Executive summary**

2. With the new term of the Auckland City Centre Advisory Board, members are required to elect a new chairperson and deputy chairperson. These positions need to be confirmed annually.

3. At its meeting on 26 February 2020 the board elected Ms Viv Beck as chairperson but agreed to defer the election of a deputy chairperson to the next meeting (Resolution number CEN/2020/5).

4. The board must decide whether the election will be conducted by open or closed ballot.

5. The board must also choose a voting system. Staff recommend that the board adopt one of the two voting systems outlined in the Local Government Act 2002 (refer to paragraphs 12 and 13 of this report).

6. Once the board has made these choices, the chairperson will lead the process for the election of a deputy chairperson.

---

**Ngā tūtohunga**

**Recommendation/s**

That the Auckland City Centre Advisory Board:

a) decide whether the deputy chairperson will be elected by open or closed ballot

b) decide whether the deputy chairperson will be elected using voting system A or voting system B (as described in Schedule 7, Clause 25 of the Local Government Act 2002)

c) elect a deputy chairperson.

---

**Horopaki**

**Context**

7. The board is required to elect a chairperson and deputy chairperson at the start of each term. These positions need to be confirmed annually.

8. At its meeting on 26 February 2020 the board elected Ms Viv Beck as chairperson but agreed to defer the election of a deputy chairperson to the next meeting (Resolution number CEN/2020/5).

9. There is no provision for proxy voting. Only members present may nominate and vote for the deputy chairperson. Candidates can vote for themselves.

10. The board’s terms of reference state that the three elected members are ineligible to be elected as deputy chairperson to the board.
Open or closed ballot
11. The board can choose to elect the deputy chairperson by show of hands, which is an open ballot, or by writing their preference on a ballot paper, which is a closed ballot.

Voting system
12. The board needs to decide what voting system it wants to use.
13. Staff recommend undertaking the election in accordance with Schedule 7, Clause 25 of the Local Government Act 2002, and to choose one of the two systems that can be used to elect deputy chairpersons of regional councils and other committees. The two systems are described below.

   a) System A requires that a person is elected or appointed if he or she receives the votes of a majority of the members of the local authority or committee present and voting, and has the following characteristics:

      • there is a first round of voting for all candidates
      • if no candidate is successful in that round there is a second round of voting from which the candidate with the fewest votes in the first round is excluded
      • if no candidate is successful in the second round there is a third, and if necessary subsequent, round of voting from which, each time, the candidate with the fewest votes in the previous round is excluded
      • in any round of voting, if two or more candidates tie for the lowest number of votes, the person excluded from the next round is resolved by lot.

   b) System B requires that a person is elected or appointed if he or she receives more votes than any other candidate, and has the following characteristics:

      • there is only one round of voting
      • if two or more candidates tie for the most votes, the tie is resolved by lot.

Voting procedure at the meeting
14. The meeting will proceed as follows:

      • the chairperson will call for a decision on whether the ballot will be open or closed. This will be by simple voice or show of hands vote.
      • the chairperson will then call for a decision on the voting system. Once a member moves one of the systems and it is seconded, it will be put to the vote. Again, a decision will be by voice or show of hands.
      • the chairperson will call for nominations for deputy chairperson. Each candidate must be nominated and seconded by a board member who is present.
      • if there is only one nomination that person will be declared elected as deputy chairperson.
      • if there is more than one candidate, an election will take place using the voting system agreed earlier.
      • if it is closed voting, the governance advisor will undertake the vote, scrutineered by the lead officer.
Ngā tāpirihanga
Attachments
There are no attachments for this report.

Ngā kaihaina
Signatories

<table>
<thead>
<tr>
<th>Author</th>
<th>Carol Hayward - Principal Advisor Panels</th>
</tr>
</thead>
<tbody>
<tr>
<td>Authorisers</td>
<td>Rose Leonard – General Manager Democracy Services (Acting)</td>
</tr>
<tr>
<td></td>
<td>John Dunshea – Lead Officer Support</td>
</tr>
</tbody>
</table>
Te take mō te pūrongo
Purpose of the report
1. To provide an update on the Access for Everyone – High Street pilot project.

Whakarāpopototanga matua
Executive summary
2. The Auckland City Centre Advisory Board were provided with an update in December 2019, following completion of stage one pilot area and summary of ongoing engagement with the High Street community. Attachment A.
3. A presentation by staff will be provided summarising activities to-date on the pilot.

Ngā tūtohunga
Recommendation/s
That the Auckland City Centre Advisory Board:
a) note the update on Access for Everyone concept pilot: High Street.

Ngā tāpirihanga
Attachments

<table>
<thead>
<tr>
<th>No.</th>
<th>Title</th>
<th>Page</th>
</tr>
</thead>
<tbody>
<tr>
<td>A1</td>
<td>20191212_High St Stage 1 update</td>
<td>13</td>
</tr>
</tbody>
</table>

Ngā kaihaina
Signatories

<table>
<thead>
<tr>
<th>Author</th>
<th>Tam White - Senior Governance and Relationship Advisor</th>
</tr>
</thead>
<tbody>
<tr>
<td>Authoriser</td>
<td>John Dunshea – Lead Officer Support</td>
</tr>
</tbody>
</table>
Memorandum

11 December 2019

To: Auckland City Centre Advisory Board
CC: John Dunshea – General Manager, Development Programme Office
Subject: Access for Everyone concept pilot – High Street
From: James Buckley – Project Manager City Centre, Development Programme Office

Purpose

1. To provide a progress update on the Access for Everyone – High Street pilot project and update on stakeholder feedback.

Summary

- The first stage of the Access for Everyone pilot on High Street was completed between Shortland Street and Vulcan Lane in October 2019 (attachment A). This involved several interventions including a new road layout to improve pedestrian access to High Street.
- Monitoring and review have taken place following the completion of stage 1 of the pilot, and learnings are being used to inform the subsequent stages in an iterative design process.
- The design of the stage two pilot area between Vulcan Lane and Durham Street East is now complete. A co-design process with the community has been used to develop the roll-out of stage two.
- Procurement for stage two of the footpath extension is now underway, with construction expected to start in early March 2020 over four nights.
- Stakeholder consultation is currently underway for the stage three area designs between Durham Street East and Victoria Street. A petition objecting to parking changes in the stage three area has been received, and the project team are looking at opportunities to address the concerns raised.
- A further update will be provided in March 2020, once the stage two construction has commenced.

Context

2. The first phase of tactical urbanism interventions on High Street were completed between Shortland Street and Vulcan Lane in October 2019 (attachment A). Tactical urbanism interventions are place-based, physical interventions which are usually installed on a short-term basis to enhance public amenity.

3. A new road layout for the street was developed in consultation with the High Street Reference Group and wider community. The High Street Reference Group was formed as part of the trial by engaging with the community, including local businesses and residents. The layout was supported by a Traffic Control Committee resolution, which made the layout changes formal and legally enforceable.

4. Paid on-street parking within the stage one pilot area was removed in October 2019, and the new road layout was implemented. This included the introduction of a parklet area, additional loading zones and a footpath extension running along the western edge of the street. A parklet is a small seating area or green space on or alongside a pavement, especially in a former parking space.
5. Commercial waste was highlighted as an issue by the High Street Reference Group. Procurement is underway for a solution, which will be trialled in the stage one area.

6. Monitoring of the new layout and stakeholder sentiment has taken place throughout the implementation of stage one. Feedback has been obtained through one-to-one conversations with key stakeholders, drop-in sessions, emails, online surveys, reference group meetings and a further community co-design session. Data has been used to inform the design for the second stage of tactical urbanism interventions.

Discussion

7. Feedback received to date has been largely positive with most consultees agreeing that the extension of the footpath works well for the street. Key feedback points include:
   - the public were happy with the quality achieved and the extra space for walking and browsing shop windows it allows. One person commented that “the way people instantly took to it shows how much it was needed”
   - business owners were happy with works taking place at night and reported little to no disruption during construction
   - public generally like the planting theme because it creates interest and a talking point. However, some felt the planters used for the parklet area were out of place, and that more colour is needed and larger plants. Planter boxes need to be well maintained as they can be a target for antisocial behaviour and litter
   - many business owners felt there is insufficient enforcement for loading zones and note that the P5 (five-minute parking) limit is regularly ignored.

8. The design of the stage two pilot area between Vulcan Lane and Durham Street East is now complete. It was agreed during the co-design process with the High Street Reference Group and other key stakeholders that further on-street parking would be removed to enable the continuation of the footpath extension along the western side of the street. Additional loading zones will also be implemented on the eastern side of the street.

9. Construction of the stage two interventions is expected to start in early March 2020 and be completed over four nights.

10. Stakeholder consultation is currently underway for the stage three pilot area designs between Durham Street East and Victoria Street. The designs are likely to include further footpath extensions and planters alongside the western side to provide a continuous path along the full length of the street. These interventions will also support development of the eastern laneways, as detailed within the City Centre Master Plan. Key stakeholder feedback for stage two includes:
    - adequate provision for trade vehicles servicing buildings and businesses is required, and the initial design for stage three did not make provision for loading
    - the public want widened paths all the way to the Victoria Street car park, with no on-street carparking and a focus on loading and servicing only
    - many have expressed an urgent need for the changes to be rolled out along the whole street, and for stages two and three to be constructed concurrently.

11. Two businesses in the stage three pilot areas have objected to the removal of paid on-street parking and have presented the council with a petition signed by around 100 of their customers. Both businesses feel that the removal of the on-street parking in this section will be bad for their business as they do not believe their customers will utilise the Victoria Street car park building.

12. The project team has met with these business owners and is now investigating options to address their concerns ahead of finalising the design and construction of the stage three.

Next steps

13. The project team will undertake a closed tender procurement process for the construction of the stage two footpath extensions. Construction of stage two is expected to start in early March 2020 and run over four nights.
14. The project team will continue to work with concerned businesses to help resolve their concerns.

15. Staff will provide a further update to elected members and the Auckland City Centre Advisory Board in March 2020, once stage two construction has commenced.

Attachments
Attachment A – Photo of stage one Access for Everyone pilot interventions
Te take mō te pūrongo

Purpose of the report
1. To endorse the city centre targeted rate portfolio budget 2020/2021 to be considered as part of Auckland Council's 2020/2021 annual plan process.

Whakarāpopototanga matua

Executive summary
2. The city centre targeted rate portfolio budget forms part of Auckland Council’s draft annual plan, which will be presented to the Finance and Performance Committee for approval. As part of the council’s annual plan process, staff are seeking endorsement from the Auckland City Centre Advisory Board for the city centre targeted rate portfolio budget 2020/2021. The targeted rate is currently established until 2024/2025.

3. A full portfolio budget review for the city centre targeted rate was undertaken in 2019 and a new portfolio budget was endorsed by the board on 24 July 2019 (see Attachment A). Subsequently, the city centre targeted rate portfolio budget 2019/2020 was reported to the Finance and Performance Committee at its meeting on 20 August 2019 (FIN/2019/94).

4. No new programmes or projects have included in the city centre targeted rate portfolio budget 2020/2021 compared with the city centre targeted rate portfolio budget endorsed by the board on 24 July 2019. Some project or programme cashflows have been adjusted to align with current delivery dates (see Attachment B).

5. There will be further opportunity to review the CCTR investment portfolio from end of 2020 to be aligned to the Long-term plan 2021-2031.

Ngā tūtohunga

Recommendation/s
That the Auckland City Centre Advisory Board:

a) endorse the city centre targeted rate portfolio budget 2020/2021 (Attachment B of the agenda report)

b) note that the city centre targeted rate portfolio budget 2020/2021 forms part of Auckland Council's annual plan.

Horopaki

Context
6. Auckland City Council established the city centre targeted rate in the 2004/2005 financial year to help fund the development and revitalisation of the city centre. The rate is applied to business and residential land in the city centre and is estimated to yield approximately $22.5 million per annum.

7. The Auckland City Centre Advisory Board was formed to advise the council on expenditure of the city centre targeted rate.

8. A review of the city centre targeted rate budget portfolio (known as TR7) was initiated in 2018 to ensure its alignment with the city centre’s current challenges and opportunities and to ensure the portfolio is consistent with Auckland Council's current policies, plans and strategies.
From April 2018 to July 2019, staff worked with members of the Auckland City Centre Advisory Board to update the city centre targeted rate portfolio budget.

Staff presented a draft budget incorporating the changes resulting from the review to the board at its 26 June 2019 workshop, where further advice and input was received ahead of staff finalising the budget for presentation to the board at its 24 July 2019 meeting.

The board endorsed the city centre targeted rate portfolio budget 2019/2020 at its 24 July 2019 meeting (CEN/2019/35).

The city centre targeted rate portfolio budget 2019/2020 report presented to the board on 24 July 2019 outlines the process that was undertaken to develop the portfolio budget (Attachment A).

The city centre targeted rate portfolio budget 2019/2020 was reported to the Finance and Performance Committee at its meeting on 20 August 2019 (FIN/2019/94).

As part of Auckland Council’s annual plan process, the city centre targeted rate portfolio budget for 2020/2021 is being presented to the board in this meeting for endorsement and is included as Attachment B to this report.

Tātaritanga me ngā tohutohu
Analysis and advice

Auckland Council’s annual plan focuses on 12-month budgets and is informed by the council’s Long-term Plan (10-year budget), Auckland Plan (30-year vision), as well as the 21 Local Board plans (adopted every three years). The city centre targeted rate portfolio budget is a component of the annual plan.

Tauākī whakaaweawe āhuarangi
Climate impact statement

The city centre targeted rate portfolio budget 2020/2021 supports the same projects and programmes as endorsed by the board for the city centre targeted rate portfolio budget 2019/2020.

No new programmes or projects have been included in the city centre targeted rate portfolio budget 2020/2021 compared with the city centre targeted rate portfolio budget endorsed by the board on 24 July 2019. Some project or programme cashflows have been adjusted to align with current delivery dates and updated project information (see Attachment B).

Ngā whakaaweawe me ngā tirohanga a te rōpū Kaunihera
Council group impacts and views

Staff have consulted with Auckland Transport and other council departments regarding the strategic assessments of the proposed projects that formed the city centre targeted rate portfolio budget 2019/2020, as detailed in Attachment B.

Ngā whakaaweawe ā-rohe me ngā tirohanga a te poari ā-rohe
Local impacts and local board views

Auckland’s city centre falls within the Waitematā Local Board boundaries. The local board is consulted during the development of relevant city centre projects, some of which receive funding through the city centre targeted rate.

A Waitematā Local Board representative is part of the Auckland City Centre Advisory Board membership.
Tauākī whakaaweawe Māori
Māori impact statement
21. The city centre targeted rate can be used to fund development projects that contribute to Māori outcomes by enabling manaakitanga (hospitality), kaitiakitanga (environmental guardianship), and highlighting our unique cultural heritage by incorporating Māori design elements.
22. Mana whenua consultation occurs as part of the development and delivery of all city centre projects, on a project by project basis, via the monthly Infrastructure and Environmental Services Mana Whenua Hui and other site or project specific hui.
23. A Ngāti Whātua o Ōrākei representative is part of the Auckland City Centre Advisory Board membership.

Ngā ritenga ā-pūtea
Financial implications
24. All changes to the portfolio budget have been achieved within the existing city centre targeted rate portfolio budget to 2025.

Ngā raru tūpono me ngā whakamaurutanga
Risks and mitigations
25. The city centre targeted rate portfolio includes projects at various stages, including projects that do not yet have a defined scope or conceptual design. As such, the forecast budgets and delivery timeframes are subject to change.
26. All projects are actively managed, so substantive changes can be foreseen and managed.
27. There is a contingency budget line within the city centre targeted rate portfolio which sets aside funds to deal with unforeseen financial issues that cannot be resolved within a project’s individual budget.

Ngā koringa ā-muri
Next steps
28. The draft city centre targeted rate portfolio budget 2020/2021 will be presented to the Auckland City Centre Advisory Board for endorsement at the March 2020 meeting.
29. Following endorsement, the city centre targeted rate portfolio budget 2020/2021 will be considered as part of the annual planning process.
30. There will be further opportunity to review the city centre targeted rate investment portfolio from the end of 2020 to be aligned to the Long-term plan 2021-2031.

Ngā tāpirihanga
Attachments

<table>
<thead>
<tr>
<th>No.</th>
<th>Title</th>
<th>Page</th>
</tr>
</thead>
<tbody>
<tr>
<td>A</td>
<td>The city centre targeted rate portfolio budget 2019/2020 report presented to the board on 24 July 2019</td>
<td>21</td>
</tr>
<tr>
<td>B</td>
<td>The city centre targeted rate portfolio budget 2020/2021</td>
<td>27</td>
</tr>
<tr>
<td>C</td>
<td>CCTR power point presentation</td>
<td>29</td>
</tr>
</tbody>
</table>
### Ngā kaihaina

#### Signatories

<table>
<thead>
<tr>
<th>Role</th>
<th>Name</th>
</tr>
</thead>
<tbody>
<tr>
<td>Author</td>
<td>Liz Nicholls – Manager Investment Programmes</td>
</tr>
<tr>
<td>Authoriser</td>
<td>John Dunshea – Lead Officer Support</td>
</tr>
</tbody>
</table>
City centre targeted rate portfolio budget 2019/2020

File No.: CP2019/13324

Te take mō te pūrongo
Purpose of the report
1. To endorse the city centre targeted rate portfolio budget 2019/2020.

Whakarāpopototanga matua
Executive summary
2. The city centre targeted rate portfolio budget 2019/2020 (Attachment A) has been revised following the strategic assessment process first conveyed to the board at its meeting on 26 September 2018 (Resolution number CEN/2018/53). The budget covers programmes and projects from financial year 2019/2020 to 2024/2025.
3. The strategic assessments were completed by staff and incorporated feedback from the Auckland City Centre Advisory Board received during workshops and via written feedback, (summarised in Attachment B), using the board's assessment criteria (Attachment C).
4. The changes to the city centre targeted portfolio resulting from this process allow for a refreshed forecast of works, and respond to board feedback to allow greater flexibility for funding new opportunities that deliver on city centre objectives and outcomes.
5. Primary changes to the portfolio are adjustments to the ten projects that underwent strategic assessment, and four new budget items created in response to the findings of the strategic assessments and feedback from the board.
6. Following the board's endorsement, the city centre targeted portfolio 2019/2020 will be presented to the Finance and Performance Committee.

Ngā tūtōhunga
Recommendation/s
That the Auckland City Centre Advisory Board:

a) endorse the updated city centre targeted rate portfolio budget 2019/2020 (Attachment A of the agenda report).

b) note that the city centre targeted rate portfolio budget 2019/2020 will be presented to the Finance and Performance Committee.

Horopaki
Context
7. The city centre targeted rate was established by Auckland City Council in the 2004/2005 financial year to help fund the development and revitalisation of the city centre. The rate is applied to business and residential land in the city centre and is estimated to yield approximately $22.5 million per annum.
8. The Auckland City Centre Advisory Board was formed to advise the council on expenditure of the city centre targeted rate.
9. A review of the city centre targeted rate portfolio was initiated to reflect the alignment with the Long-term Plan 2018 - 2028, the city centre’s latest challenges and opportunities and to ensure the portfolio is congruent with Auckland Council’s most current policies, plans and strategies.
10. From April 2018, staff have worked alongside members of the Auckland City Centre Advisory Board to update the city centre targeted rate assessment criteria to assist the board with their advice on city centre targeted rate investment.

11. A working group of board members was appointed to further develop the assessment criteria, and the subsequent updated assessment criteria (Attachment B) was endorsed by the board at its 22 August 2018 meeting (Resolution number CEN/2018/48).

12. The review of the targeted rate portfolio used the board’s endorsed assessment criteria and the council’s Investment Delivery Framework to assess projects in the city centre portfolio.

13. At the 26 September 2018 meeting, the Auckland City Centre Advisory Board received from staff the process for the review of the city targeted rate portfolio (known as TR7) (Resolution number CEN/2018/53). Ten projects that had not yet started were identified to undergo strategic assessments in alignment with Auckland Council’s Investment Delivery Framework. The outcome of each strategic assessment is a recommendation to progress (or not) with a business case for the proposed project.

14. Feedback from the Auckland City Centre Advisory Board on the prioritisation of strategic assessments was sought at the board’s meeting on 21 November 2018 (Resolution number CEN/2018/66).

15. Draft strategic assessments were completed by staff and presented to the board at its 17 April 2019 workshop. The board’s investment criteria were used by the board to provide advice to the council on city centre targeted rate investment priorities during discussion at the workshop.

16. Following the 17 April 2019 workshop, board members were given the opportunity to provide individual feedback to staff using the city centre targeted rate investment criteria by 31 May 2019. Seven individual submissions from the board were received, as well as joint feedback from the Waitakere Local Board.

17. Qualitative and quantitative feedback from the board was considered. Comment and advice from the board was received, and numerical ratings for projects against the board’s assessment criteria were calculated by aggregating all feedback forms received from individual board members following the 17 April 2019 workshop.

18. Staff then formed a draft city centre targeted rate portfolio budget 2019/2020 based on the completed strategic assessments and the advice and feedback received from the board. In response to the strategic assessment and feedback processes, certain line items were removed, modified, or added to the draft budget. The draft budget was presented to the board at its 26 June workshop, where further advice and input was received ahead of staff finalising the budget for presentation to the board at its 24 July 2019 meeting.

19. Final changes have now been made to the 2019/2020 budget, incorporating the feedback received at 26 June 2019 workshop with the board. These changes are detailed below in this report, and the updated city centre targeted rate portfolio budget 2019/2020 is included as Attachment A.

Tātaritanga me ngā tohutohu
Analysis and advice

20. The completion of the strategic assessment process and the incorporation of the advice and feedback from the Auckland City Centre Advisory Board allows council to formulate a refreshed city centre targeted rate budget. The assessment of the projects that had not yet started has allowed them to be evaluated in light of current advice from the board and in context of the current long-term plan.

21. The new city centre targeted rate portfolio budget 2019/2020 in attached to this report (Attachment A). The substantive changes reflected in the budget are noted in this report below:
Changes to existing budget items

i) High Street Streetscapes ($14.2 million retained) – this project has been retained and the capital expenditure budget brought forward to financial year 2022/2023. Of the $14.2 million budget, $500,000 of the budget has been designated as operational expenditure, with spend starting in the financial year 2020/2021 to allow for business case work that will enable the project to proceed.

ii) Emily Place ($2.5 million retained) – while there is a lack of scope and budget detail, noted, the feedback from the board was positive around the potential of development here. Of the $2.5 million budget, $50,000 has been brought forward to financial year 2020/2021 for business case work.

iii) Mills Lane and Exchange Lane ($4 million retained, line items combined and changed to ‘Service Lane Programme’) – the strategic assessment identified benefit in developing a programme approach to developing Mills Lane and Exchange Lane developments. The respective budgets of $3 million and $1 million have been retained, while bringing the projects together and bringing forward $80,000 to the 2019/2021 financial year for business case development.

iv) Cross Street and Beresford Square ($9 million retained, line items combined and changed to ‘Karangahape Road Quarter Programme’) – these projects have been brought together to facilitate a precinct-wide approach to development in the area that is responsive to developments of the City Rail Link and light rail. The capital expenditure has been brought forward one year to the 2023/2024 financial year, and $500,000 has been brought forward to 2020/2021 to allow for business case work.

v) Wyncham Street ($3 million removed, $3 million retained) – the budget is reduced in line with the recommendation to focus the scope of the project on Wyncham Street between Hobson and Albert Street only (rather than Hobson to Queen Street), in order to fully realise benefits from delivery of the Federal Street upgrade and the City Rail Link. $250,000 has been brought forward to the 2019/20 financial year for business case work.

vi) Queens Wharf ($8 million removed, $1 million retained) – The scope for this project is dependent on a number of other decisions still to be made in the downtown and waterfront area. $1 million has been retained to support future planning of Queen’s Wharf. More investment in Queens Wharf may be considered as part of the Long-term Plan 2021-2031.

vii) Quay Park ($4.75 million removed, $250,000 retained) – The City Centre Master Plan 2020 may support development in the area. $250,000 has been retained and brought forward to 2020/2021 to support future planning.

viii) Lower Hobson Street Flyover ($6 million removed) – this project has been removed as a different project to convert the flyover to serve two-way traffic and improve pedestrian and cycling facilities is being progressed outside of the city centre targeted rate portfolio instead.

ix) Wayfinding, Signage and Public Art ($3.4 million repurposed, line item changed to ‘Public Art’) – the balance of this line was repurposed as there was no planned expenditure to match the TR7 forecast. $0.4 million was returned to the wider city centre targeted rate portfolio, and $3 million has been retained for Public Art. The $3 million Public Art allocation is to support delivery of the City Centre Public Art Plan endorsed at the board’s 23 May 2018 meeting (Resolution number CEN/2018/25).
22. Four new budget items have been added to the city centre targeted rate portfolio budget in response to feedback provided by the Auckland City Centre Advisory Board prior to the board’s 26 June 2019 workshop. These new projects are detailed below:

New budget items

i) Victoria Quarter Programme ($4.8 million) – a programme for improving amenity and pedestrian experience for this area will be developed through a business case process.

ii) City Centre Business Case Development Programme ($2.5 million) – this budget allows for business case work to be completed earlier to minimise uncertainty and provide earlier direction on project opportunities. This includes funding for Access for Everyone concept development and trials.

iii) Additional Programme Fund ($2 million) – this fund responds to advice from the board to have the opportunity to support funding or part funding new and arising projects that aren’t necessarily anticipated at the outset of a given financial year. New projects to be funded via this allocation will undergo a strategic assessment.

iv) Contingency ($10 million) – funding has been made available to respond to cost escalations and unforeseen risks. Any unused contingency will remain within the city centre targeted rate portfolio.

23. The phasing and forecast of other projects in the city centre targeted rate portfolio have been adjusted when refreshing the portfolio for this review. The substantive changes as a result of this adjustment are detailed below:

Notable changes to in-progress projects

i) Myers Park Underpass ($5.7 million retained, $1.85 million added) – this budget has been revised to align with the high-level cost estimate for the preferred option, as presented at the board’s 22 May 2019 workshop.

ii) Albert Street and Lower Queen Street Upgrades - No change to $30 million total funding contribution to Albert Street and Lower Queen Street. The budget has been redistributed at $15 million for each project to enable construction to proceed in line with the City Rail Link C1 and C2 projects as presented in the 17 April 2019 Auckland City Centre Advisory Board meeting.

Ngā whakaaweawe me ngā tirohanga a te rōpū Kaunihera

Council group impacts and views

24. The strategic assessment process is aligned with Auckland Council’s Investment Delivery Framework. All strategic assessments include assessment of the project’s fit with Auckland Plan outcomes.

25. Staff have consulted with Auckland Transport and other council departments regarding the strategic assessments of the proposed projects. Strategic assessments take into account existing plans and projects of the Council Group, as well as approved plans and strategies.

Ngā whakaaweawe ā-rohe me ngā tirohanga a te poari ā-rohe

Local impacts and local board views

26. Auckland’s city centre falls within the Waitāmatā Local Board boundaries. The local board is consulted during the development of relevant city centre projects, some of which receive funding through the city centre targeted rate.

27. A Waitāmatā Local Board representative is part of the Auckland City Centre Advisory Board membership. The representative sought and collated feedback from Waitāmatā Local Board members, and this feedback was submitted and considered as part of the strategic assessment process together with the advice and views of individual Auckland City Centre Advisory Board members.
Tauākī whakaaweawe Māori

Māori impact statement

28. The city centre targeted rate can be used to fund development projects that contribute to Māori outcomes by enabling manaakitanga (hospitality), kaitakitanga (environmental guardianship), and highlighting our unique cultural heritage by incorporating Māori design elements.

29. Mana whenua consultation occurs as part of the development and delivery of all city centre projects, on a project by project basis, via the monthly Infrastructure and Environmental Services Mana Whenua Hui and other site or project specific hui.

30. A Ngāti Whāitu o Ōrākei representative is part of the Auckland City Centre Advisory Board membership.

Ngā ritenga ā-pūtea

Financial implications

31. All changes to the portfolio budget have been achieved within the existing city centre targeted rate portfolio budget to 2025. The total value of projects within the city centre targeted rate portfolio is $218 million.

Ngā raru tūpono me ngā whakamaurutanga

Risks and mitigations

32. The city centre targeted rate portfolio includes projects at various stages, including projects that do not yet have a defined scope or conceptual design. As such, the forecast budgets are subject to change.

33. Operational expenditure has been brought forward for some projects to allow for business case work to commence earlier, which will define the project scope and budget.

34. The new contingency fund line item will mitigate the risk of cost variances to projects, as it sets aside approximately 4.5 per cent of the city centre targeted rate portfolio to be used to address cost escalations and unforeseen risks.

35. There is a risk that opportunities to achieve city centre outcomes may be missed due to the timing of funding cycles. The creation of the additional programme fund will allow the city centre targeted rate portfolio to be more responsive to such opportunities.

Ngā koringa ā-muri

Next steps

36. The city centre targeted rate portfolio budget 2019/2020 will be reported to the Finance and Performance Committee.

37. The city centre targeted rate budget will be refreshed annually to update the expenditure and cashflows.

38. A further refresh of the city centre targeted rate budget will be aligned to the Long-term Plan process. The refresh will only take into consideration programmes or projects that have not yet started.
Ngā tāpirihanga

Attachments

<table>
<thead>
<tr>
<th>No.</th>
<th>Title</th>
<th>Page</th>
</tr>
</thead>
<tbody>
<tr>
<td>A</td>
<td>City Centre Targeted Rate portfolio budget 2019/2020 - July 2019</td>
<td>25</td>
</tr>
<tr>
<td>B</td>
<td>Recommendation and Advice Summary for Workshop</td>
<td>27</td>
</tr>
<tr>
<td>C</td>
<td>City Centre Targeted Rate - assessment criteria July 2018</td>
<td>29</td>
</tr>
</tbody>
</table>

Ngā kaihaina

Signatories

Author: Travis McDonald – Programme Lead
Authoriser: John Dunshea - General Manager Development Programmes Office
City centre targeted rate portfolio annual budget 2020-2021

| Attachment B | Item 7 |
City Centre Targeted Rate Portfolio Annual Budget 2020-2021

Liz Nicholls, Manager Investment Programmes

City Centre Team, Development Programme Office

25 March 2020
Council’s Annual Plan context

- Every year, an annual budget for the CCTR must be included as part of the Council’s normal annual plan process.

- The key changes to the CCTR budget spreadsheet are to budget cashflows (which years we anticipate to spend money in) which affect the overall council annual budget for 2020/2021.

- The ACCAB is being asked to support the updated spreadsheet and be part of the annual plan council process.

- The Long-Term Plan process (every 3 years) is when the ACCAB and staff have the opportunity to prioritise new programmes of work funded by the CCTR. This process will begin towards the end of this year.
Objective

- To support a City Centre Targeted Rate portfolio annual budget 2020/2021 for inclusion in the Council’s annual plan process

  - Note: There are no new projects or programmes in the CCTR annual budget 2020/2021 and no previously endorsed projects or programmes have been removed since July 2019
CCTR Review process in 2018/19

CCTR portfolio review October 2018 – June 2019
- ACCAB requested a portfolio review following the Long-term Plan 2018-2021 budget process

New CCTR portfolio annual budget 2019/2020
- endorsed by the board July 2019

Progress update
- High Street trials and Nelson Street slipplane projects have commenced and were part of overall budget endorsed by the board in July 2019
- No projects funded by the CCTR have been completed since budget endorsement in July 2019
- There are no new projects or programmes in the CCTR annual budget 2020/2021 and no previously endorsed projects or programmes have been removed since July 2019
Next steps

⇒ A final City Centre Targeted Rate Annual Portfolio Budget 2020/2021 is included in the Council’s normal annual planning process currently underway.