

# *Our Park, Our Neighbourhood*



SHIRLEY MACFARLANE PARK COMMUNITY CONCEPT PLAN

*Supported by the Shirley Inter-Agency Community Network*

## **ACKNOWLEDGEMENTS**

***The contributions of the following people and organisations to this community concept plan are acknowledged:***

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The Lucas Associates team: Di Lucas, Antonia Guthrie, Jessica Liddle, Jacqui Lough and also Carl Pickins, Arnika Knight and Jeremy Head.

***This is a community concept plan developed through a community planning process since 2005. MacFarlane Park and the Acheson Avenue shops are in the physical centre of the study area and are the focus of this community concept plan because community feedback from the Shine event in 2007 identified this as the main community concern and focus of their suggestions on ways to improve the neighbourhood.***



***MacFarlane Park Shirley***

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Location Map: MacFarlane Park Shirley study area

*(MacFarlane Park is 8 hectares in area, with a 3 kilometre perimeter. Listed by the Christchurch City Council as a sports Park, it includes 2 rugby league fields, a soccer field, a softball training field, playground equipment, flying fox, a half court and 2 toilets.)*







*Community consultation at the Shine event*



# Introduction

## **BACKGROUND**

In the heart of Shirley, MacFarlane Park extends north and south of Acheson Avenue and down across Jebson Street to Riselaw Street. The residential area which surrounds MacFarlane Park was developed in the late 1940s as one of the largest State Housing developments in the Christchurch. MacFarlane Park was left in the middle as a large area of open space to service the community. MacFarlane Park and the associated shops on Acheson Avenue were once the heart of the community.

Over the last 7 years, research has been undertaken within Shirley to find ways to help improve the area. This research has identified problems relating to MacFarlane Park as an under-utilised resource, and concerns about its safety as a play area - with limited accessways and poor visual connection to the surrounding neighbourhood. Other issues identified associated with MacFarlane Park and the surrounding neighbourhood relate to gangs (including youth gangs), bullying, graffiti and a lack of quality social and recreational programs for young people.

The Shirley Inter-agency Community Network was set up as a community based organisation to work with the Shirley community in a collaborative manner to help solve some of these problems. Lucas Associates have worked with the Network over several years.

## **VISION**

**Get shining and make Shirley a great place to live!** Lucas Associates' vision is to work with the community to bring the heart back to the area as a functioning neighbourhood, focusing on the under-utilised Park and shops.

## **OBJECTIVES**

Using a community planning process, identify:

- How we can contribute to making Shirley a great place to live.
- What the community values about the area.
- The main issues associated with the Park and neighbourhood.
- How these issues might be solved and what improvements could be made.
- What facilities would assist the community.

With this feedback, identify the opportunities for what can happen to achieve the community's vision for the area and how it can be implemented, generating ideas and concepts for MacFarlane Park and the associated neighbourhood.



***MacFarlane Park Shirley - A large area of open space***



BACKGROUND RESEARCH



COMMUNITY INPUT



RESEARCH & INTERVIEWS



COLLATE COMMUNITY FEEDBACK



IDENTIFY KEY ISSUES & OPPORTUNITIES



PROVIDE RECOMMENDATIONS



IDENTIFY IMPLEMENTATION MECHANISMS



FORMULATE DESIGN CONCEPTS

*Also, regularly discussing with community representatives and groups*



# Overview of community planning process

## **PLANNING PROCESS - FROM BACKGROUND RESEARCH A PROCESS WAS DEVELOPED**

### ***Aims***

- Include a wide cross section of the community.
- Raise awareness of MacFarlane Park in the Shirley community.
- Identify community attitudes towards the Park.
- Generate ideas and opportunities from this feedback for MacFarlane Park and surrounding neighbourhood.

### ***Participants***

- The participants should be those who use the Park or live in the surrounding neighbourhood.

### ***Participation methods***

- Engage schools directly through school activities.
- Engage community in a community expo at the Park (Shine event).

### ***Basic classroom programme (December 2006)***

With children in the classroom identify:

- What they know about the Park.
- What they like about the Park.
- What they don't like about the Park.
- How the Park could be changed.

This was done at schools in classrooms through drawings, painting, music, writing and discussion.

### ***MacFarlane Park expo - a one-day public Shine event (November 2007)***

The shine was a community event held at the request of community representatives. This was the main community consultation method adopted, in which the Lucas Associates team worked directly with the community. It involved:

- A marquee erected at the Park so people could see information and speak directly with a Lucas Associates team member, complete a questionnaire, or map / draw their ideas - identifying what they liked about the area, what the issues were and how any problems could be solved.
- People could fill in their own questionnaire or a team leader could record their comments. Team leaders also discussed some positive changes that could be made.
- Clipboards with questionnaires and maps were taken around the Park during the event for a team member to get information from the individuals who did not come up to the marquee.
- Children's drawings on Park issues were displayed in and around the marquee.
- Other features included food, BBQ, bouncy castle, face painting, music and performance.
- Overall there was an enthusiastic response. Most people approached were keen to contribute. Overall 70 responses were gathered from the public at the Shine event.

This event was followed by additional meetings with individuals and groups, such as migrant community representatives and key community people involved in the planning process for Shirley, such as Shirley Network, Tim Barnett (Christchurch Central MP) and George Malcolm, the original landscape architect for the area.

Feedback was also gathered from some key elderly people in the community who have lived in Shirley all their lives to gain their perspectives on how the area has changed over time.

Agencies and authorities including Housing New Zealand, Statistics New Zealand, the Christchurch City Council, and the Migrant and Refugee Centre were contacted for additional information.

# Community feedback overview

## **SUMMARY OF COMMUNITY DIRECTION SOUGHT**

***Overall the community feedback focused on improving the Park and shops. The community wanted a park centred on activities to do and wanted a safe and attractive environment to socialise in. They also wanted facilities with community support. In this community, the aesthetic form of the Park was secondary to the functional aspects the community desired.***

### ***Overall the positive feedback related to***

- The strong existing community and its family spirit. The “great” community café and the shops were also recognized as valued community facilities.
- The Park’s size, location and its use for events such as the Shine event and sporting events. The playground and trees were also commonly mentioned as features valued by the community.
- Positive youth perceptions of the Park were its use for sport, the playground, the flying fox, the basketball courts and its large size.

### ***Common issues identified in the Park and surrounding area by the community***

- Safety – overall the area was identified as being unsafe; factors were gangs, crime and fighting. Safety in the toilet blocks was the greatest concern for the community; other concerns were the lack of lighting and presence of dangerous dogs.
- Visual – graffiti, the unkempt appearance of the shops and the untidiness of the neighbourhood were considered to be ongoing problems.
- Social - many people said the Park was seldom used with little for teenagers and young people to do in the Park.
- Spatial - some felt that the Park had wasted space and needed more in it; a lack of surveillance (i.e. eyes of the community on the Park), by being closed off from the surrounding neighbourhood with minimal accessways and solid perimeter fences was also mentioned.
- Youth perceptions of the Park included: lack of safety, especially at night; lack of facilities and activities for younger children and for teenagers; unsafe and unclean toilets, graffiti and, a lack of lighting.

### ***Common ideas held by the community on ways in which these issues could be resolved***

- Improve safety by incorporating more lighting and surveillance through the Park and upgrading the toilets and perhaps moving them to a location with more surveillance. Residents were also keen to reduce the problems associated with dogs in the area.
- Social improvement by organizing more events and activities in the Park (such as the Shine event) and using the shops and Park for more community based activities, resources and support e.g. early childhood and youth support.
- Visual improvements by making the Park tidier with improved maintenance, reducing graffiti in the Park and improving the fences surrounding the Park. Half of the respondents wanted the shops to be revamped and half wanted them pulled down and replaced.
- The most common suggestion for spatial improvement was to open the Park up to the neighbourhood and roads.
- When asked what facilities were required or needed improving:
  - The most common answer was a new or improved playground.
  - Next was a community / youth / parent support centre.
  - More sporting activities, with many suggestions for a skate facility and swimming pool.
  - More Park facilities, with suggestions for seating, picnic tables, improved toilets and a car park.
  - Water fountains were also mentioned.



### **Young people's ideas for facilities and improvements were**

Youth suggestions for improving the Park and surrounding area were:

- lights for safety and for sport;
- a skate facility;
- swimming pool;
- a youth centre to provide a place for young people to interact, listen to music and play sport;
- a designated place for graffiti.

Overall change sought:

When residents were asked what overall change they sought and how to make Shirley a great place to live, the most common response was to empower the community and make it a safer area to live in. Other ideas were:

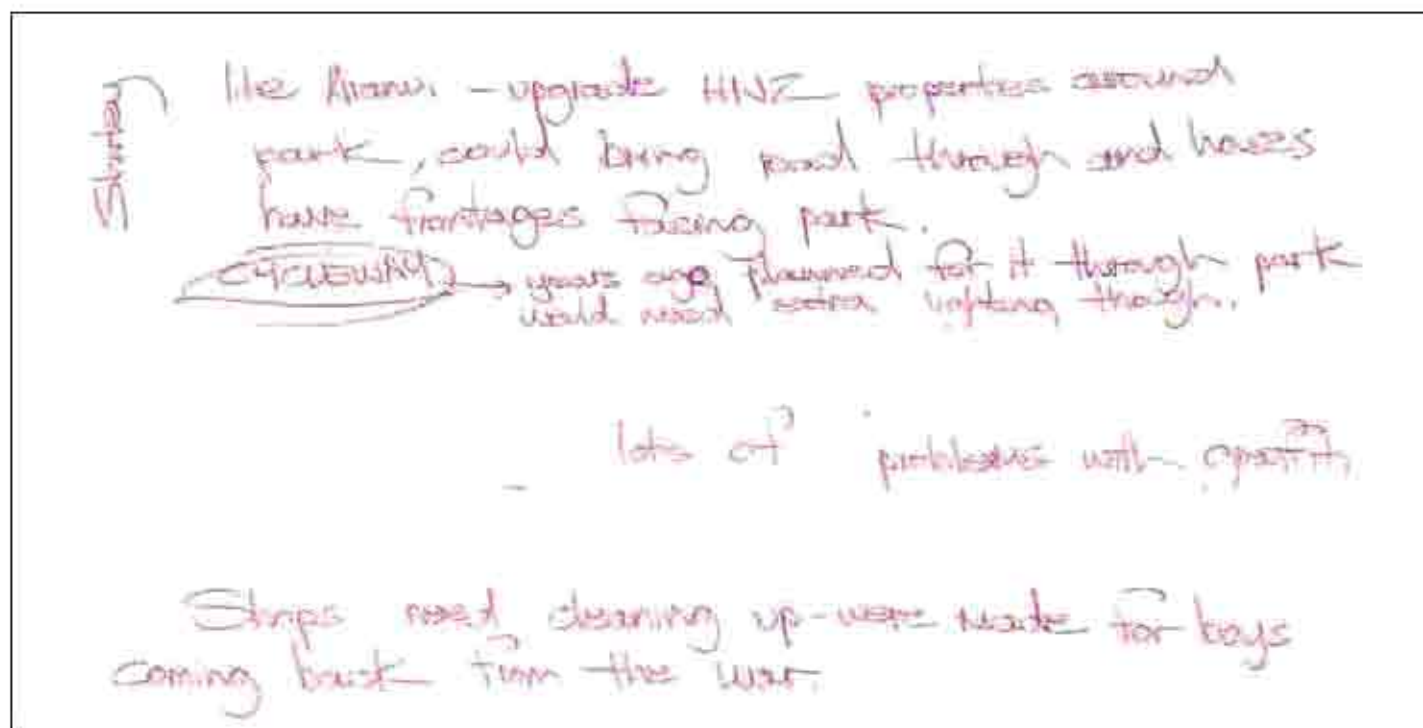
- improving open space in the area;
- a youth programme / centre; and
- improving community perceptions of the area.

### **Concerns about change**

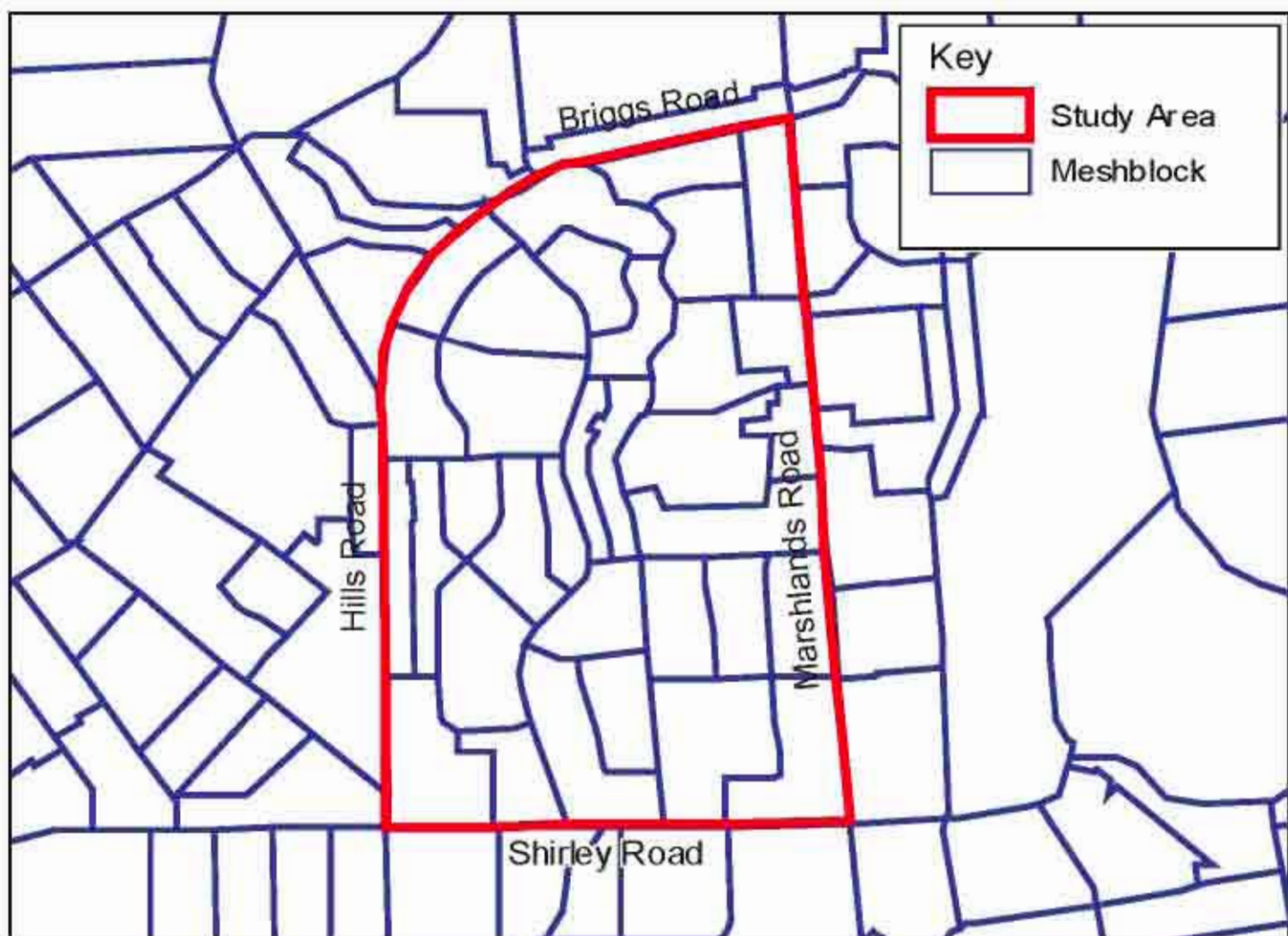
The greatest concern related to team members' suggestion to improve visibility and access from surrounding properties into the Park with transparent fences or gateways from these properties into the Park. Many residents thought this would invade their privacy, create views into untidy backyards and lead to problems with dogs. The community was also sceptical about designated graffiti areas and believed tagging would continue elsewhere. Some people believed that a skate park facility would create a place which certain youth gangs might claim as their own - causing fights.

### **Other comments**

Some felt that there should be more events in the Park, suggestions were for cultural days, market days and more sporting activities in the Park.



### **Community feedback from the Shine event**



**Study Area: Demographic analysis (Source - Christchurch City Council)**

#### **DEMOGRAPHICS: METHOD OF ANALYSIS**

*The data for the study area has been calculated using meshblock data from Statistics New Zealand. The study area boundary supplied for the Shirley study area was replicated into a mapping programme called 'MapInfo', and the 33 meshblocks that fell within this boundary were included in the analysis.*

*A meshblock is "the smallest geographic unit for which statistical data is collected and processed by Statistics New Zealand. A meshblock is a defined geographic area, varying in size from part of a city block to large areas of rural land" (Statistics New Zealand, 2006). In urban areas such as Christchurch, a meshblock is usually the size of a city block, and contains on average approximately 60 houses, or 150-200 people (Statistics New Zealand, 2001).*

*Because of the smaller numbers of people/households/dwellings in each meshblock, in some instances the true number of people/households/dwellings for a particular census output has been suppressed by Statistics New Zealand. This is to ensure confidentiality and to ensure that no individual/household/dwelling can be identified. Data has also been randomly rounded by Statistics New Zealand to protect confidentiality. Data suppression and rounding can affect totals and percentages, and for some census variables, percentages will total less than 100 per cent.*

**Source: Christchurch City Council**



# Shirley demographics

## **DEMOGRAPHIC SUMMARY FROM 2006 CENSUS FOR STUDY AREA**

### ***Age***

Compared to Christchurch in total, there are higher percentages of preschool children, school children and teenagers in the study area, particularly in the 5 - 9 year age range. There are fewer elderly in the area, with the 60 - 65 year age bracket being significantly lower than the New Zealand average.

### ***Ethnicity***

In the Study Area there is a higher percentage of Pacific Island and Maori people compared to Christchurch as a whole. There are nearly twice as many Pacific Island people within the study area (5.5%) compared to the Christchurch area (2.8%), and almost twice as many Maori people within the study area (13.8%) compared to the Christchurch area (7.6%). The percentages are more closely related to the New Zealand population averages of 6.9% Pacific island and 14.6% Maori.

### ***Education***

There is a large proportion of unskilled people in the area - within the study area, approximately 30% of people have no qualification. This is approximately 10% higher than the Christchurch and New Zealand average. Fewer people in the study area have a bachelors degree (5.7%) compared to Christchurch (10.5%) and New Zealand (10%).

### ***Labour force and employment***

People living in the study area are more likely to be unemployed compared to the Christchurch area and there is a high proportion of trades and service workers.

### ***Family type***

Within the study area, there is a higher proportion of single parents with one child (30.5%); this is 20% higher than the Christchurch and New Zealand averages. There is also a significantly lower proportion of couples with one child compared to the Christchurch and New Zealand averages.

### ***Personal income***

The proportion of people within the study area receiving wages or salary is similar to that of Christchurch and New Zealand as a whole.

Within the study area people are twice as likely to be receiving the DPB compared to the Christchurch area average. They are also more likely to be receiving the sickness, unemployment or invalid benefits.

The median personal income for the study area could not be calculated due to Statistics New Zealand suppressing some data. However the tables show that the median personal income within the study area ranged from \$11,700 - \$29,200.

### ***Family income***

The median family income for the study area could not be calculated due to Statistics New Zealand suppressing some data. However the tables show that the median family income within the study area ranged from \$23,800 - \$61,100.

### ***Household composition***

Within the study area, there is a higher proportion of households with more than 3 - 7 members than in Christchurch; family sizes are larger in the study area.

### ***Tenure, landlord and rent***

Too much of the data for the Shirley study area has been suppressed by Statistics New Zealand for the data to be meaningful. However a figure of 298 state houses out of 1,173 households within the study area has been supplied by Housing New Zealand (HNZ).



*George Malcolm on Emmett Street - February 2008*



*George Malcolm - Hanson Lane Nursery*



*Hanson Lane nursery - 1952*



# Stories from the past

## GEORGE MALCOLM

### ***A feature of the area is the tree lined streets which are a result of George Malcolm's design***

George, now 90 years, has had a prolific career in landscape architecture. He is now an honorary associate of the British Institute of landscape architecture and a life member of the NZILA. Much of his work can be recognised around Christchurch, including the Canterbury University grounds, some of his earlier work on the housing development in Shirley was known as the Emmett Street Block.

George was employed as a landscape officer in 1948 by the Housing Department. The Housing Department employed a range of professions which included surveyors, architects, land purchasers, engineers and planners. George recalls a celebration which marked the 30,000th Housing Department house being built in the Emmett Street Block on Jebson Street in 1953, named after the Director of Housing at the time - Victor Jebson.

George became more involved with the planners responsible for the overall layout of the Emmett Block development and worked with them to try to convince them to give more attention to the landscape.

*"Back then the environment wasn't given a lot of consideration ... as the real essence of landscape hadn't been entered into yet".*

For the Emmett Street Block subdivision, the planners had originally allocated just 3 different species of shrubs and hedge plants; crab apples were the common street tree available - *"There was nothing sizable"*.

George organised the establishment of a nursery on the old Ballantyne Block in Hansons Lane in Christchurch so there were more plants available for housing developments - especially large trees. At this nursery, George began to propagate big trees with the help of a large glasshouse gifted to him from the Burnham Military Camp.

In the Emmett Block development, George had the job as landscape officer working with the planners to set aside areas for vegetation - retaining existing large trees from the previous farms and designing street tree planting.

*"I had to fight hard to allow wide berms and allow large trees"* but in the end he managed to convince the planners to do so in the proposed streets of the Emmett Block. Today the large Scarlet Oaks are a unique feature of the area.

*"It was in desperate need of this - I feel I have achieved it".*

As part of this 2008 study, George was taken back to the Emmett Block development. He was amazed at how the place had changed and how large the trees had grown. George couldn't recall MacFarlane Park having high closed-in fences in the original development and felt that *"They shut off the very thing you want them to experience"* (they were once wire fences).

When more than 50 years later he was asked again about his vision for the area he said he would:

- create a clear linkage from reserve to reserve across Acheson Avenue;
- reinstate access to the Park so it again becomes a park for the housing rather than being segregated from it;
- open up the boarded-in fences.

***Some names have been changed for the privacy of those interviewed.***



*Emmett Street and MacFarlane Park - located on the original Emmett family farm*



## **LEICESTER**

***Leicester Emmett is 90, He grew up on the farm on which Emmett Street and MacFarlane Park are located today.***

Leicester Emmett is the son of Arthur William Emmett, from Cornwall in England:

Leicester remembers his father as being 5 feet tall, strong and broad "*a tough old rooster*"; he was also very successful. "*He thought of nothing else but work*" - he owned a lot of land in the area including a farm in Marshlands Road and the original dairy farm which spanned from Quinns Road to what is Emmett Street and MacFarlane Park today.

Leicester remembers "*coming home from school to milk 33 cows by hand, we made everything by hand back in those days*".

He also remembers his father "*driving around in a 6 cylinder 40 gallon truck*" which he wasn't allowed to drive. This encouraged him to take driving lessons himself.

In the late 1940s, part of the dairy farm was cut into sections for a housing development by order of the Housing Department. This was when Emmett Street was developed - it cut through the dairy farm and was named after Arthur Emmett - Leicester's father.

Leicester watched them build the state housing - "*one side of Emmett Street was developed into privately owned houses and the other into state houses. An area was retained in the centre as a park to service the community, it was named MacFarlane Park after the then mayor of Christchurch - Don MacFarlane.*"

Leicester recalls families who moved into the area - "*the idea was to give them access to the Park according to their circumstances and size*", the bigger families being given more priority because of the space the Park offered for young children to run around in.

He recalls the community changing - "*then it was all take, nothing paid back into the community.*"

His mother and father separated and he went to live with his mother in North Parade after leaving the farm.

When his father died he left his land to his children - divided among the brothers and sisters - which included a farmlet in Marshlands Road and 166, 162 and 160 North Parade Road where he married and had his own children who went on to attend Shirley Intermediate and Shirley Boys High School.

When asked if the house was still there, he said he didn't want to know - "*it would break my heart if it had been taken away*".



***Emmett Street developed in the late 1940s as part of the large state housing development which surrounds MacFarlane Park today***

## ANN

*Ann came out to New Zealand from England in 1925. Since then she has spent 83 years on Quinns Road and has watched the area change over time - living on a poultry farm on Quinns Road, watching the men come back from the war and develop the Acheson Avenue shops, seeing the dairy farms subdivided for state housing in the 1940s and, much more recently, the building of the Palms shopping mall.*



*The Acheson Avenue shops originally built for the servicemen returning from the war*

### ***Ann recalls how times have changed:***

#### The landscape

*"It was once the countryside... back then there were only two lights in the street." There was just Marshlands Road and Quinns Road. Ann's family had a poultry farm on Quinns Road surrounded by dairy farms and paddocks on each side of the road "with a ditch covered in green dirty stuff running alongside the footpath"*

*"There used to be small bridges across the Shirley Stream, built by the Emmetts, that took cattle across - the bridges are still in use today". These run between Emmett Street and Quinns Road.*

#### Transport

Ann remembers catching the petrol buses that would come from The Square from outside the old Bank of New Zealand building and travel down Hills Road to the Petrie Street and Shirley Road corner. Then trolley buses and trams came along. Ann would catch trams that came down Barbadoes Street to a terminal at Washington Street and also down North Parade to North Beach. *"Eventually came the diesel buses which we have today, with the terminal being at North Brighton".*

#### Food

Bread was delivered by a special bread cart and horse. *"Years later my husband delivered the bread on the cart ... milk was delivered daily and it was ladled into the billycan you had waiting at the gate".*

#### Coal

*"We all had an old coal range which was very hot to work over in the summer - the coal man would come on a coal cart drawn by a horse". The depot was around where KFC is today. Coal came in large bags, which the coal man would carry on his back to the large coal bins at the back door.*

### Acheson Avenue shops

Ann remembers the Acheson Avenue shops being built for the returned servicemen... "The range of shops down there included: a shoe shop, post office, butchers, greengrocer, drapery, grocer, dairy, book store ... They were nice shops". However Ann recalls that when the large supermarkets and The Palms Mall came along they could not survive ... "For 20 years now they have been a disgrace."

### State housing and MacFarlane Park

State housing came around 1948 - 1949 when the dairy farms were subdivided - "MacFarlane Park was left in the middle to service the state housing, the north side kept for sport - league and football. The other end of the Park is very narrow; it is very dark at night and so are the streets. I remember one night walking down Riselaw Street, couldn't see a foot in front of me... stupid trees, they remind me of big elephants."

"It was hard work in those days, but it was the countryside and very nice out there. It used to be a lovely street. Things are easy now but some places people don't care about much today. When the boys came back from the war and set up the Acheson Avenue shops they were proud of their shops - but look at them today!!"

"Somehow it needs to be made a place to be proud of again."

### Vision for the future

Ann's vision for the future is to get the children involved in the community and Park, creating pride in what children are doing in the community. "You have to start with someone and there is no point wasting time on us" Ann would like to see a community garden in the Park in the south side of the Park next to Acheson Avenue, with the school being involved and learning about where food comes from:

*Handwritten:*  
Acheson Avenue

*Handwritten:*  
There's always a play & after school club with the other kids  
up behind the house

*Handwritten:*  
The house, the school, the sport, the community centre

*Handwritten:*  
P. F. Smith The school, the community centre, the  
house, the school, the community centre

*Handwritten:*  
Milk house & school. To make a community centre  
in the house would be the welcome you bring

*Handwritten:*  
The school, the house

*Handwritten:*  
There's a house for the school & the house  
there are houses for the school & the house  
the house for the school & the house  
the house for the school & the house



# Features of the study area

## **STATE HOUSING**

The area surrounding MacFarlane Park was one of the largest areas of state housing in Christchurch. It is also a very old state housing area - developed in the late 1940s. MacFarlane Park was retained in the centre as an area of open space for the surrounding community and the residents of the state houses. Originally the houses were open to the Park with wire fences and some hedges running around the perimeter of the Park; the Park was never intended to be closed off from the neighbourhood with solid fencing.

From the late 80s many of the state houses were sold and are now privately owned. Today there is a mixture of state housing and privately owned properties surrounding the Park.

### Migrant community

In 2001, Housing New Zealand moved the gangs out of the area and brought the migrant community in. Overnight the waiting list for houses went from 900 to 1800. Within the area, there is now an ethnically diverse community, with families from Ethiopian, Somali, Russia and the Pacific Islands.

Currently there are issues associated with harassment directed towards some migrant families in the area.

## **ACHESON AVENUE SHOPS**

With the development of The Palms shopping mall and large supermarkets in the area, some businesses have not been able to survive over the years and have closed down, resulting in an uncared for and empty shop frontage appearance.

The Acheson Avenue shops currently include a book exchange, On The Spot dairy, Dress For Less second hand store, the One Stop Shop which is no longer open, doctors surgery, fish and chips and more recently a dance studio.

The community identified these shops as a resource but also outlined its concern about their current appearance and the need for a revamp or for them to be rebuilt. The One Stop Shop once provided community services which included police, truancy, community work and Housing New Zealand; it caused disappointment in the community when it closed down. Currently the buildings are all in private ownership with some of the owners living overseas.



***HNZ housing alongside MacFarlane Park***

## 2. FEEDBACK FROM THE COMMUNITY

*COLLATED FEEDBACK FROM THE SHINE EVENT*

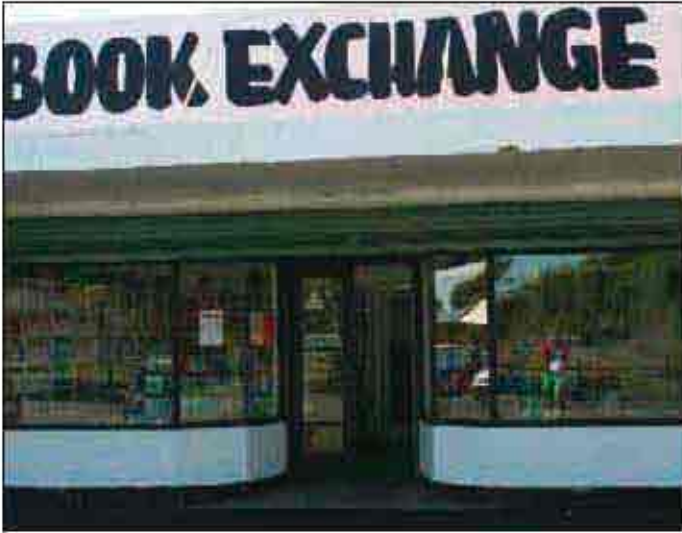




*The playground*



*The community café*



*The book exchange*



*The new HNZ housing development,  
Acheson Avenue*



*Tree-lined streets*



## Positive feedback from the community

*This section is the collated raw data and feedback from the shine event. Comments have been ranked in order with the number corresponding next to each one representing how many people mentioned it. Feedback has been divided into social, visual, safety and spatial categories. Youth (5 - 18) comments have been separated where age was given.*

### **NEIGHBOURHOOD AND PARK CHARACTER - THE POSITIVE**

#### ***Positive neighbourhood perceptions***

- Community spirit - 3
- Shopping centre still has everything we need - 3
- The Shirley Community Trust - 3
- Family orientated - 2
- Great community café - 2
- Good book exchange - 2
- Trees are very nice.
- Events are good, they establish a real community spirit and show people how to have fun.
- It's a beautiful suburb.
- New units built on Acheson Avenue, brilliant!
- *"Margaret is good at dealing with a wide range of issues, especially understanding new migrants and having a wide understanding - can accept people with disabilities and a diversity of religion and culture".*

#### ***Positive Park perceptions***

- Park size - 10
- It provides a large area of open space for the community - 8
- Park is great for sport - 6
- Great playground and flying fox - 6
- Park is great for events like this - 3
- Park is good for kids, lots of room for kids to run around and get tired - 3
- Park is in a good location - 2
- Like the south end of the Park, is not used as much therefore is not tagged as much.
- *"It's a good Park-good for kids, gangs and mobsters. They are bored and have nothing to do, so come here and hang out. It's a place for music, sports and touch. We only need lawn."*



***A place to play: the playground and a large area of open space***





*Make the Park tidier: The community identified graffiti as an issue which needs to be addressed*



*Acheson Avenue shops were identified as having an unkempt visual appearance*



*High fences preventing surveillance of the Park*



# Issues Identified by the community

## **ISSUES IDENTIFIED BY COMMUNITY RELATING TO THE PARK AND NEIGHBOURHOOD**

### ***Safety issues***

- Overall an unsafe area with crime / fighting / vandalism etc. - 17
  - Would not use Park or neighbourhood at night, would not let young children walk through by themselves in day.
  - Youth gangs.
- Toilet blocks unsafe situated too far from the playground, with a lack of surveillance this stops people using them - 8
- Lack of lighting in Park makes it unsafe - 6
- Stray and dangerous dogs - 2

### ***Visual issues***

- Unkempt appearance of shops - 7
  - For 20 years the Acheson Avenue shops have looked bad.
  - They need to be cleaned up!
- Untidiness of Neighbourhood itself – tagging and rubbish around Park and streets - 3
- Flooding in south end of the Park alongside flying fox - 3
- Graffiti problem - 3
- Fences need to be improved - railings need repairing.

### ***Social issues***

- Park not utilised enough - 11
  - South end by Park on either side of Jebson Street is never used.
  - Not much for teenagers and young people to do in Park.
- Teenage issues within Park - 6
  - Associated with youth gangs, fighting, bullying and boredom.
  - Issues with preschool being made unsafe with teenagers coming into it at night.
  - The young people have caused a lot of problems in the Park especially in relation to graffiti.
- Financial and social issues with a lack of funding for facilities- 3
- Poor community engagement with cultural differences - 2
- Lack of local ownership, need to get community involved with Park.

### ***Spatial issues***

- The Park is a waste of open space, need more in it, lack of reason to come here - 5
- Park is not open in terms of surveillance and people looking in - 4
  - Solid fences make it dangerous.
- Basketball court contrast with the playground with teenagers versus young children. Teenagers turn the swings over. So kids can't reach them - 2
- Need more car parking for Park - 2
- Park is disjointed and too long.

# Improvements suggested by community

## COMMUNITY SUGGESTIONS

### ***Safety improvements***

- More lighting throughout the Park and around sport areas - 15
- Toilets need to be revamped or relocated - 13
  - To be more safe.
  - Cleaner and more hygienic.
  - Need to be more obvious e.g. painted with mural or bright colour.
  - In a better location by the playground or shops.
- Address the issue of dogs in the Park - 4
  - Ask neighbouring owners to ensure their dogs are kept behind a fence - 4
- Gates in fences so that the Park can be accessed more easily at south end on each side of Jebson Street.
- Better security in the Park.
- Move playground to a safer place away from basketball courts.
- Evict troublemakers.

### ***Social improvements***

- Use Park and shops for more community - based activities, resources and support – 9
  - Community gardens, clubs, and recycling.
  - Playgroups, preschool, music classes, Plunket.
  - Not just for sport.
  - Parent education, youth workers – expanded programme from local church.
  - Working parents group.
  - Support not necessarily through Christian - based programs.
  - Community meetings on a regular basis.
  - Team building exercises such a tug - of - war games in the Park.
  - Creative arts programme so young people can express the talent they possess.
  - Community involvement in neighbourhood planning and design.
- More events and activities in the Park to suit the community - 9
  - Music, fairs, market days, mini Christmas in Park, social, sport and cultural days.
  - Recognizing and celebrating the diverse community with a cultural day at the Park – Iraqis, Samoans, Somali.
  - Use the Park for more activities, not just for sport.
- Provide something more for teenagers to do in the open - 3
- More summer activities and sports - 2
- Provide more activities for younger children - 2
- Use ideas from the Aranui renewal project.
- Integrate the whole Park and the school - library, community garden, swimming pool.
- Find a way to encourage community respect of the Park.

### ***Visual improvements***

- Make Park tidier / maintain it better - 5
  - Better rubbish collection / more rubbish bins - 4
- Reduce graffiti - 4
  - Help control tagging by giving them an outlet so they can express what they feel, and their talent, in a designated place.
  - Deter vandalism. Get community to better police itself.
- Shops need to be revamped - 4
  - Reviewing shops on Acheson Avenue as a community resource.
  - A hairdresser on corner would be good.
  - Lease shops so they don't look so empty.
  - More second-hand clothes stores in shops.
  - ATM Cash machine.
- Shops need to be pulled down and replaced – 4
  - Create better orientation for sun etc.
  - Replace with more modern buildings.
  - There are lots of politics behind this issue some people do not want shops pulled down.
- Improve the perimeter fences surrounding the Park - 3
  - Tagging competitions for graffiti guys to do fences with graffiti art.
  - Replace broken railings.
  - More planting around fencing - low bushes to create planted barrier.
  - Put gateways through to properties.
  - Make parts of the fence more see through like they have in Wainoni Park in Aranui.
- More trees - 3
- Include more flowers in Park, such as roses - 2
- Solve the issues of flooding in the south end of the Park - 2

### ***Spatial improvements***

- Open Park up to its surroundings - 6
  - To houses facing the Park.
  - To the road around it and to traffic so people can see what's happening all the time.
  - More accessways to Park so people feel less trapped by high solid fences.
  - Remove some solid fencing.
- Create a better linkage across Acheson Avenue into each side of the Park - 3
  - Pull shops down and reconfigure to face the Park, with a community centre and meeting rooms.
  - Transform the Acheson Avenue shops.
  - Knock down Acheson Avenue shops.
- Bring a road through the Park, as they have in Wainoni Park in Aranui - 2
- Upgrade Housing New Zealand properties around Park so houses have a frontage facing the Park - 2





*More recreational activities*



*A larger playground to cater for a wider age group*



*Wainoni Park example - seating around play areas (Aranui, Christchurch)*

# Facilities proposed by the community for the Park

## **FACILITIES SUGGESTED BY THE COMMUNITY**

### ***Proposed facilities and improvements***

- Another playground or improved playground – 11
  - A bigger play ground to cater for a wider age group.
  - New playground - similar to St Albans. Separate fenced area for children, have a little table and seats for kids to have a picnic.
  - Playground surface could be improved, mulch isn't great.
  - Include a merry-go-round.
  - Another jungle gym - current one is too little.
  - Shade cloth canopy over playground.
  - More swings.
- Community centre / support / resource centre - 10
  - Knock down Acheson Avenue shops, turn into a community hall - 6
  - Reconfigure shops to face Park including community centre meeting rooms.
  - Provide more facilities within the shops strip so they are more accessible to community e.g. parent-help, Plunket services.
  - Provide youth support as part on community centre within shops.
  - Turn rugby league club room in community centre.
  - Locate community centre school at Shirley Primary School or local church.
- More sports equipment/ community sports storeroom - 8
  - Lend / hire equipment for different sports such as volley ball etc. Self generated pay-to-use then money used to buy more equipment.
- Skate Park – 6
  - Skate Park could be locked down at 10pm.
- Swimming pool, so kids can learn to swim - 6
  - Paddling pool like Woodham Park Pool - 3
- More seating and picnic tables - 6
  - More seating dotted around Park and around play areas.
  - Under trees in shade.
  - In areas for watching sport.
  - More trees / shaded areas for picnics.
  - BBQ area for picnics.
- More sporting activities - 5
  - Tennis courts - 2
  - Gym, boxing, music.
  - More than one basketball court as it is very popular.
- More water fountains - 3
- A second toilet block.
- Include a car park within the Park.
- Community gardens would be good.
- A map board which links the whole Park.
- Cycle-way.
- Place proposed facilities around existing shops.



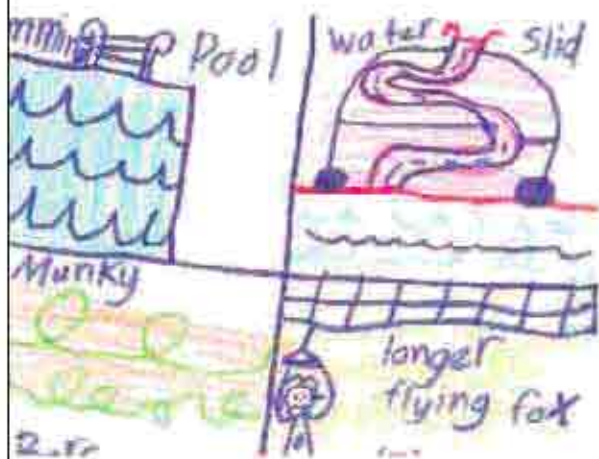
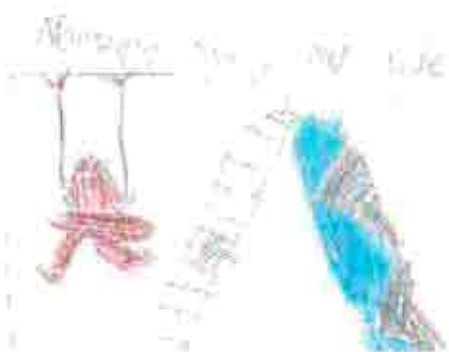
NO

Smokeing,  
Spray Painting and  
NO bullying.



a tennis court

Swimming Pool





# Young people's ideas for the Park

## ***Positive youth perceptions***

- Good for sport – 11
- Good for league and rugby, both social and in weekends.
- Like the playground - 6
- Flying fox - 5
- Park size - 3
- Good basket ball courts - 2
- Good place to come and meet.
- Good community café.
- Like the swings.
- Like soccer and biking.
- Use shops.
- Nice and quiet.

## ***Issues raised by young people***

- Park unsafe, especially at night when fighting occurs - 7
- Need more facilities and activities so young people have something to do, both younger children and teenagers - 7
- Unsafe and unclean toilets - stops people using them - 5
- Do not like the graffiti - 4
- No lights in Park - which makes it unsafe at night - 3
- Don't like seeing rubbish.
- Big dogs.
- Scary people hanging around.

## ***Shirley Primary School summary - November 2006***

### Year five would like:

- No smoking, spray painting, no bullying
- No gangs allowed
- Dog area
- Coffee shop
- Flowers
- Sand pit
- More monkey bars
- Toilets and changing room
- Money
- Kite Park
- Abseiling
- Soccer field
- Bike stand
- Netball court and basketball court
- Water slide and pool
- Sport shed
- More swings and a big slide



*Wainoni Park example - a larger playground (Aranui, Christchurch)*



*Wainoni Park example - skate Facility (Aranui, Christchurch)*



*More graffiti murals to get local young people involved in brightening up the Park*

# Young people's ideas for improvement of the Park

## ***Young people's ideas for facilities and improvement***

- More lights in Park - 8
  - For safety - 5
  - For sport - 3
  - Need to light up Park just north of shops so people can play touch.
  - Create a central pathway that is lit up and safe to walk along.
  - Lights over basketball court, if so will promise not to graffiti.
- Skate Facility - 7
  - Skate Park located at far end by Emmett Street.
- Swimming pool - 4
- Create a place where it is legal to graffiti - 3
  - Art graffiti on all fences and toilets.
  - Have some legal places to do art graffiti.
  - Boards for tagging on.
  - Murals
  - Half-pipe wall for graffiti.
- Create a youth centre - 3
  - Youth centre somewhere to hang out and kick back and do krump type dance. Need a sound system and a few extra seats.
  - Parent education courses could be part of the youth centre.

## Shops need pulling down or revamping - 3

- Corner shop could be for kids.
- Create a place for young people to learn new skills.
- More activities for teenagers - 3
- More playground equipment - 2
- Get rid of the graffiti – 2
- Tennis court.
- Like the flying fox.
- A bigger playground and slide.
- Indoor stadium for sport under lights.
- Baseball field.
- A gym.
- Set up kiwi tag.
- Climbing wall.
- Put a cage around basketball court.
- Create a sports day every month - league, rugby, touch and baseball.
- More seating.
- Would like gates so can access Park from each property, fence would then be perceived as a community fence - then they (taggers) may have more respect for it.
- Sound system where you can plug music into and krump.
- Create a place for adults to be with coffee and seating etc. when their kids play.



# Overall change sought by the community

## **HOW TO MAKE SHIRLEY A GREAT PLACE TO LIVE**

- Need to empower the local people – 6
- Empowering people with unique skills e.g. People in community interested in propagating plants, could be given encouragement to grow plants for a community donation.
- Make it a safer area -3
  - Neighbourhood watch development and more policing in the area.
  - Find a way to keep the gangs out.
- Improve and retain open spaces – 2
- Youth programme and youth centre – 2
- Teenage drop-in centre.
- More youth workers willing to help one another.
- Community perceptions need to be improved - 2
  - There needs to be a big improvement changing from fear to positive.
  - New beginnings.
  - This suburb is in need of change.
- More tenant involvement in housing management.
- More employment offered for school leavers. Training etc.
- More events, family days, more frequent encouragement for kids into sports, maybe once a month.
- More incentives to do things and get outside.
  - For older kids a skate park would be good - teenagers are prepared to police it - ideal location behind shops so it could be policed.
  - Encourage sports e.g. touch.
  - All about keeping kids busy and off the streets.
- Parent centre / family centre.
- Maori, Pacific Island cultural program.
- More “working for families” activities.
- Community / family orientated.
- More accessible community facilities.
- Organize more events like the Shine event in the Park more regularly.

## **COMMUNITY CONCERNS**

- Concerns over fences being changed.
  - Issue of dangerous dogs behind fences having more access to Park.
  - Still want privacy - would not want my fence pulled down.
  - Many people's backyards are untidy; do not want to see their messy backyards.
  - Lower fences but do not get rid of them, people like their privacy.
- If we made an area for graffiti to occur they (taggers) would use it but would still go elsewhere and tag.
- Wouldn't use sports equipment shed as couldn't get enough people together.
- If skate park then certain groups may want to 'own it' and this may cause fights.

## ***Other comments***

- Would like to have seen more stalls and invite more organisations to take part in today's Shine event and in other ones to follow.

### 3. MAPPED ISSUES AND IMPROVEMENTS

*LOCATING THE ISSUES AND IMPROVEMENTS IDENTIFIED BY THE COMMUNITY*

## Safety Issues

Unsafe & unclean toilets  
Lack of surveillance

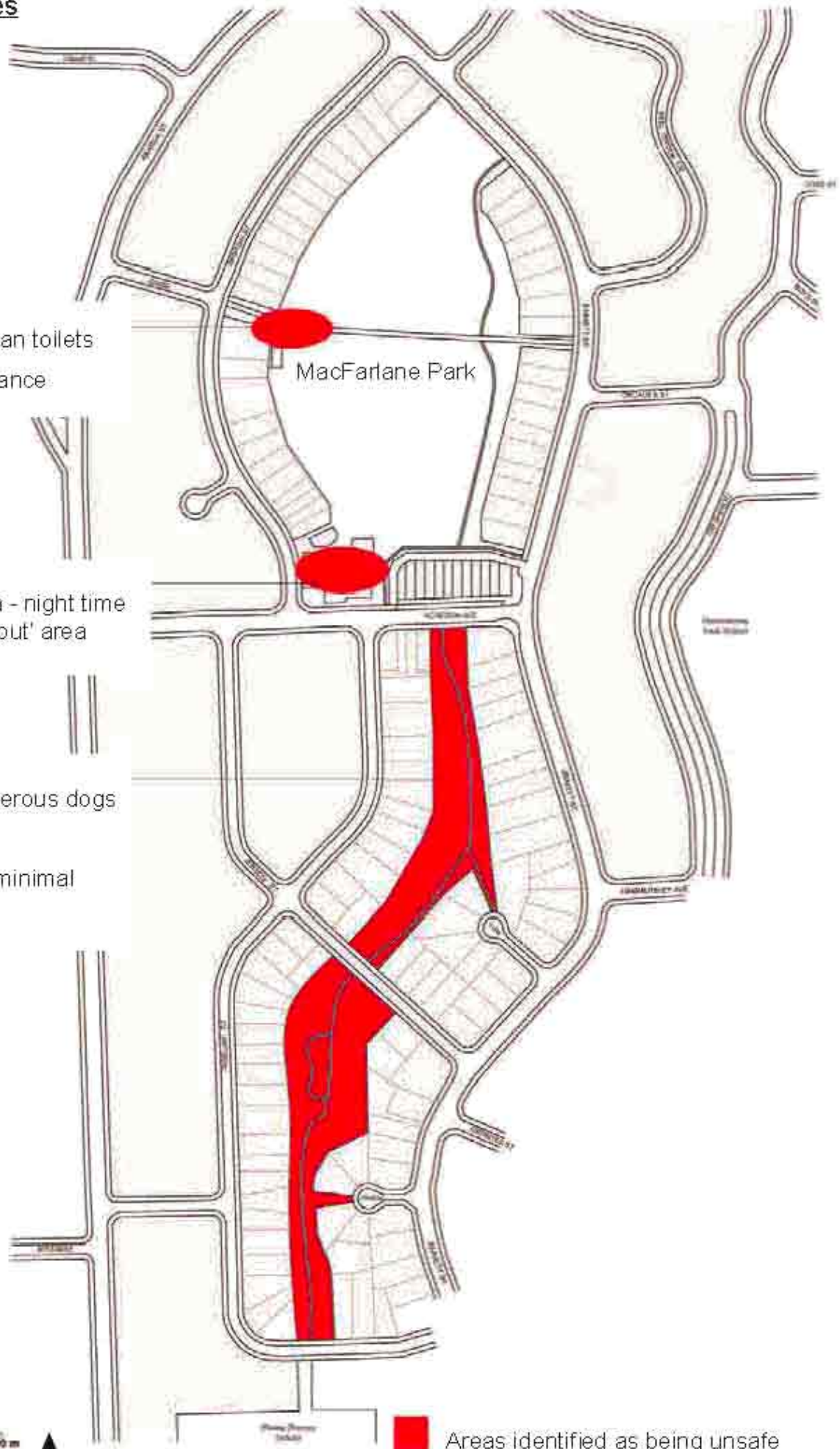
Basketball area - night time  
teenage 'hang out' area

Stray and dangerous dogs  
Lack of lighting  
High fences & minimal  
surveillance

0 50 100 m

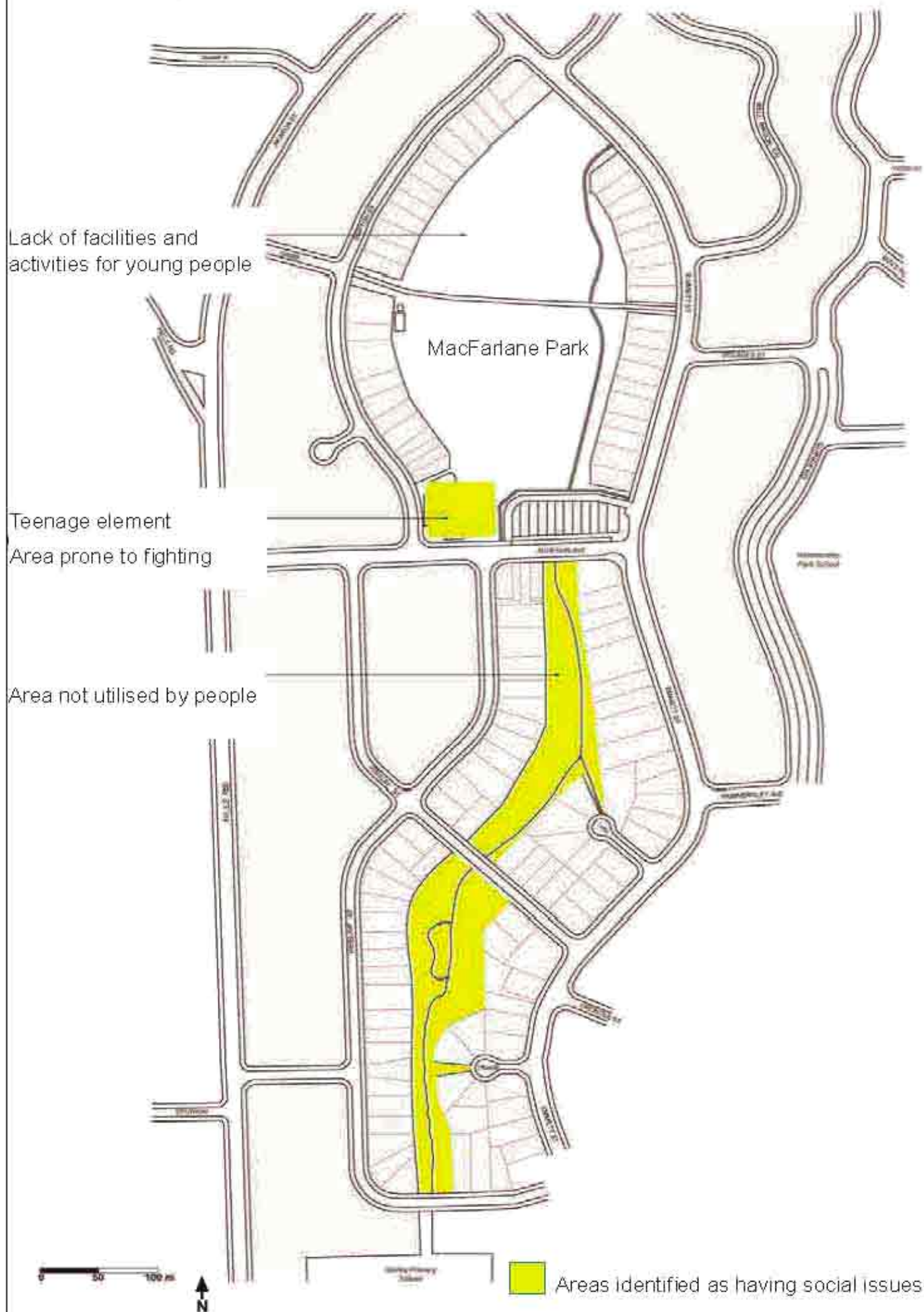


Areas identified as being unsafe





## Social Issues



## Visual Issues

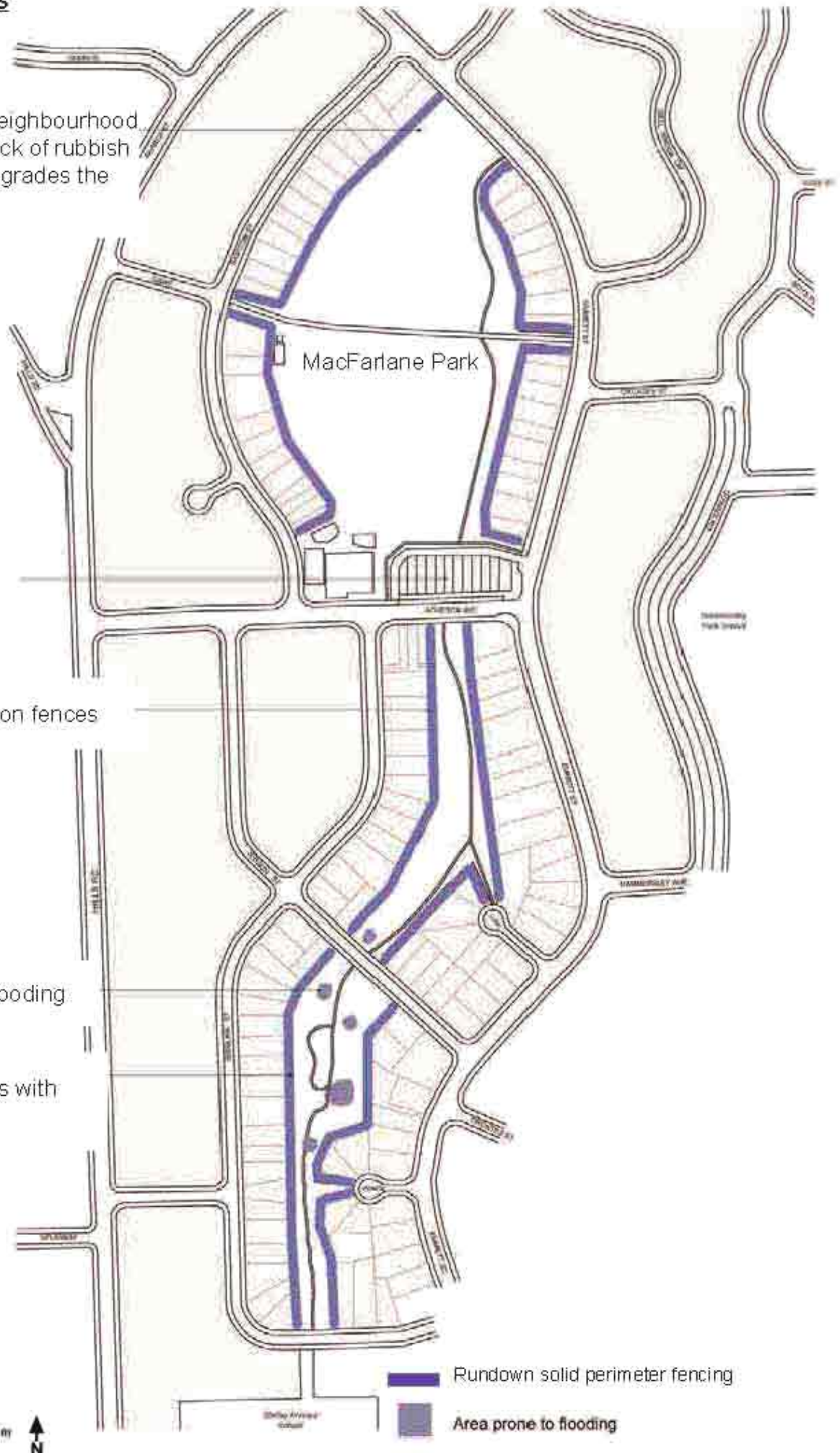
Untidiness of neighbourhood itself and the lack of rubbish bins visually degrades the Park

Empty shops

## Graffiti problem on fences

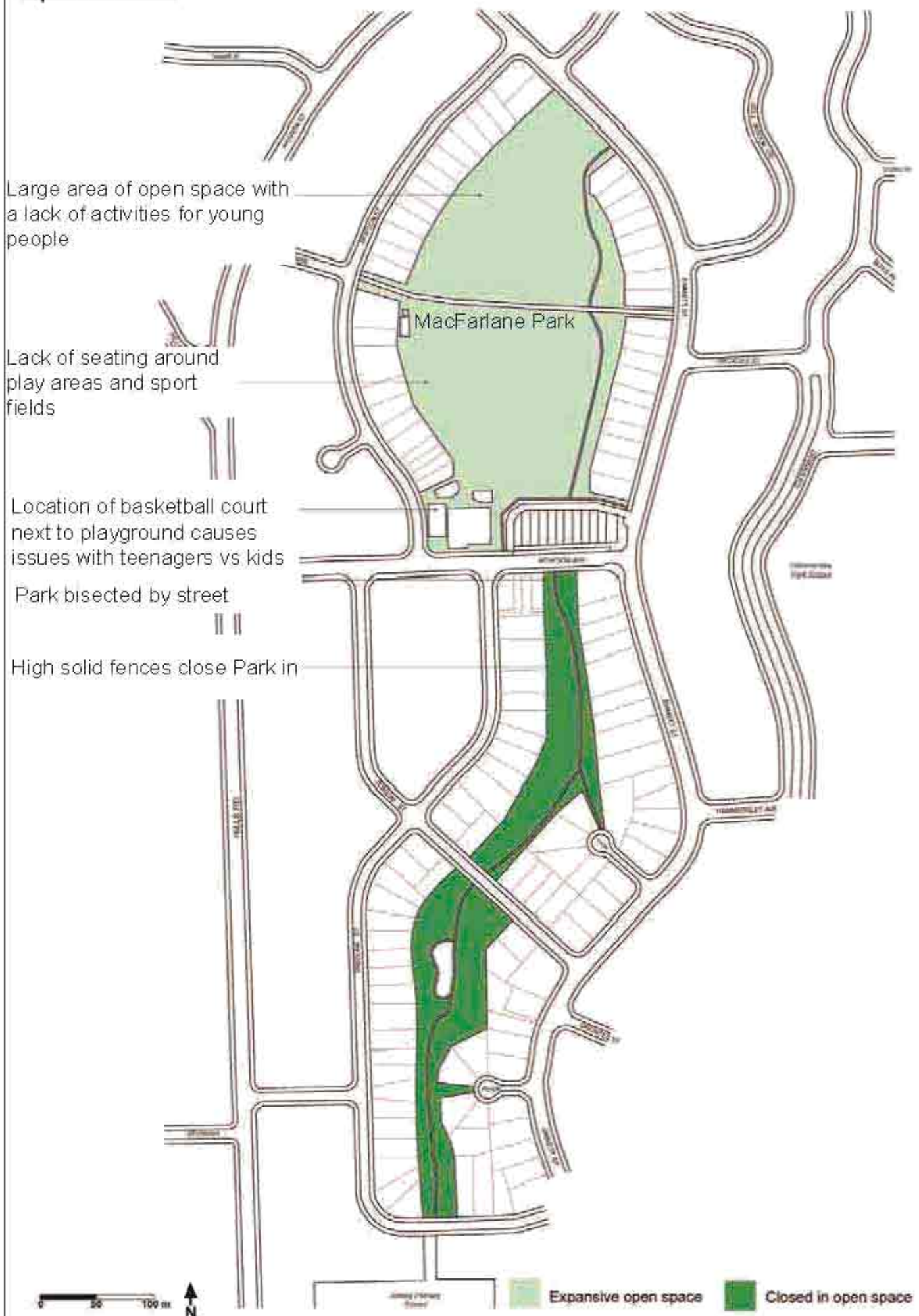
Area prone to flooding

Rundown fences with broken railings





## Spatial Issues







## 4. KEY ISSUES AND OPPORTUNITIES

*RANKING OF IDENTIFIED KEY ISSUES AND WAYS THEY CAN BE RESOLVED*

# Opportunities for improvement

***The community consultation reveals consensus on some key concerns in the Park and surrounding areas that must be addressed.***

## **WHAT SHOULD BE MAINTAINED**

- The Park's existing size and its large areas of open space should be retained to preserve its value as a place for exercise and sport.
- The existing trees should be recognised as features of the area and protected in the design.

## **OPPORTUNITIES FOR THE TOP TEN ISSUES THAT NEED TO BE ADDRESSED**

### ***1. Make it a safer area so people feel more encouraged to use it***

- Enable better surveillance and security by making the Park more open to its surroundings. Improve perimeter fences and increase road frontage around the Park.
- Provide more entry and exit points with an integrated walkway network.
- Encourage edge activities around the Park so there are more eyes on the Park e.g. build a community centre or retrofit the shops to make them busier.
- Improve toilets by installing improved lighting, or relocate them to a more public location such as near the playground and shops.
- Create a centrally lit pathway through the Park.
- Consider floodlighting over the sport fields for safety and for evening sports.

### ***2. Provide more incentives for the community to use the Park***

- As a sports Park, it needs to be utilised for more sporting activities.
- Encourage more activities in the Park (especially for young children and teenagers) with facilities such as a skate ramp, a larger playground or tennis court, as the community have suggested.
- Improve the aesthetic appeal and visual amenity of the Park so that people are encouraged to use it for active and passive recreation.

### ***5. Spatially, the Park needs to be more open to its surroundings***

- Create a more defined entrance and linkage to the other side of Acheson Avenue with signage, markers and a wider visual connection between the two sides.
- Consider removing some of the shops to improve this connection.
- Improve the fence around the Park so that it is more open to the surroundings for better surveillance, especially in the narrow section of the Park on either side of Jebson Street. This could be achieved by using a visually permeable structure, such as steel railings.
- Consider a narrow road through the Park, as in the Wainoni Park renewal project

### ***3. Improve the Acheson Avenue shop strip***

- Consider removing and rebuilding some shops and community facilities.
- Consider retrofitting the shops, improving their exterior street frontage.
- Utilise shop buildings for community support such as playgroups, parent education and community centre.

### ***4. Improve the tidiness of the neighbourhood and Park***

- Make it an attractive place to be proud of.
- Provide sufficient rubbish bins and an adequate rubbish collection service.
- Consider ways of tidying up the properties around the Park perimeter.



**5. *Resolve the graffiti problem***

- Provide designated graffiti areas for taggers to express themselves.
- Use the creativity of their art to brighten up the Park in places such as on toilet walls using murals of the community. This may encourage a sense of ownership and respect for the Park and deter taggers from vandalizing it.

**6. *Encourage social interaction in the Park***

- Use the Park for more events like the Shine event.
- Consider having displays of art in the Park that celebrate the diversity of the community.
- Utilise the Park and shops for more community based activities and support, such as community gardens, playgroups, parent education, a youth centre and markets.

**7. *Reduce the teenage issues associated with the Park***

- Provide activities in the Park such as a skate ramp or youth centre to reduce boredom and help keep them out of trouble.
- Review the current location of the basketball courts beside the children's playground - there are problems arising with young children and teenagers clashing in this area
- Provide more adult supervision and surveillance

**9. *Improve utilisation of the southern end of the Park***

- If people feel safer in this area they will use it - provide more access and entry points and visually permeable fences.
- This area of the Park provides opportunities for the activities, facilities or plantings suggested by the community so the northern recreational sports fields are retained.
- Create a better linkage from this side of the Park to the northern end across Acheson Avenue - open up the link.

**10. *Flooding in the Park needs to be resolved***

- This could be improved with better drainage management, incorporating wetlands in a creative way around the flying fox in the south end of the Park where flooding is a problem.
- Wetland vegetation could be established along the eastern margins of the recreational field to naturally filter runoff before it enters Shirley Stream.



***Wainoni Park example - Transparent fences for surveillance of Park (Aranui, Christchurch)***

# Opportunities for facilities

## OPPORTUNITIES FOR THE TOP 10 FACILITIES SUGGESTED

### **1. *Improve the current playground***

- The current playground was identified as being the most valued and positive aspect of the Park. However many felt it could be larger and have more equipment so that it catered for a wider age group e.g. a larger jungle gym or more swings.
- There were also suggestions for shade canopy, drinking fountains and seats around the playground.

### **2. *Provide a community support / resource centre***

- To function as a community meeting hall and for community support activities such as parent education, youth support, parent help and day care.
- A community centre was most commonly recommended to be located in the existing shops to act as a hub to the Park. Other suggestions included the rugby league club rooms, local churches, and the Shirley Primary School.

### **3. *More sporting activities***

- The community suggested a range of different sporting activities that could be added to the Park such as a touch field, tennis courts, a cycleway, a cricket pitch, another basketball court and a climbing wall.
- These activities would encourage greater utilisation of the Park, especially by young people.

### **4. *Provide more seating in the Park***

- This could include picnic tables in the shade under trees to encourage social interaction (e.g. group or family summer picnics).
- More seating should be incorporated around the playground and sports fields so parents have somewhere to sit and watch their children.

### **5. *A skate park to provide something for the teenagers to do***

- This could be located either behind the existing shops for better surveillance or, to avoid clashing with the children's playground, it could be located across Acheson Avenue, locked down at night.
- The community thought that, whichever location was chosen, it should be situated in an open area.

### **6. *A swimming pool***

- Many in the community suggested a swimming pool for the Park so that children could learn to swim.
- However, a swimming pool would take a lot of funding and there may be scope to utilise the Shirley Primary School pool.

### **7. *Toilets***

- Another toilet block within the Park located by the playground or shops in a less isolated area so people feel less intimidated and use it.

### **8. *Water fountains***

- More water fountains located around the playground and sport fields.



**9. Provide a car park**

- Some of the community suggested locating a car park within MacFarlane Park with a distinct entrance to encourage people who do not live close by to use the Park more, and be useful for sporting events.
- There was a suggestion for the entrance to be locked at night to prevent unwanted vehicle activities.

**10. Community garden**

- Some of the community suggested a larger community garden as a way to encourage community involvement within the Park and provide fresh produce in an area where fast food can be a significant part of people's diet.
- Suggestions for children and schools to get involved with a community garden in the Park to help maintain the garden and to learn how to grow fresh produce.



*Wainoni Park - A larger playground to cater for a wider age group*



*Involving the community - Packe Street Park community garden with artwork by children*





*Waitangi Park example (Wellington) - Designated graffiti boards which brighten up the Park*



*Waitangi Park example (Wellington) - Allowing graffiti in certain areas*



*Waitangi Park example (Wellington) - Locating youth activities in the open*

# Opportunities for young people

## OPPORTUNITIES FOR IMPROVING THE PARK IDENTIFIED BY YOUTH

### **1. *Make the Park safer***

- Teenagers and primary school children wanted the Park to be safer and for the bullying and fighting to stop. This could be achieved by:
- Opening the Park up to its surroundings.
- More lighting through the Park.
- More adult surveillance - by creating more facilities and edge activities which adults would use.
- Supervision by a youth worker
- Safer and cleaner toilets

### **2. *Need more to do***

- The young people all said they wanted more to do in the Park and suggested facilities and activities such as a skate facility, swimming pool, cricket pitch, volleyball, netball courts and climbing wall.
- These activities would also be very good for encouraging community interaction and involvement with the Park.
- Would benefit from being located in a open area and integrated with area other.

### **3. *Youth centre***

- The teenage group suggested a youth centre to provide a place for them to go with adult supervision to help them stay out of trouble. They were also very interested in music being part of the youth centre.
- This could be located as part of the Acheson Avenue shops.

### **4. *More playground equipment***

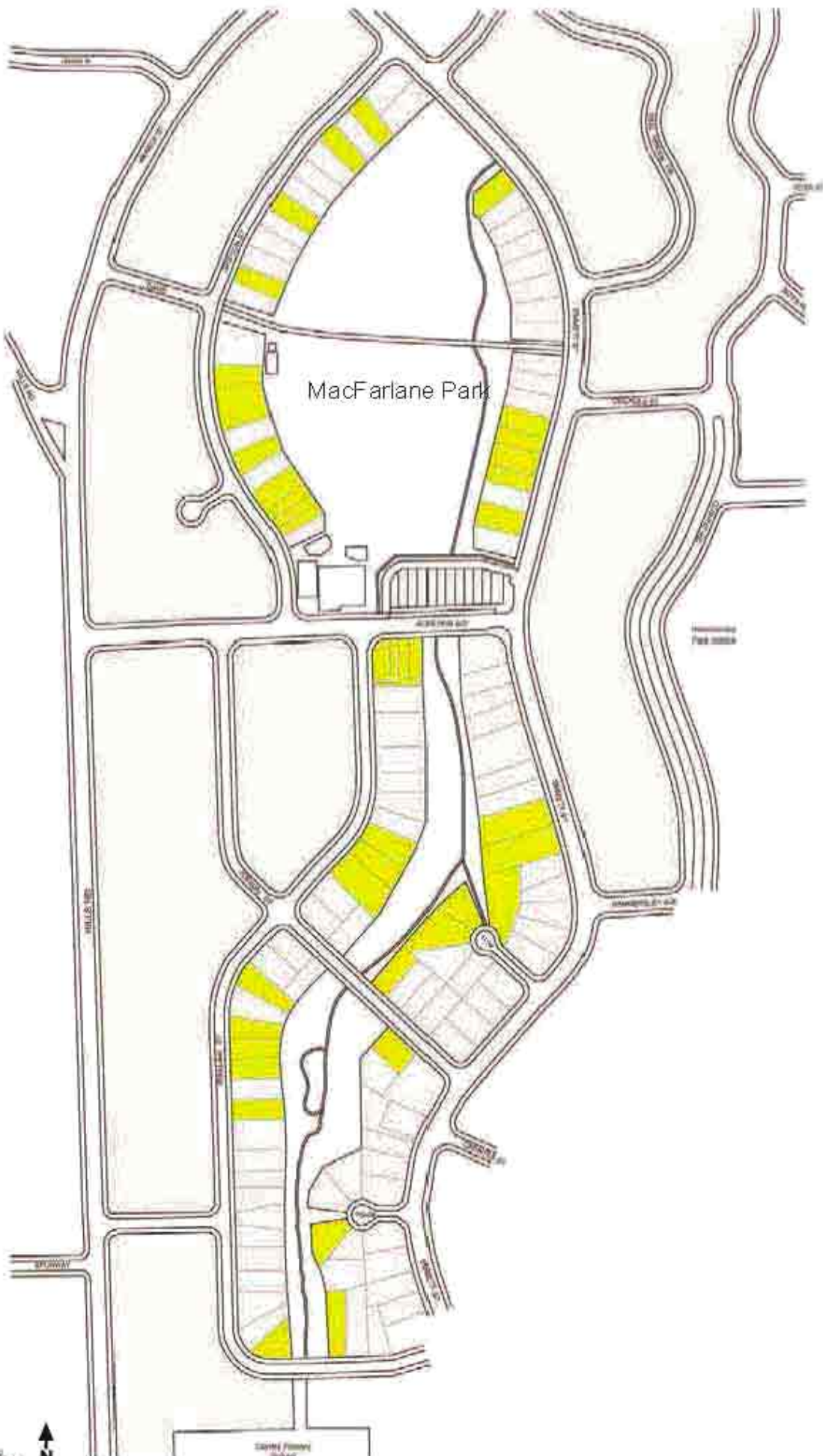
- The younger age groups were interested in the playground having more equipment so more children could use it and so that it catered for a wider age group. Suggestions were made for a larger jungle gym, a merry-go-round, more swings and a bigger slide.
- They also suggested having a place for the adults to go when they were watching them at the playground, such as a shelter, seating or a café.
- It would be important to use materials less prone to vandalism.

### **5. *Make the Park tidier***

- Interestingly, many teenagers said that they wanted the amount of graffiti in the Park to be reduced. This may indicate that only a small group are causing the graffiti vandalism.
- Involving young people in reducing the graffiti problem could be a good way to begin reducing it, with designated graffiti areas.
- Many young people also felt that the shops needed pulling down or revamping. Both the young and the older generation want the shopping area upgraded – this is a key issue that must be addressed.



### HNZ properties surrounding MacFarlane Park



*More access through the Park could be provided and fences altered utilising this land*



## Problem areas

### Area D

Unsafe toilets  
Lack of surveillance  
Lack of lighting

### Area A

Unkempt appearance of shops  
Undefined entrance  
Lack of car parking & seating  
Park disjointed from each side  
Basketball area prone to fighting  
Lack of lighting

### Area B

Area not utilised as a park  
Area prone to graffiti  
Lack of lighting  
High fences and minimal surveillance

### Area D

High fences & minimal surveillance  
Area not utilised as a park  
Area prone to flooding  
Area prone to graffiti  
Lack of lighting

0 50 100 m



St. Mary's School

*Focus on problem areas first*







# Recommendations - our park, our neighbourhood

***Note - These solutions are only recommendations; they are dependant upon Council support and funding, the interest of the community and support from Housing New Zealand.***

## **IMPROVE SAFETY - CONCEPTS FROM CPTED** (Crime Prevention Through Environmental Design)

### ***Safe movement and connections***

- Eliminate potential entrapment areas in the narrow side of the Park on either side of Jebson Street by providing more exit and entry points through surrounding properties (see Spatial).
- Increase the visual connection to the surrounding neighbourhood from the Park by reducing the solid fences surrounding the Park and putting in more visually permeable fencing (see Spatial).
- Consider removing some of the Acheson shop buildings that restrict visibility into the Park.

### ***Increase surveillance of the Park***

- Increase surveillance of the Park and maximise visibility so people feel more safe in it - using permeable fencing and increased road frontage (see Spatial).
- Improve utilisation and surveillance of the southern end of the Park between Riselaw Street and Acheson Avenue, so people feel safer and are more encouraged to use it (see Spatial).
- Consider designating youth workers to watch the area - especially around the play areas so the Park can be utilised as a resource with supervision.

### ***Lighting***

- Incorporate more lighting into the Park to increase surveillance at night
- Incorporate a centrally pathway through the Park to provide visual guidance and orientation
- Consider floodlighting over the sport fields for safety and for evening sports.
- Restrict lighting around areas not intended for night-time use e.g. a proposed skate facility.
- Design lighting with management and maintenance in mind with lighting fixtures that are vandal resistant [Kinetics (contractor for CCC Parks and Reserves) recommends high steel poles with limited fittings so they can not be easily climbed].
- Lighting in the Park will need to be discussed with community as those living around the Park edges may not want light shining into there properties at night.

### ***Increase activity in the area***

- Make Park more secure by populating it.
- The community suggested many activities and facilities for different age groups which will promote activity in the Park, provide informal surveillance and increase the use of the Park (see Social).
- Provide activities regularly in the Park for young people to keep them out of trouble and reduce the teenage issues associated with the Park (see Social).
- Incorporate more seating in the Park around the playground and sports fields so parents have somewhere to sit and watch their children and to encourage parent supervision.
- Encourage edge activities around the Park so there are more eyes on it. For example, retrofit the shop buildings to make them busier and re-orient them to face the Park.

### ***Quality environment - well designed, managed and maintained***

- Improve the physical environment and maintenance of the Park and shop buildings so the overall quality of the environment is perceived as being safer and more secure (see Visual).

### ***Showing a space is cared for***

- Encourage residents and users to feel a sense of ownership and responsibility for their surroundings as this will help reduce crime and vandalism (see Visual).

## **SPATIAL - OPEN THE PARK UP TO ITS SURROUNDINGS**

### ***Spatially, the Park needs to be more open to its surroundings so it becomes a central focus for the community***

- Consider future property swap negotiations between Housing New Zealand, private land owners and the Christchurch City Council - removing houses and creating more road frontage to open the Park up to surroundings:
- Consider removing some of the shop buildings on Acheson Avenue to create a defined entrance to the Park and a stronger linkage between the two sides of the Park with a wider visual connection.
- Consider removing properties along Skipton Street or Emmett Street in the north side of the Park on either side of the recreational fields to enable better surveillance around play areas.
- Consider opening up the narrow section of the Park on either side on Jebson Street, with property swap negotiations around Lusk Place and Emmett Street so there is a wider visual connection to the Park from the street to make this area safer (see concept diagrams).

### ***Improve access to the Park***

- Develop a pedestrian network that provides safe alternative routes through the Park with more entry and exit points, especially through the narrow southern end of the Park on each side of Jebson Street. Provide gateways into the Park, utilising the surrounding HNZ and private properties (see concept diagrams).
- Consider bringing a cycleway through the Park.
- Consider bringing a road through the Park for more surveillance - as in the Wainoni Park renewal project:
  - Create a narrow road while still retaining the recreational fields between Emmett Street and Skipton Street in the northern end of the Park where the exiting pathway cuts through.
  - Create a narrow road or wide path to run from Lusk Place around to Jebson Street to provide surveillance and widen this unsafe closed-in area.
  - Build a narrow road through to Riselaw Street from Praem Place to increase surveillance in this narrow section of the Park.
  - Form a road with wide footpaths, planted berms and lighting to run through the narrow section of the Park between Acheson Avenue and Jebson Street. Replace this unused and unsafe section of the Park with low cost housing for families (see concept diagrams).

### ***Increase surveillance in the Park from the surrounding neighbourhood***

- Design so people can see and be seen - maximise surveillance from the surrounding properties onto the Park by making the fences, which act as barriers, more visually permeable in sections. Follow the example of Wainoni Park where steel railing 'pool fencing' has been used at intervals to replace the solid paling fence. Although there is a 3 kilometre perimeter, this could be achieved utilising some of the HNZ properties surrounding the Park (see concept diagrams).

### ***Improve the layout of the Park***

- Re-orient the Acheson Avenue shop buildings so their frontages relate to the Park and do not conceal it from the road.
- Avoid locating any future toilets or car parks in isolated areas.
- Utilise the southern end of the Park for activities and facilities suggested by the community (such as a community garden) so that the recreational sports fields at the northern end can be retained.

## **VISUAL - ENHANCE THE VISUAL AMENITY VALUE OF THE PARK AND SURROUNDINGS**

### ***Encourage pride of place in the Park and neighbourhood***

- There was consensus in the community that the area needs to be cleaned up. Unattractive surroundings do not encourage a sense of pride - the shops have been described as a "disgrace".
- The area would benefit from a more attractive and better quality environment that is bright, clean, safe and cheerful. Increasing the attractiveness of the Park will attract people to use it more, to stay there for longer, increase safety and make it a place to be proud of that people respect.
- Quick aesthetic fixes would be prone to vandalism unless a sense of ownership is created first.

### ***Encourage a sense of ownership through design***

- The first step therefore is to create a sense of pride and ownership of the area by getting the community and young people actively involved in taking part in cleaning it up and improving it with simple fun tasks such as: painting the fences, the shop exterior and toilets; designing and building bright seats around play areas; and getting involved in planting days and creating public art.
- Elements and features such as public art (e.g. designed by local school) should be encouraged in the Park to promote local identity, a sense of place and community ownership.
- Sense of ownership is closely linked to the overall quality and maintenance of a place. If the Park does not look cared for, it will send a message that vandalism is ok if it is ignored. An ongoing maintenance programme needs to be established as a partnership between the Council and community to combat vandalism. For example, the Council could provide paint to the community to paint over graffiti on a regular basis.

### ***Improve the Acheson Avenue shops***

- Community feedback showed the rundown appearance of the Acheson Avenue shops is a key community concern. Half the community want the shops pulled and half want them renovated.

#### **Option 1 - retrofitting the shops**

- Improving their exterior appearance with a paint job would make a big difference.
- The rear of the shops could be improved with paving, planting and seating facing the Park (see concept plans).
- Instead of encouraging more retail business in the shops that could find it hard to compete with The Palms Mall, the empty shops could be used to provide community facilities lacking in the area, such as child care or youth health.

#### **Option 2 - removing the shops**

- The renovated buildings would frame the public space of the Park if one or more of the shops were removed. This would create a wider visual connection into the Park (see concept plans).
- All shops could be pulled down and a smaller building constructed, retaining those businesses and services currently in use.

### ***Improve the attractiveness and tidiness of the Park and neighbourhood***

- Landscape within the Park with changes of level, mature trees, planting, ground surface treatment, installation of artwork that celebrates the diversity of the community and lighting to enhance the entrance to the Park.
- Painting playground equipment and design features of the Park a bright cheerful colour would help brighten up the Park (studies have found primary colours are the most positive colours).
- Improve the rundown appearance of the perimeter fences by painting them a dark grey that can be easily repainted if tagged, like a blackboard.
- Resolve the flooding in the south end of the Park using wetland vegetation in a creative way around the flying fox for better drainage management.



### ***Create a quality environment - well designed, managed and maintained***

- A long-term maintenance programme could be established as a community and City Care partnership.
- City Care visits the Park fortnightly but more community participation should be encouraged in cleaning the litter left behind after Sunday sports, and reducing the ongoing graffiti and vandalism.
- Consider getting sports teams involved in maintenance of the Park. For example, required to help in the clean up of the sports fields after a game.
- The Council could help by providing more rubbish bins around the sports fields and paint for the community to cover any graffiti.
- Rental and private properties around the Park perimeter could be given an incentive to keep their back yards tidier if they become open to the Park with visually permeable fences (see Safety)

### ***Design to prohibit vandalism***

- Robust materials and simple design should be encouraged for any proposed design elements within the Park. For example, seats and tables made of concrete can withstand vandalism.
- Graffiti-resistant paints and vandal-resistant finishes should be used for easier maintenance. Limiting the use of pavement can prevent graffiti vandalism however loose material such as bark mulch can be dangerous with issue of glass etc. being dangerous for children in playgrounds.
- Encourage imaginative responses to maintenance and vandalism problems. Involving local young people in a programme to express their creativity may to help give them a sense of ownership and respect for the Park and deter them from using graffiti.
- Work with the schools and the community, encouraging local young people to use their creativity to brighten up the Park with commissioned graffiti murals. For example, painting toilet walls with images of the neighbourhood or slogans - 'Our Park, our neighbourhood' - to be rewarded with a certificate from the community or Council.
- Monthly graffiti competitions could be created for the best seat or wall design, then be painted over again with grey paint for the next month.



***Get young people involved in brightening up the Park with their art***

## **SOCIAL - ENCOURAGE SOCIAL INTERACTION IN THE PARK BY MAKING IT MORE MULTI USE**

### ***Identify and nurture leaders of positive actions and attitudes in the community***

- Local leaders are required to influence attitudes and help drive future projects and development. For example, being involved in a future community garden concept or skate facility
- It is therefore important to identify within the various sections of the local community, leaders who are willing to get involved in future changes, who can help lead and get the community involved through strong ongoing local leadership, with inspiration and respect. This will help encourage a sense of ownership within the area

### ***Encourage more events in MacFarlane Park***

- There was strong community desire for more supervised events where people, including migrants, could feel safe held in the Park.
- Organising a community market that is colourful, multicultural and which offers cheap fruit, vegetables, second-hand goods and fun activities such as graffiti T-shirt painting would be a great way to involve the community with the Park.
- Young people could get involved with activities such as shirt painting, the Salvation Army could set up a stall selling inexpensive clothes and the migrant community could get involved selling and trading their different goods.
- The market could become more regular if very successful, e.g. seasonally, monthly to weekly.
- Other events should also be encouraged such as more sporting events or cultural days in the Park to celebrate the diversity of the community.

### ***Community gardens***

- The Shirley Community Trust runs a small community garden behind the One Stop Shop. Feedback suggested the community was interested in a larger community garden within the Park.
- Community gardens "*Are increasingly being recognised for their valuable role in not only encouraging waste reduction, reuse and recycling but also strengthening communities, raising self esteem, participation and a sense of belonging in communities, increasing self determination and empowerment*" (Community Gardens Association).
- They help with waste reduction: by collecting and composting green materials from the neighbourhood.
- They can raise self esteem - people gain satisfaction by growing produce and working as a community in the Park.
- They are educational - schools and holiday programs can get involved in community gardens.
- They provide a sense of belonging in communities - growing own ethnic food e.g. grape leaves.
- A community garden would require Council support, a leader from the community to take charge and would need strong community support to tend it, encourage pride and protect it from vandalism.
- Would work well located in open space by Acheson Avenue shops etc.

### ***Community café***

- Feedback showed that the community café run by the Shirley Community Trust is highly valued.
- If more people (including people from other communities) were approached to run the café, it could be open for more hours a week and provide a place for the community to meet and enjoy inexpensive, tasty food.
- It could even be renovated to become larger or relocated to have its own larger building in one of the empty Acheson Avenue shops, with outdoor seating overlooking the Park to become a community meeting place.



### ***Provide more recreational activities in the Park***

- Provide more activities in the Park, especially for young children and for teenagers, to encourage greater utilisation and positive involvement in the Park.
- A range of different sporting activities were suggested by the community that could be added to the Park - such as a swimming pool, a cricket pitch, netball courts, a climbing wall, a skate facility, a larger playground and a tennis court.
- A cricket pitch, soft ball pitch, climbing wall and more playground equipment could be more easily incorporated into the Park development than more expensive facilities such as netball courts, a skate facility or a swimming pool.

### ***The top 3 recreational activities identified in community feedback***

#### **Provide another playground or improve the current playground**

- The current playground was identified as being the most valued aspect of the Park. However many felt it could have more equipment to cater for a wider age group.
- The existing playground could be enlarged, upgraded and relocated with more play equipment which cater for a wider age group.
- A larger playground could be designed, with different areas for different age groups e.g. younger age group - small slide, swings / older age group - obstacle course.
- Suggestions were made for larger monkey bars, a merry-go-round, more swings, a bigger slide, a sandpit, shade canopy, drinking fountains and seats around the playground.
- Other suggestions were to create a place for the adults to go when watching their children at the playground, such as a shelter.
- Seating around the playground will improve surveillance of the Park by adults.
- The playground could act as both a functional and visual feature of the Park, with playground equipment and seating painted bright colours and decorated by local school artwork.
- To reduce vandalism, playground equipment and seating should be made from strong materials such as concrete and steel and be simple in design.

#### **A skate facility to provide something for the teenagers to do**

- City Care workers in the Park have complained about how they are constantly cleaning up self-made skate ramps and BMX jumps, suggesting it would be better if the Park had its own permanent skate ramp facility.
- A skate facility would keep young people active and they could be involved in developing the design (a community member has already come up with a skate facility design that was accepted by the community).
- This could be located either behind the existing shops for better surveillance or, to avoid clashing with the children's playground, across the road from the Acheson Avenue shops or down at the north end of the Park by the Emmett Street entrance.
- The community thought that, whichever location was chosen, it should be situated in an open area with a rule that it be locked and inaccessible from a certain time in the evening.
- The design of a 'skate park' does not have to be a conventional half pipe - it can be designed with undulating paths, with long seats and rails integrated into a low planting framework similar to the Wainoni Park 'skate facility'.

#### **A swimming pool**

- Many in the community suggested a swimming pool for the Park so that children can learn to swim. However, a swimming pool would be costly to build and to run. It may be more feasible to seek ways to make the Shirley Primary School swimming pool open to the public and provide resources for supervision.



## ***Provide more facilities***

### Community support / resource centre

- The community outlined the need to utilise the Park and shops for more community based activities and support, such as playgroups, parent education and youth support.
- It is not good to have buildings that are occasionally staffed, because there is a greater risk of vandalism and burglary.
- A community centre could be located in the existing shops (e.g. corner of Acheson Avenue shops) where it would act as a hub to the Park and community or the Shirley community trust building could be made larger.

### Youth Centre

- The teenagers interviewed suggested a youth centre. This would provide a place for them to go, with adult supervision to stay out of trouble.
- However studies have found that, without strong adult supervision, youth centres often encourage bad behaviour. Therefore it may be more feasible to support existing services that help young people, such as local churches, which already provide supervision and have community respect.

### Child support

- Child support and parent education were identified as resources needed by the community.
- A Early services hub is currently in the process of being set up in the area, and locations are being look at for this service to operate from.
- Part of this could be located in the Acheson Avenue shop buildings, as the community has expresses a the need for services like these to be located in the area so they are more accessible to those without cars.

### More business

- More shops or businesses to offer employment to school leavers were also mentioned. However, with competition from The Palms Mall, it is very important to make sure the right enterprises are chosen so that they are supported by the community and have a better chance of success than past businesses.
- Community services such as youth work or crime watch may be a better way to offer employment to young people and involve them in looking after the area.

### More car parking

- The community suggested locating a car park within MacFarlane Park. A distinct entrance to the Park and associated car parking would encourage people to enter the Park and would be useful for sporting events.
- Angle or parallel parking could be located in areas where the Park could become open to the surrounding streets (see concept diagrams).

### Picnic areas

- Picnic tables could be placed in the shade of trees to encourage social interaction such as group or family summer picnics. These could be creative - decorated or carved with artwork from children - as was done in Packe Street Park in St Albans.

### Toilets

- Other facilities suggested were a second toilet block located closer to the shops and playground.
- Suggestions were also made for the toilets to stay where they are but improved with bright murals and more lighting.

### More water fountains

- These could be located around the playground and around the sport fields. Getting the community involved in decorating the fountains might be a way to deter vandalism.

## ACTION PLAN

*Many of these opportunities are prone to vandalism so there needs to be a system in place to reduce this risk. Several development stages must be gone through to gain community ownership and involvement before any changes are made.*

Stage one - Our People: From discussion with leaders - use flyers, workshops and working bees to get community involvement in any change that is going to be made and ensure they are willing to take part in improving the area.



Stage two - Our Park: Create an environment which is safe, clean, bright and cheerful; involving the community in designing, maintaining painting and planting to open the Park up to its surroundings.

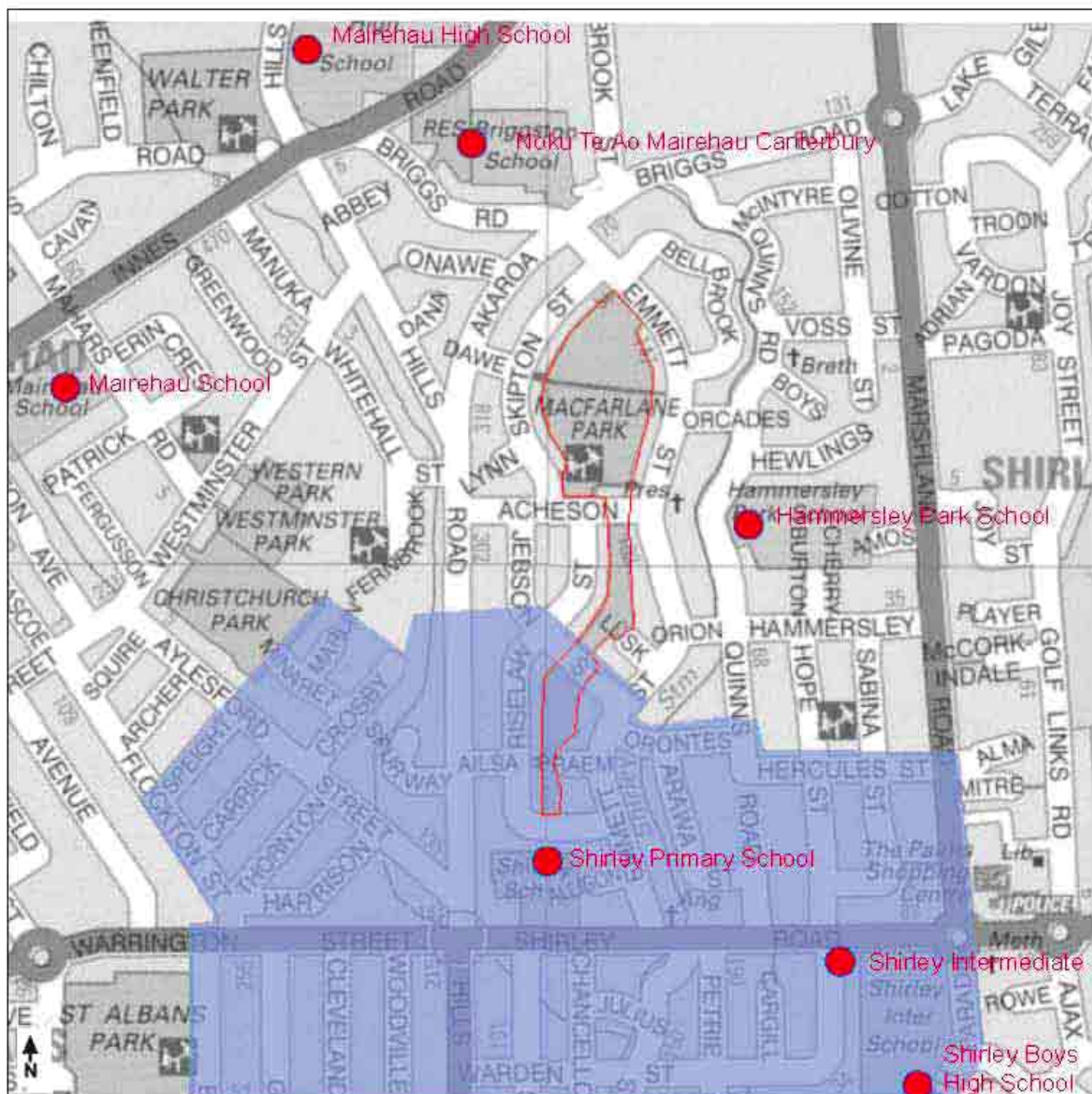


Stage three - Our Pride: Once the area becomes safer and the community has a sense of ownership and pride for the area, develop more community projects, activities and facilities such as a community garden, a skate facility and a community / youth centre.



*Wainoni Park vandalism must be prepared for it to occur*





Local schools in the area



Involving the community - painting the shops /planting



# Implementation - how it can happen

## **INVOLVING THE COMMUNITY - OUR PARK, OUR NEIGHBOURHOOD**

### ***Community involvement***

- This will create a sense of pride and ownership of the area as well as encouraging social interaction within the community.
- If young people have a sense of ownership of the area they will be more encouraged to utilise and look after the Park.
- Get the community and young people actively involved in taking part in cleaning up and improving the area with community working bees, designing, painting and planting.
- Seek community volunteers to supervise play areas to help make the Park safer and be involved in planting and painting days.
- Encourage funding for community public art projects to celebrate the diversity of the community.
- Pacific Islanders and Maori could help design and assist in the construction of wood carvings in the Park, as they have in the Packe Street Park which has been a huge success.

### ***Youth involvement through schools***

- Local schools, such as Mairehau High School, could get involved through their technology classes. Students could construct, weld and design Park components such as seats, tables and art works through a youth construction program.
- Art students could also get involved, designing and painting graffiti murals to brighten up the area.
- Food technology classes may be able to make food for the community café.
- Students could be awarded a certificate from the Council to make them feel as though they have taken part and gain a sense of pride.
- Some schools in the area have been contacted and are interested. They would require notice well in advance so that it can be written into the curriculum program.

### ***Community involvement through churches***

- Local youth groups and churches could be contacted to see if they are interested in taking part in working bees at the Park or getting involved in painting and construction.
- A local church could help with a youth programme or youth centre.

### ***Community involvement with a market***

- If the Council allowed the market to go ahead, a local school, the Shirley Community Trust or a Church could help to run it.
- It could begin with say 12 vendors and be expanded and become more regular if successful.
- If market stands were free, more people could set up stalls selling second hand goods, baking and food.
- Free stalls could come with the proviso that vendors clean up afterwards.
- A support and training programme could be set up to train people in the neighbourhood to produce for and run their own stalls - for example growing vegetables.
- The Salvation Army could set up a stall selling inexpensive clothes.
- Young people could get involved with activities such as shirt painting.
- The migrant community could get involved selling and trading their different goods.

## ***Community involvement with a community garden***

### Setting up a community garden

- Involves working with the Council, City Care, the Community Board and the community
- First need to find a community garden co-ordinator who is respected in the community and will take charge in setting up the garden and be involved in organising the garden over a period of time (Shirley Community Trust).
- Then need to establish community involvement by finding people in the neighbourhood keen to be part of the community garden – send a flyer around the neighbourhood outlining the concept.
- Develop concept plan.
- Provide the Community Board and Council with the number of people interested in the garden.
- Involve schools in the neighbourhood – community gardens work well if children are involved. Develop partnership between schools, the Council and holiday programs.
- The migrant community may also be interested in getting involved in a community garden to grow special ethnic foods which might not be commonly available in supermarkets.
- Encourage interaction between the community and City Care to nurture and maintain the garden over time.

### Suggestions

- Work with the Shirley Community Trust which runs the existing community garden. They are interested in a larger community garden within the Park but acknowledge that they could not run this on their own. They would require support from the community and more resources.
- Grow more plants such as fruit trees that are low maintenance and abundant in produce, e.g. plums.

### Hurdles

- Hurdles to overcome are – City Care and the Council. Several years ago members of the community tried to develop a larger community garden in MacFarlane Park, however the Council would not allow this to happen within the Park.
- There are going to be problems with vandalism in MacFarlane Park. Therefore a community garden should be located in a defined space open to neighbourhood surveillance.

### Community Garden agencies and contacts

- Organic Gardens Trust
- Community Gardens Association.
- Kids Edible Gardens – Lily White



***Packe Street Park - Community garden and playground***

## **INVOLVING AGENCIES AND GETTING COMMUNITY SUPPORT**

### ***Housing New Zealand***

- Housing New Zealand has been contacted and is interested in any future developments to open the Park up to the neighbourhood to improve safety and surveillance of the area. It could be interested in making a contribution to the project and involving its consultants in the future but acknowledges it is a lengthy process.

### **Process involved for Park boundaries to be changed to open the Park up to the neighbourhood.**

- Housing New Zealand (HNZ) outlined the process that had to happen for the Wainoni Park project where permeable fences were constructed around the Park perimeter and a road taken through the Park.
- This took 6 years to complete and was developed in a way that allowed the project to be completed through a series of stages - e.g. for Shirley, this could be Acheson, then Emmett block.
- An action group was set up involving collaboration and partnership between Housing New Zealand, the Council, tenants, private land owners and the Community Board.
- Tenant and private landowner support was sought through flyers and door knocking.
- Several concept plans were developed (e.g. road through shops, road through Park) in a design group workshop which helped guide the community. These went back and forth between designers and community to find the best option supported by the community for opening the Park to its surroundings.
- It involved property swap negotiations between HNZ, the Council and private land owners, it took 2 -3 years just to sort out the paper work.
- The cost of fencing in Wainoni Park was \$150 per metre and substantial funding was required for roading.

### **Hurdles**

- Currently there is no funding and insufficient support from the Council.
- Currently there is no action group or collaboration between HNZ, the Council and the community.
- HNZ has expressed its concern about visually permeable fencing in the narrow section of the Park between Acheson Avenue and Jebson Street exposing their properties to an unsafe area.
- Therefore a number of actions to be taken simultaneously to improve safety in this area.

### **Contact**

- Mark Gilbert - Regional Property Manager, Housing New Zealand.

### ***Community based agencies***

- There is a need to develop community activities and agencies in the Acheson Avenue shops, with a range of support offered to meet the different cultural needs of families.
- Provide more support and resources to the Shirley Community Trust.
- Feedback from the community identified a demand for more early childhood care and parent education to be located in the area.

### ***Hurdles***

- Currently an early services hub is being set up in the area - due to issues of safety the Acheson Avenue shops are not being considered as a location.
- Therefore the top priority is make this area safer to attract community services back into the Acheson Avenue shops, or the site, so these services can be more accessible to people living in the area.





*Using recycled materials for seating - Packe Street Park*



*Carex testacea*



*Anemanthele lessoniana*



*Children involved in decorating seats to provide a sense of ownership and resist vandalism*



## **DESIGN TO RESIST VANDALISM**

### ***Using cheap and replaceable plants***

- City Care has expressed its frustration with MacFarlane Park vandalism - trees broken at the base, plants ripped out of gardens - therefore it is advisable to use easily replaceable, vandalism resistant plants.
- The Council nursery and City Care recommended the following plants for areas prone to vandalism:
  - Flaxes and grasses were recommended for shrubbery, along with ground covers, as they are cheap to replace and grow fast.
    - *Anemanthele lessoniana* (Windgrass)
    - *Carex testacea* (Sedge)
    - *Phormium cookianum* (Mountain flax)
  - Rubus spp. and roses were recommended for deterring vandalism because they have thorns and this often protects them.
    - *Melicytus alpinus* (Porcupine shrub)
    - *Rubus cissoides* (Bush Lawyer)
  - The following trees were recommended because their divaricating juvenile form makes them tougher to break.
    - *Hoheria angustifolia* (Narrow leaved laceback)
    - *Plagianthus regius* (Ribbonwood)
- Encourage youth planting days to give some sense of ownership and deter vandalism.
- Empower the local community with unique skills - e.g. locals to propagate plants, and work with Trees For Canterbury.

### ***Using Recycled materials***

- Use recycled materials - concrete road markers and tractor tyres for seating, old fence palings, broken up concrete and tire mulch - in creative ways.
- Encourage the community to get involved in constructing design features in the Park using recycled materials e.g. wood carvings, sculpture.

## **INVOLVING SPONSORSHIP**

- The project could be marketed as an urban revival project in Christchurch as a way to attract sponsorship.

### ***Example - Resene Paints***

- Resene offers a *Paint Wise* sponsorship program.
- It will sponsor 500 - 2000 litres of concrete-grey paint for fences and buildings and more as required to cover graffiti - at no charge.
- 1 litre will cover 10 square metres; only one coat is required.
- Ongoing services - up to 2000 litres concrete-grey paint every 3 months, free.
- Resene will also consider applications for sponsorship for specific colours.



*Milano Red*



*Gigas*



*Moon Yellow*



*Limada*



*Kimberly*

***Primary colours: Positive colours (from the Resene Plunket colour chart)***





*Using on-site recycled materials at a factory in the Czech Republic (Radka Novatna, formerly Lucas Assoc.)*

## Conclusion

### **CHRISTCHURCH CITY COUNCIL**

- The Council needs to take some responsibility for this area and help resolve the issues the community have identified to make it a safer and better neighbourhood in which to live.
- The Council has to be involved for any changes to be made - setting up a community garden, changing the fences around the Park and approaching owners of existing shops to see if they are available for sale; these all require Council support and funding.
- The Council could participate in an action group involving Housing New Zealand, the Council, tenants, private land owners, Shirley Community Trust, the Shirley inter - agency network and the Papanui Shirley Community Board, for progress planning and implementation.

### **FUTURE CHANGE**

- Since collating the feedback from the Shine in November, new information has influenced some of the recommendations made from this feedback: HNZ has expressed concerns about opening properties up through the narrow section of the Park where safety is an issue (p.60) , community services have been advised not to locate their facilities in the Acheson Avenue buildings/site where the community want them. This is a major concern - just because an area may have current safety issues this does not mean it should be ignored for future changes. This emphasises even more that creating a safe, attractive and respected environment is the top priority for this area.
- Community feedback indicates MacFarlane Park and its associated surroundings are in need of radical changes and improvements to help make Shirley a great place to live. Multiple recommendations from the community in this report should be considered for future changes, recommended partnerships need to be encouraged and large scale ideas need to be discussed. This area has huge potential and opportunities, with a strong community to help drive them.



## 6. DESIGN CONCEPTS AND DIAGRAMS

*VISUAL REPRESENTATION OF IDEAS TO BE DISCUSSED*

# Safety design concept 1: Improving safety with fencing

## URBAN DESIGN PRINCIPLE: AVOID SOLID WALLS AND FENCES OVERLOOKING PARKS

### *Visually permeable fencing*

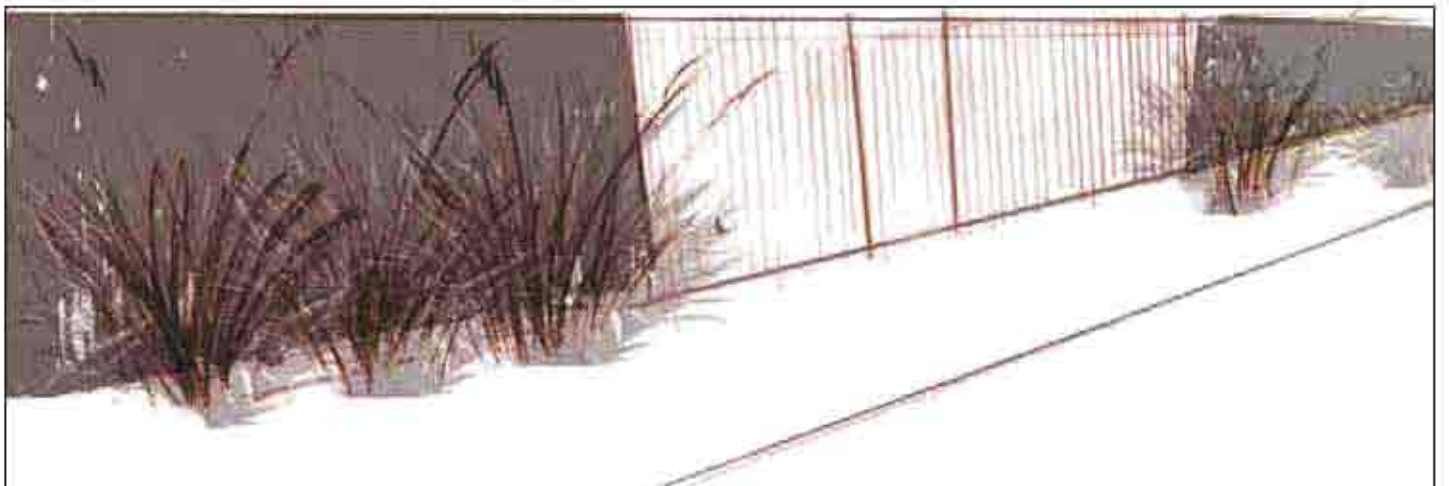
Improve safety in the Park by making it more open to its surroundings. Maximise surveillance from the surrounding properties onto the Park by making the fences which act as barriers more visually permeable in sections. This is a plan for the community - everyone would look out onto the Park rather than being excluded from it. Encourage tenants and private landowners to use shrubbery and low bushes within the fences in a way that maintains some privacy without creating dark areas.



*Existing solid fence*



*Consider following example of Wainoni Park (Aranui) where steel railing 'pool fencing' has been used at intervals along the original fence to enable surveillance*



*Explore idea of using visually permeable fencing in MacFarlane Park to create better surveillance and a better relationship between the Park and its neighbours*





*Solid fencing along boundaries to narrow section of Park between Jebson Street and Riselaw Street*



*Consider inserting sections of visually permeable fencing in this narrow section of Park*



*Solid fencing on eastern side of recreation fields behind the Acheson Avenue shops*



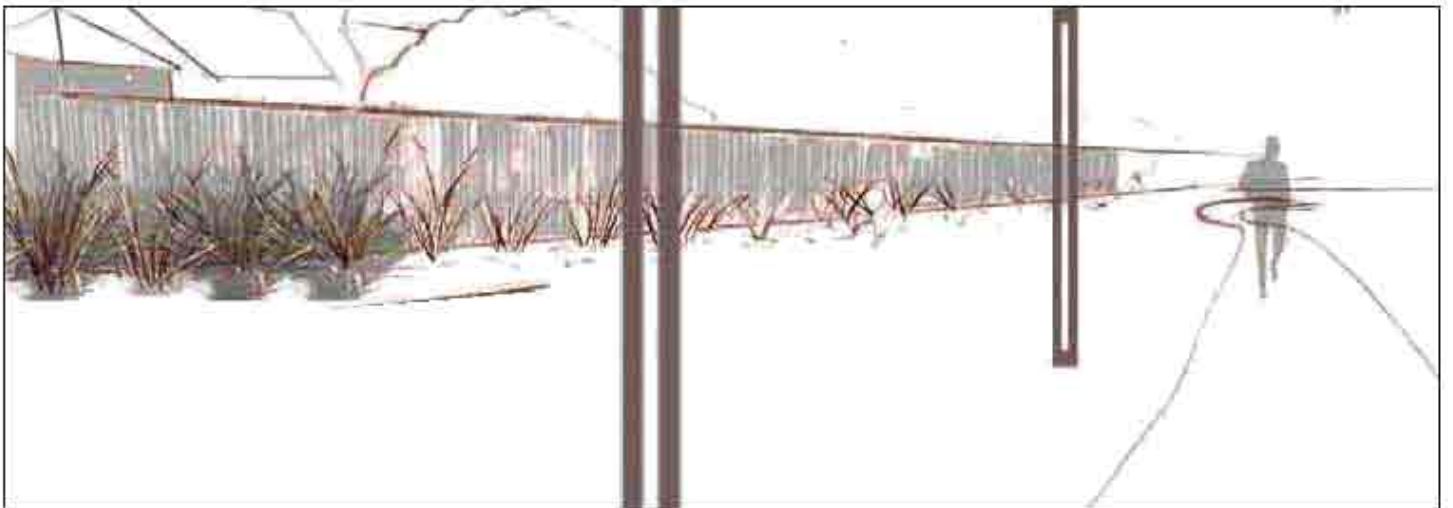
*Consider inserting sections of visually permeable fencing and gateways into surrounding properties overlooking recreation fields.*

## Safety design concept 2: Improving safety with lighting

CONSIDER INCORPORATING LIGHTING INTO THE PARK TO INCREASE SAFETY AT NIGHT



*Existing unlit pathway through Park*



*Consider creating a centrally lit pathway through the Park to make it safer and to provide guidance and orientation*



*Recommend simple strong tall lights with minimal fixtures to be more vandal resistance*



# Visual design concept 1: Reducing graffiti with planting

## **PLANTING IN FRONT OF FENCES.**

Explore concept of discouraging graffiti by planting low shrubs, flaxes and / or grasses in front of the fences. Consider painting the fences a dark grey to cover existing graffiti, fences can be repainted if vandalised – like a blackboard.



*Low flaxes and grasses that will act as barriers without creating dark or unsafe areas*



*Paint fences to tidy up existing graffiti which can then be repainted if necessary*



*Consider low shrubs, flaxes or tall grasses in front of the fences and painting the fences a dark grey*



## Visual design concept 2: Make the area brighter using local creativity and art



*Consider making shops brighter and improving their street frontages with paint, planting, seating and public art - this could be designed by young people in community.*



*Packe Street Park example - carving on seats in the park by local children helped deter vandalism of the seats.*



*Explore idea of making the shops or toilet exterior walls brighter with graffiti murals painted by local children; these could be changed regularly.*



### Visual design concept 3: Remove some of the Acheson Avenue shops for wider visual connection into Park



*Existing shops*



*Consider removing existing shops. Renovate and enlarge Shirley Community Trust building, café & deck overlooking larger playground and activity area. Increase available angle parking.*



*Consider removing existing shops. Replace with wider entrance-way, lighting, planting and signage. Opportunity for a larger activity area with playground, skate area and seating.*

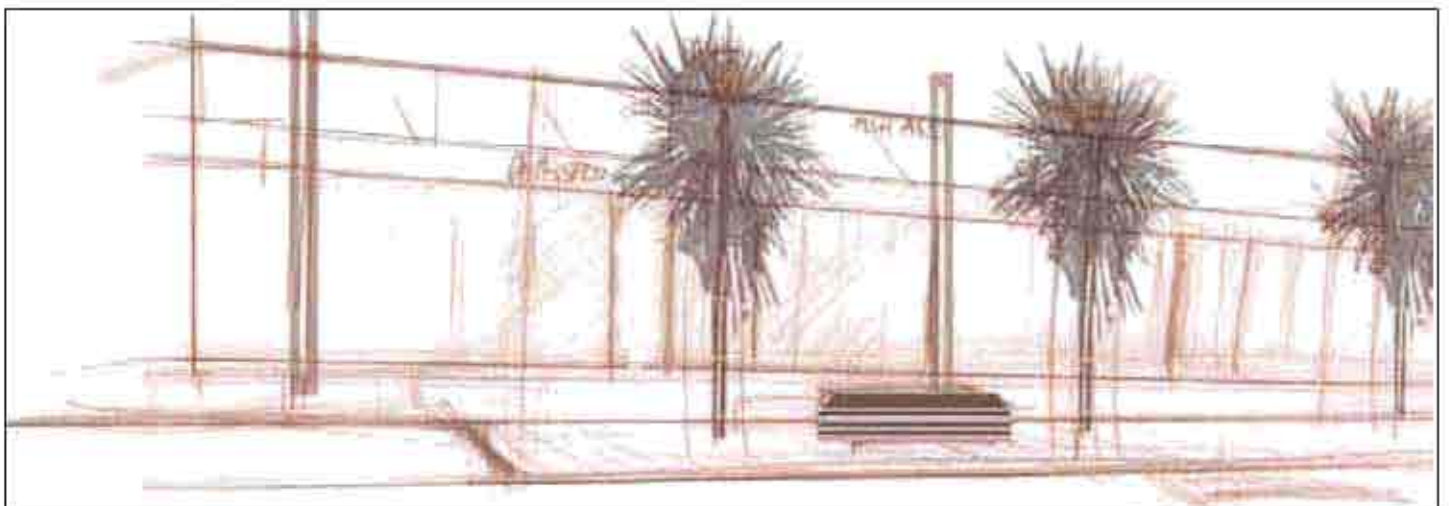
## Visual design concept 4: Retrofit the Acheson Avenue shops



*Existing shops*



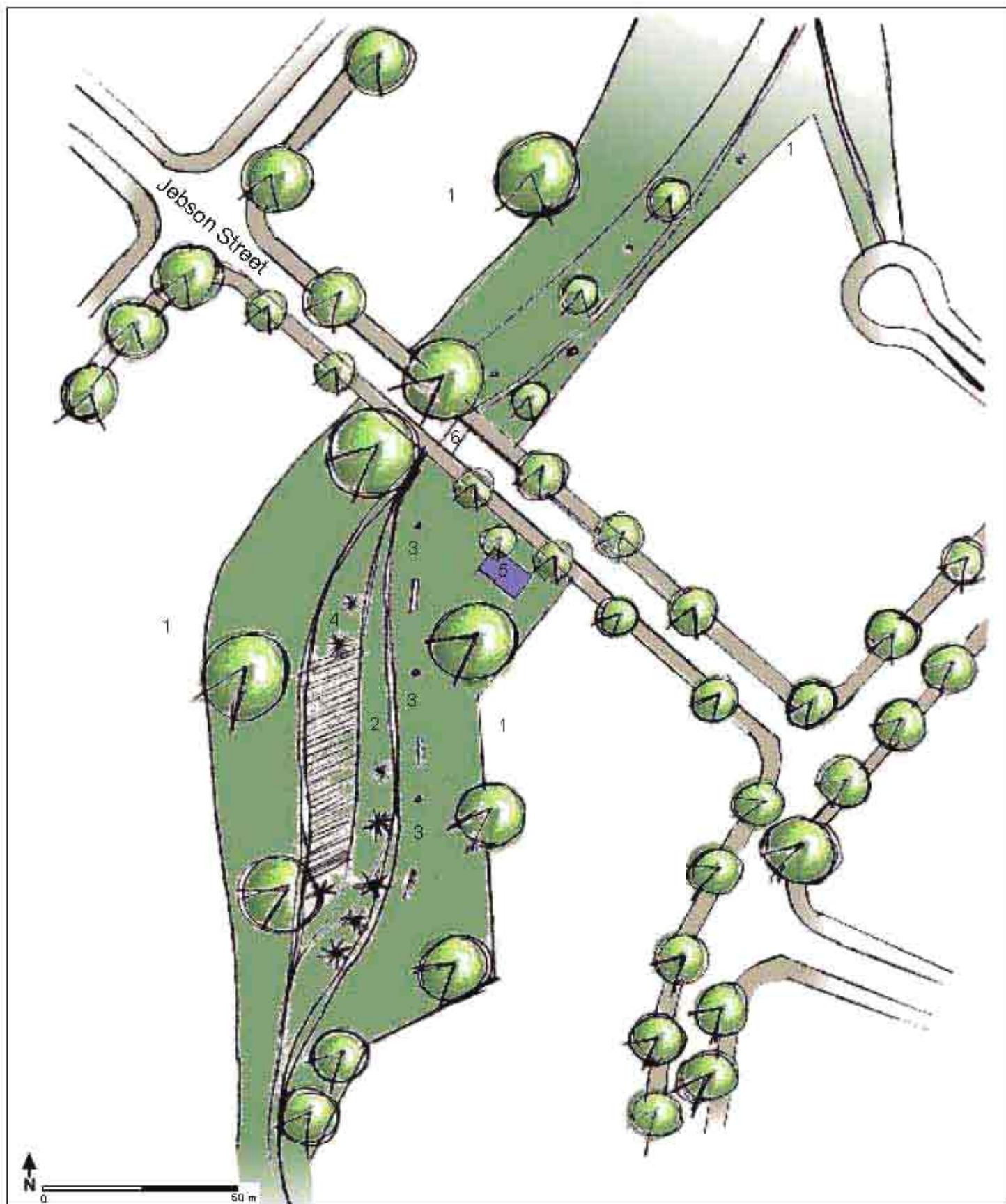
*Explore the possibilities for removing a building and creating a strong opening through to the Park and providing seating and lighting*



*Consider removing some angel parking for planting, seating and lighting*



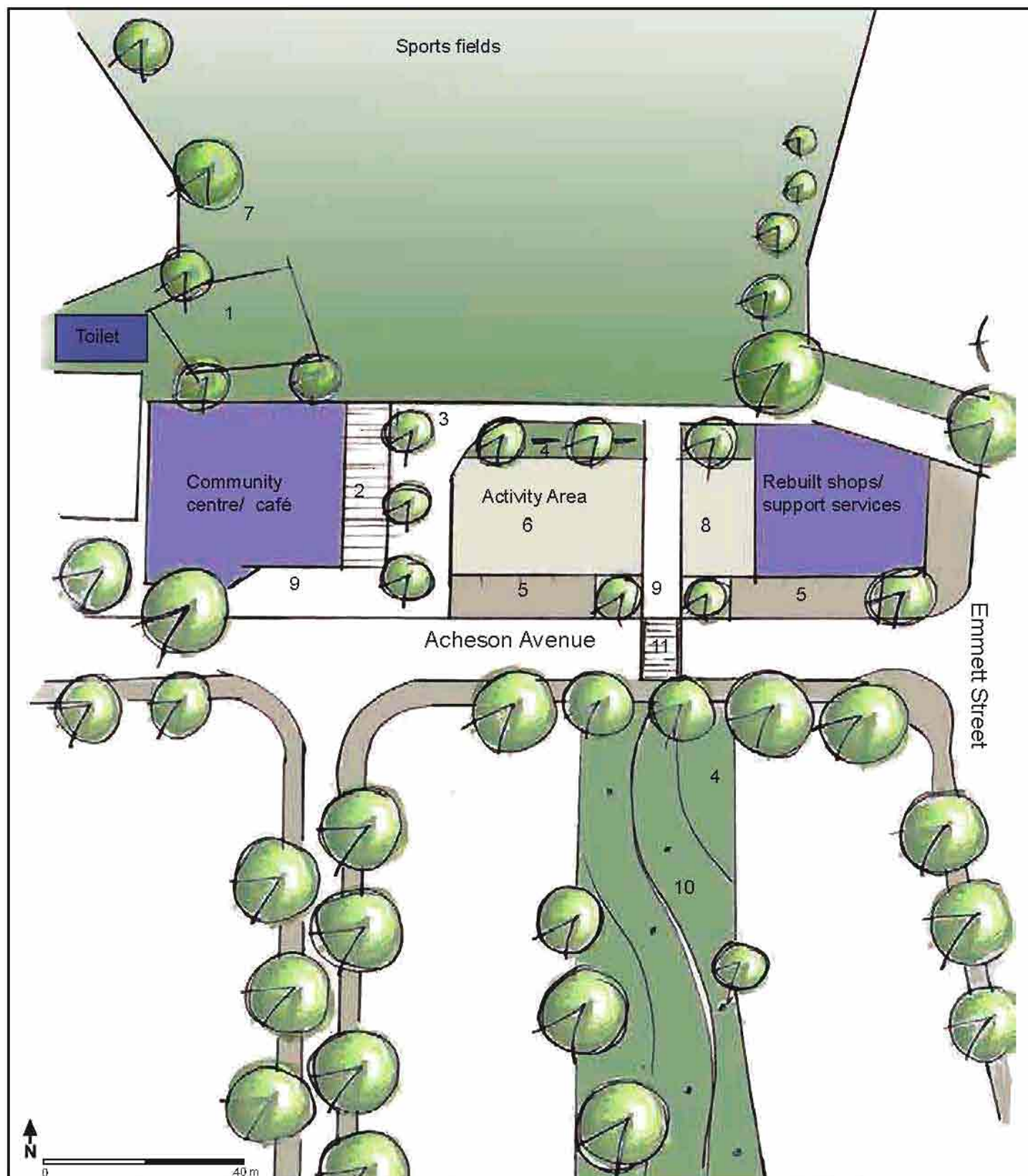
## Concept plan - Improving drainage around flying fox area



***Creatively resolving flooding around flying fox incorporating wetland planting with flying fox***

- |   |                    |
|---|--------------------|
| 1. Transparent fences overlooking play area | 4. Flying fox      |
| 2. Wetland spanned by flying fox            | 5. Toilet          |
| 3. Seating for mothers to watch children    | 6. Pedestrian link |

## Concept plan - removing shop buildings

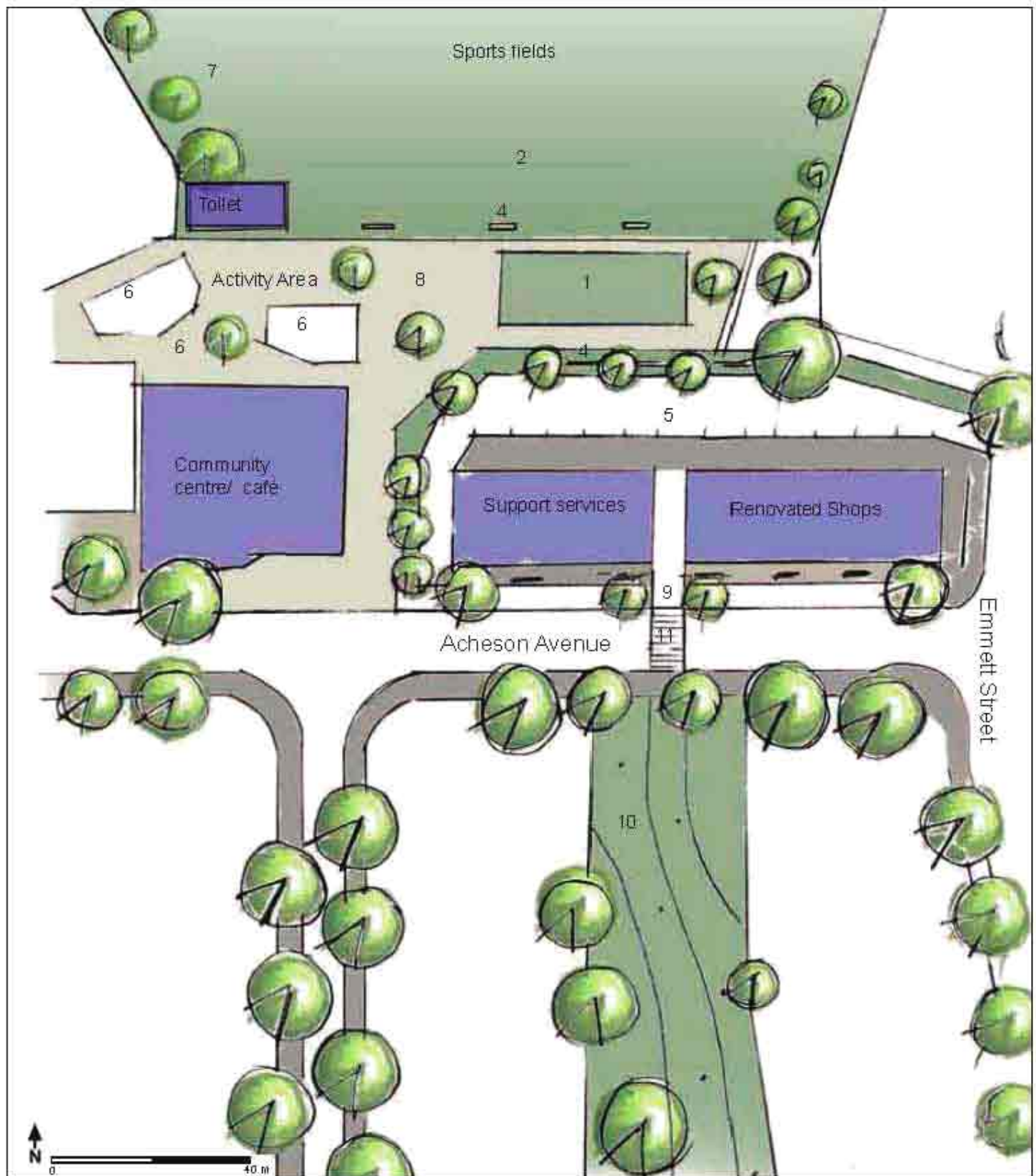


**Removing shop buildings & rebuild smaller more modern shops. Retrofit Shirley Community Trust building as a larger community centre/ café.**

- |   |  |
|---|--|
| 1. Community garden                       | 7. Senior play area - obstacle course running around edge of sports field                    |
| 2. Deck looking out over play area        | 8. Skate facilities  |
| 3. Removed road create wide pathway       | 9. Pedestrian entrance-way - community art, planting, pavement design, graffiti mural boards |
| 4. Seating                                | 10. Centrally lit pathway  |
| 5. Angle parking                          |  |
| 6. Larger junior & senior playground area |  |



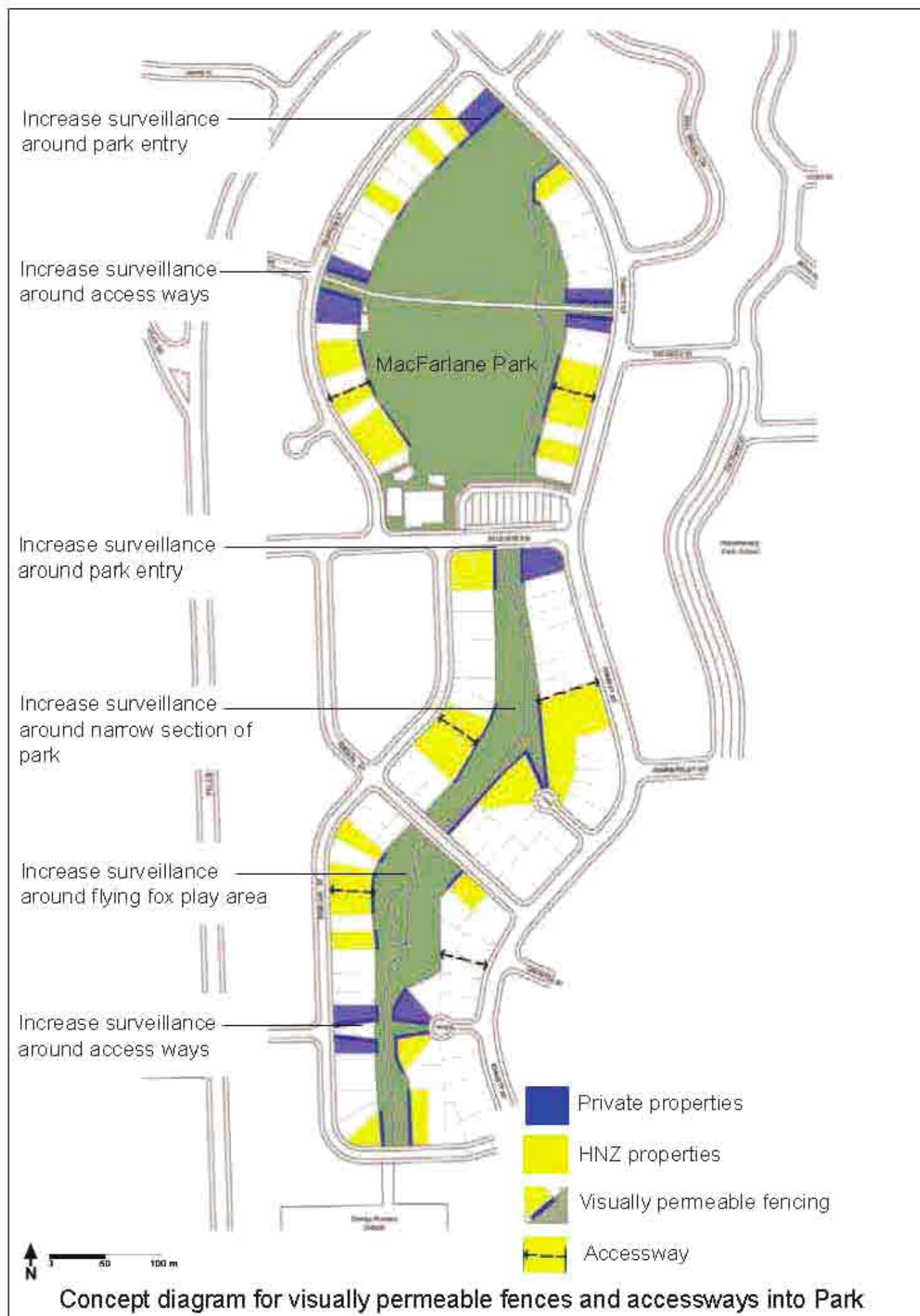
## Concept plan - retrofitting shops



### **Renovate shops**










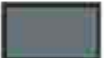
- |  |   |
|--|---|
| 1. Community garden                        | 7. Senior play area - obstacle course running around edge of sports field |
| 2. Possible market area                    | 8. Skate facilities   |
| 3. Shop rear - pavement, seating, planting | 9. Entrance-way   |
| 4. Seating                                 | 10. Centrally lit pathway   |
| 5. parking                                 | 11. Pedestrian link   |
| 6. Larger junior & senior playground area  |   |

## Spatial: Open Park visually to the surrounding neighbourhood





## Spatial - Concept diagrams for improving relationship of Park to surroundings

	HNZ properties		Retained Buildings
	Removed HNZ properties		Pedestrian network
	Proposed car park		Proposed narrow road
	Visually permeable fencing		Activity area- larger playground, skate area
	Wetland planting		Low - cost housing

### Ideas for discussion

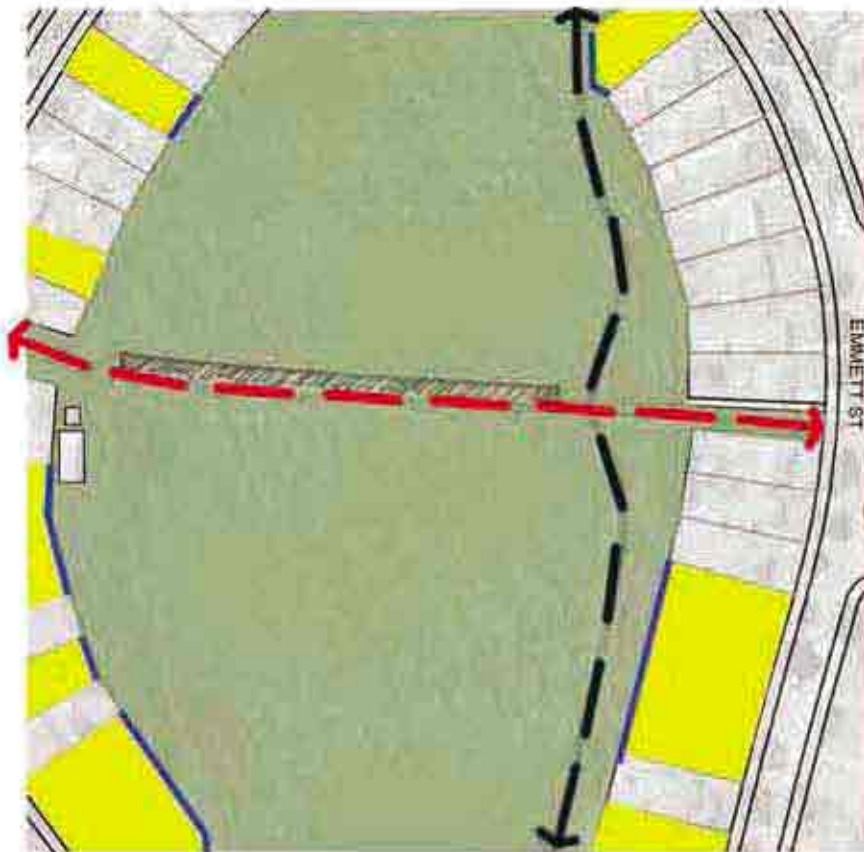
#### IMPROVING NORTHERN ENTRANCE TO PARK FROM EMMETT STREET



- Recreate entrance removing 1 HNZ property for wider connection to street
- Proposed parking on Emmett Street at the north end of the Park.
- Visually permeable fencing on west side of sports fields to enable more surveillance
- Reconnect pathways
- Retain open space for sports

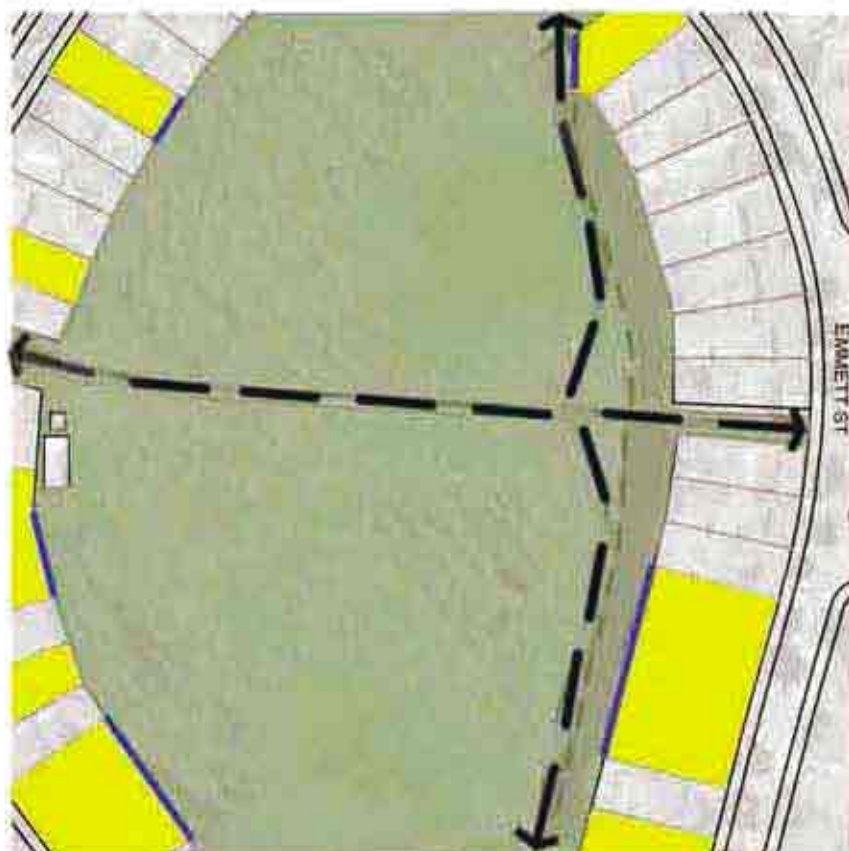
*Improving Entrance on Emmett Street*

## Ideas for discussion



- Consider narrow road from Emmett Street to Skipton Street to increase visual surveillance of Park
- Consider parallel parking along proposed narrow road for sporting games
- Visually permeable fencing on West and East side of sports field for more surveillance

*Consider slow road through Northern end of Park*



- Consider wetland planting along eastern boundary of sports field to filter runoff from sport fields before it enters Shirley Stream
- This will also help deter graffiti on fences by creating a planted barrier
- Visually permeable fencing on West and East side of sports field for more surveillance

*Natural storm water management*



# Ideas for discussion

## OPENING PARK UP TO NEIGHBOURHOOD WITH MORE ROAD FRONTAGE.



- Remove 7 HNZ and 3 Private properties perhaps
- Proposed parking on Skipton Street
- Proposed seating around fields
- Area 1 could be utilised for a community garden
- Area 2 could be utilised as activity area including a larger playground, obstacle course, skate area
- Visually permeable fencing on west side of recreational field for more surveillance

*Opening Park up to Skipton Street*



- Remove 5 HNZ and 2 private properties
- Propose parking on Emmett Street
- Propose seating around recreation fields
- Area 1 could be utilised for a community garden
- Area 2 could be utilised as activity area including a larger playground, obstacle course, skate facility

*Opening Park up to Emmett Street*

## Ideas for discussion

### A WIDER VISUAL CONNECTION AND ENTRANCE INTO THE PARK FROM ACHESON AVENUE



- Remove all shops & rebuild smaller more modern shops (A)
- Retrofit Shirley Community Trust building as larger community centre/ café (B)
- Remove rear road
- Area 1 could be utilised for a community garden
- Area 2 could be utilised as activity area including a larger playground, obstacle course, skate facility
- Visually permeable fencing around field
- Lighting and seating

***Removing the Acheson Avenue shops***



- Retrofit shops (A) to improve street frontage & remove 3 shops in middle to improve visual connection/ entrance
- Retrofit Shirley Community Trust building as larger community centre/ café (B)
- Area 1 could be utilised for a community garden
- Area 2 could be utilised as activity area including a larger playground, obstacle course, skate facility
- Visually permeable fencing around sports field

***Renovating the Acheson Avenue shops***



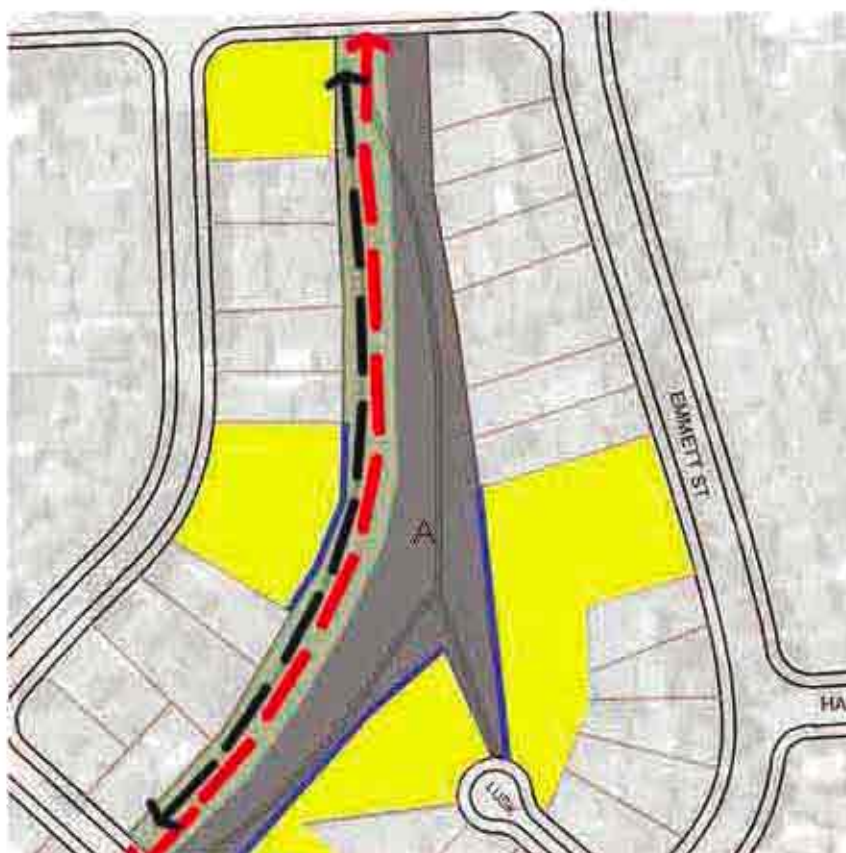
## Ideas for discussion

### OPENING PARK UP TO NEIGHBOURHOOD IN UNSAFE NARROW SECTION OF PARK



***Opening Park up to Emmett Street to increase surveillance in narrow section of Park***

- Remove 2 HNZ and 7 private properties
- Proposed parking on Emmett Street
- Area 1 could be utilised for a community garden
- Area 2 could be utilised as activity area including a larger playground, obstacle course, skate facility
- Visually permeable fencing on east and west side and entrance into Lusk Place
- Include lighting and seating



***Consider narrow road through narrow section of Park between Acheson Avenue and Jebson Street***

- This would remove the section of Park between Acheson Avenue and Jebson Street
- Proposed slow road from Acheson Avenue to Jebson Street through Park
- Include wide berms, planting, lighting and wide pathway
- Replace this utilised area of Park with low cost housing to bring families into area (A)
- Visually permeable fencing on new housing and existing HNZ properties so they overlook proposed road and Park



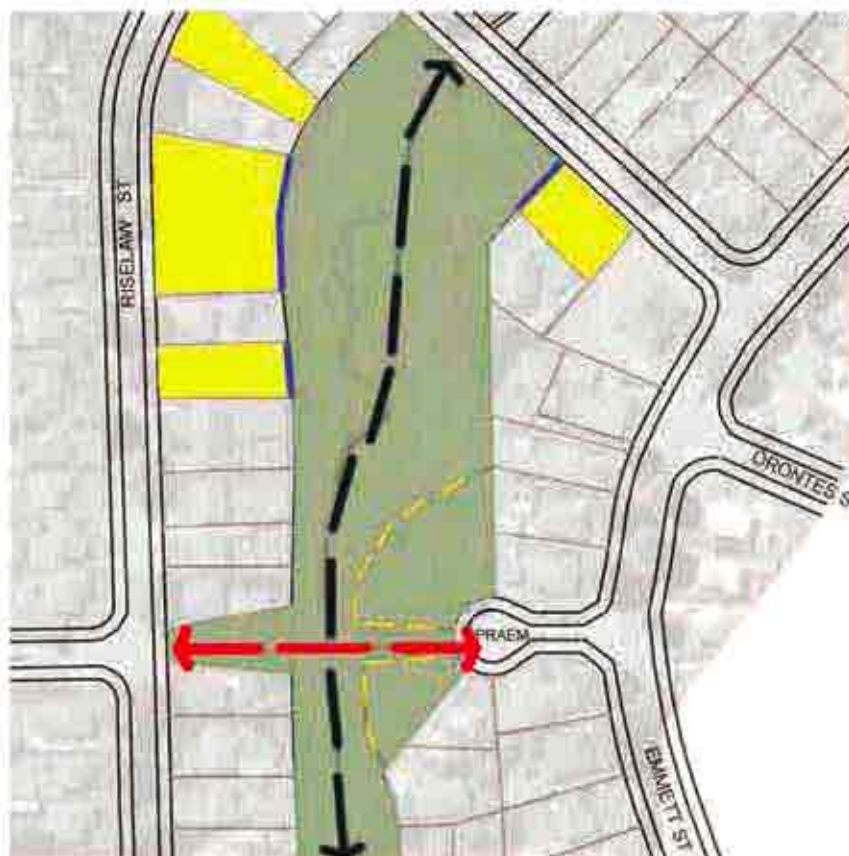
## Ideas for discussion

### OPENING PARK UP TO NEIGHBOURHOOD IN UNSAFE NARROW SECTION OF PARK



***Increase surveillance around flying fox with visually permeable fencing and accessways***

- Visually permeable fencing on each side of flying fox for more surveillance around play area
- Increase entry and exit points through Emmett Street (2) and Riselaw Street (1).
- Proposed wetland vegetation (A) around flying fox in creative way so flying fox spans wetland to deal with flooding in this area
- Propose more lighting and seating around flying fox.

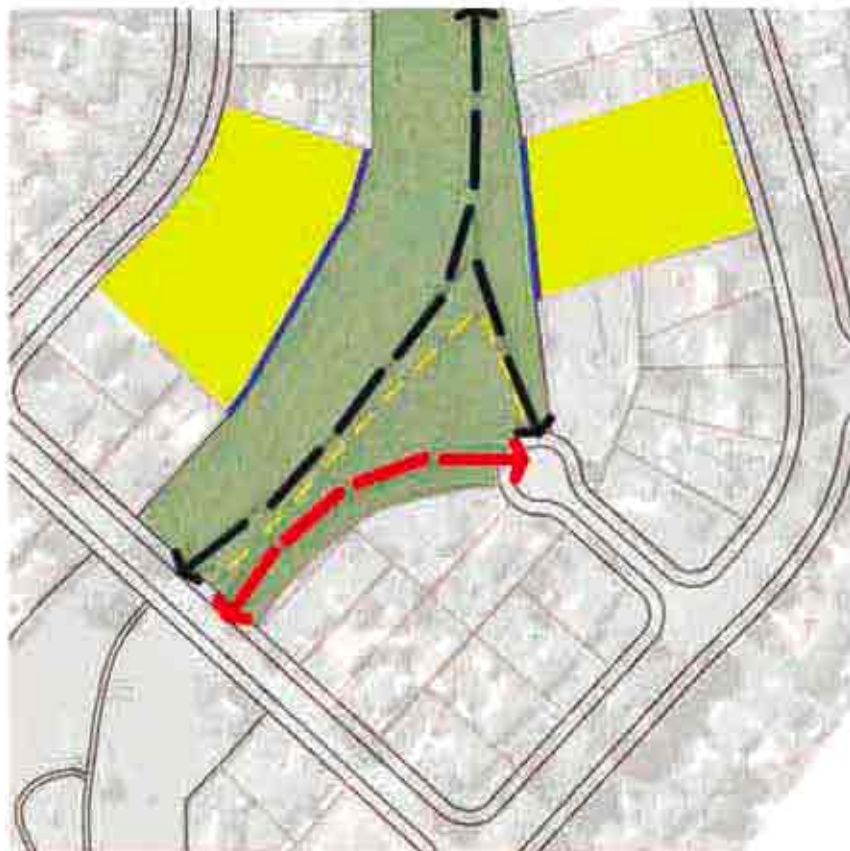


***Consider narrow road through Praem Place to Riselaw Street***

- Removes 2 HNZ properties around Praem place to increase wider visual connection into Park
- Proposed narrow road from Praem Place to Riselaw Street to increase visual surveillance of Park



## Ideas for discussion



- Removes 3 HNZ properties around Lusk place to increase wider visual connection into Park
- Proposed narrow road from Lusk Place to Jebson Street to increase visual surveillance of Park

***Consider narrow road from Lusk Place to Jebson Street***



- Visually permeable fencing to increase surveillance into entrance of Park
- Centrally lit pathway through the Park
- Improve entrance and create pedestrian crossing into Park

***Improve entrance into Park from Riselaw and connection to Shirley Primary School across Riselaw Street.***











# ***Get shining !!!***

Questionnaire sheet



**Please take your time to think about the following questions so we can help make Shirley a better place to live!**

- How can we make Shirley a great place to live?
- What do you think the main issues are in the Park and community?
- How could these issues can be solved or what improvements could be made?

Feel free to write on the back any general comments

Thank you for your time

# Appendix 2: Design principles

## URBAN DESIGN GUIDELINES

### **1. *Access to fresh food***

- Takeaways often dominate low socioeconomic areas
- Encourage community gardens
- Grocer in local shops

### **2. *Provide a place for the community to meet and socialise***

- Local café
- Local shop
- Seating around playgrounds
- Seating at frequent intervals in clusters to encourage social interaction
- Picnic tables in shade
- Community library shared between school and community

### **3. *Encouraging exercise***

- Sports fields
- Tennis courts
- Indirect routes for running and walking

### **4. *Creating safe neighbourhoods***

- Lighting
- Seating around playgrounds so mothers can supervise children
- Promote edge activities around the Park
- Provide multiple entry and exit points to Park
- Avoid solid walls and fences overlooking the Park

### **5. *Circulation***

- Encourage pedestrian walkways - must be at least 1.5 metres wide
- Provide both direct and indirect routes
- Need an integrated network of cycle pathways

### **6. *Sustainability***

- Encourage public transport to connect people with place
- Encourage less car use
- Encourage natural drainage methods

### **7. *Creating beautiful places***

- Public art
- Graffiti murals
- Attractive toilets can act as a piece of art - people like them
- Shops must have attractive frontages that face the street, parking should be behind them
- Avoid blank walls
- Plant trees in public places

*Notes from Urban Design For Healthy Communities Conference 2007 (Stephanie Knox, Australian Planner)*



## **CRIME PREVENTION THROUGH ENVIRONMENTAL DESIGN (CPTED)**

### ***Access: Safe movement and connections***

- Clear routes are provided for different.
- Modes of traffic.
- Movement safety is maximised especially after dark.
- Safe access is provided between key destinations and entrapment spots eliminated.
- All routes are necessary and lead to destinations that people want to reach.
- Multiple exit points are provided from public spaces and along pedestrian routes.
- Consequences of the number and type of connections are carefully considered.
- Routes do not provide potential offenders with ready and unnoticed access to potential targets.

### ***Surveillance and sight lines: See and be seen***

- Good visibility, sight lines and casual surveillance are provided.
- Opportunities for surveillance from adjacent buildings are maximised.
- Building design creates opportunities for informal surveillance and incorporates crime reduction measures.
- Concealment and isolation opportunities are removed so that areas are active.
- Concealment spots are eliminated or secured with visibility aids incorporated where necessary.
- Fencing, landscaping and streetscape features are designed to help visibility.
- Efforts are made to eliminate 'inactive' frontages and corners.
- Lighting is a primary consideration and integral to the overall design.

### ***Layout: Clear and logical orientation***

- Design and layout support safe movement and help with orientation and way-finding.
- Design and layout are appropriate for the identified crime risk, maintain or improve environmental conditions and enhance personal safety.
- Ground level building facades are of a high design quality and provide active frontages to the street (e.g. windows, doors, displays and visible indoor activity).
- Public spaces are of a high quality, serve a purpose and support an appropriate level of legitimate activity.
- Entrances and exits are clearly signposted and easily accessible.
- Signage is legible and informative of the surrounding development, public facilities and access routes.
- Landscaping supports legibility.

### ***Activity mix: Eyes on the street***

- Informal surveillance is supported and the legitimate use of public space is maximised.
- Mixed use/activity generators are incorporated with various uses successfully integrated.
- Uses in an area are compatible with any potential conflicts being thoroughly addressed.
- Strategies for encouraging residential population in town and city centres are promoted.
- Encouraging appropriate night-time uses is considered.

### ***Sense of ownership: Showing a place is cared for***

- Spaces are clearly indicated as to whether they are public, communal, semi-private or private.

- Boundaries between these spaces are appropriately indicated to support their intended use.
- Elements that delineate ownership boundaries are well designed and do not restrict visibility.
- Property numbering and identification are incorporated within the design.
- Community engagement in the planning and design process is encouraged.
- People who feel ownership of a place are involved in defining its identity.

***Quality environments: Well designed, managed and maintained environments***

- Care is taken to create good quality public areas.
- Appropriate management and maintenance systems are in place.
- Design and layout support management and maintenance.
- Materials and fixtures are vandal resistant.
- Users, businesses and residents are involved in management.
- Integrated approach to design, involving a range of disciplines, is taken.
- Alliances or partnerships between stakeholders are promoted.

***Physical protection: Using active security measures***

- Potential for target hardening measures to have a visually negative impact is carefully addressed.
- Barriers are designed carefully, of high quality and appropriate to their local context.

Source: *Ministry of Justice (2005) National Guidelines for Crime Prevention Through Environmental Design in New Zealand (2005). Part 1, ISBN: 0-478-29007-1*



## Appendix 3: Shirley demographic tables

### Sex, Age and ethnicity

Source: Statistics New Zealand, 2006 Census of Population and Dwellings

	Shirley		Christchurch		New Zealand	
	Number	Percent	Number	Percent	Number	Percent
<b>Sex</b>						
Male	1,530	47.9	168,423	48.3	1,965,618	48.8
Female	1,653	51.7	180,012	51.7	2,062,329	51.2
<b>Total</b>	<b>3,195</b>		<b>348,435</b>		<b>4,027,947</b>	
<b>Age</b>						
Under 5	243	7.6	21,477	6.2	275,076	6.8
5-9	279	8.7	21,396	6.1	286,488	7.1
10-14	237	7.4	22,797	6.5	306,009	7.6
15-19	258	8.1	25,875	7.4	300,198	7.5
20-24	240	7.5	27,597	7.9	270,978	6.7
25-29	231	7.2	22,506	6.5	242,442	6.0
30-34	270	8.5	24,858	7.1	276,561	6.9
35-39	213	6.7	26,310	7.6	301,554	7.5
40-44	252	7.9	26,091	7.5	313,698	7.8
45-49	186	5.8	25,008	7.2	293,421	7.3
50-54	144	4.5	21,927	6.3	252,729	6.3
55-59	138	4.3	20,313	5.8	233,571	5.8
60-64	87	2.7	15,084	4.3	179,616	4.5
65+	402	12.6	47,196	13.5	495,603	12.3
<b>Total</b>	<b>3,195</b>		<b>348,435</b>		<b>4,027,947</b>	
<b>Ethnicity</b> (Total responses - respondents may identify with more than one ethnic group)						
European	2,115	69.4	255,366	75.4	2,609,589	67.6
Maori	420	13.8	25,725	7.6	565,329	14.6
Pacific	168	5.5	9,465	2.8	265,974	6.9
Asian	180	5.9	26,631	7.9	354,549	9.2
MELAA*	111	3.6	2,862	0.8	34,746	0.9
Other	342	11.2	43,782	12.9	430,878	11.2
<b>Total Respondents</b>	<b>3,048</b>		<b>338,748</b>		<b>3,860,163</b>	

This data has been randomly rounded to protect confidentiality.

Individual figures may not add up to totals, and values for the same

Data may vary in different tables

## Education (for the population aged 15+ years)

Source: Statistics New Zealand, 2006 Census of Population and Dwellings

	Shirley		Christchurch		New Zealand	
	Number	Percent	Number	Percent	Number	Percent
<b>Highest Educational Qualification</b> (Population aged over 15 years)						
No Qualification	744	30.8	60,408	21.4	708,432	22.4
Level 1 Certificate Gained at School	318	13.2	34,110	12.1	386,073	12.2
Level 2 Certificate Gained at School	198	8.2	25,335	9.0	263,850	8.3
Level 3 or 4 Certificate Gained at School	105	4.3	19,623	6.9	170,055	5.4
Overseas Secondary School Qualification	111	4.6	14,280	5.1	172,590	5.5
Level 1, 2 or 3 Certificate Gained Post-school	102	4.2	9,822	3.5	128,622	4.1
Level 4 Certificate Gained Post-school	231	9.6	25,668	9.1	286,599	9.1
Level 5 Diploma	69	2.9	10,335	3.7	110,496	3.5
Level 6 Diploma	84	3.5	15,501	5.5	157,866	5.0
Bachelor Degree and Level 7 Qualifications	138	5.7	29,808	10.5	315,846	10.0
Postgraduate and Honours Degrees	24	1.0	6,021	2.1	55,461	1.8
Masters Degree	12	0.5	5,406	1.9	59,703	1.9
Doctorate Degree	3	0.1	2,049	0.7	16,767	0.5
Not Elsewhere Included	273	11.3	24,399	8.6	328,014	10.4
<b>Total</b>	<b>2,415</b>		<b>282,765</b>		<b>3,160,374</b>	

### Classification of Qualifications

School Certificate: Level 1 Certificate

Sixth Form Qualification: Level 2 Certificate

Higher School Qualification: Level 3 Certificate

Basic Vocational Qualification: Levels 1, 2, 3  
Certificates

Skilled Vocational Qualification: Level 4 Certificate

Intermediate Vocational Qualification: Level 5  
Diploma

Advanced Vocational Qualification: Level 6  
Diploma

Bachelors Degree: Level 7

Higher Degree- Bachelor with Honours,  
Postgraduate Qualifications, Masters Degree,  
Doctorate Degree: Levels 8, 9, 10.

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confidentiality.

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values for the same

Data may vary in different tables

Table provided by Christchurch City Council, 2008



## Labour Force and Employment (for the population aged 15+ years)

Source: Statistics New Zealand, 2006 Census of Population and Dwellings

	Shirley		Christchurch		New Zealand	
	Number	Percent	Number	Percent	Number	Percent
<b>Labour Force</b> (Pop Aged Over 15 Years)						
Employed Full-time	1,020	42.6	134,286	47.5	1,531,020	48.4
Employed Part-time	330	13.8	43,806	15.5	454,758	14.4
Unemployed	102	4.3	8,478	3.0	106,500	3.4
Not In Labour Force	882	36.8	90,102	31.9	961,788	30.4
Unidentifiable	87	3.6	6,096	2.2	106,311	3.4
<b>Total</b>	<b>2,397</b>		<b>282,765</b>		<b>3,160,371</b>	
<b>Employment Status</b> (Employed Pop Aged Over 15 Years)						
Paid Employee	1,185	86.6	143,997	80.9	1,511,247	76.1
Employer	30	2.2	10,785	6.1	142,884	7.2
Self-Employed	81	5.9	17,220	9.7	234,954	11.8
Unpaid Family Worker	9	0.7	1,851	1.0	39,567	2.0
Not Elsewhere Included	63	4.6	4,239	2.4	57,126	2.9
<b>Total</b>	<b>1,368</b>		<b>178,092</b>		<b>1,985,775</b>	
<b>Occupation (NZSCO codes)</b> (Pop Aged Over 15 Years in employment)						
Legislators, Administrators and Managers	102	7.4	25,290	14.2	283,260	14.3
Professionals	120	8.8	27,513	15.4	292,098	14.7
Technicians and Associate Professionals	183	13.3	23,598	13.3	240,081	12.1
Clerks	159	11.6	20,391	11.4	218,061	11.0
Service and Sales Workers	222	16.2	27,414	15.4	269,232	13.6
Agriculture and Fishery Workers	15	1.1	3,528	2.0	129,654	6.5
Trades Workers	162	11.8	15,396	8.6	166,138	8.5
Plant and Machine Operators and Assemblers	135	9.8	13,326	7.5	150,324	7.6
Elementary Occupations (includes residuals)	237	17.3	21,639	12.2	234,927	11.8
<b>Total</b>	<b>1,371</b>		<b>178,092</b>		<b>1,985,778</b>	
<b>Number of Hours Worked</b> (Pop Aged Over 15 Years in employment)						
1-9	54	4.0	9,078	5.1	98,856	5.0
10-19	123	9.1	14,643	8.2	141,810	7.1
20-29	96	7.1	15,666	8.8	162,522	8.2
30-39	174	12.8	23,409	13.1	234,573	11.8
40-49	621	45.8	73,041	41.0	779,094	39.2
50-59	105	7.7	18,081	10.2	227,643	11.5
60+	66	4.9	11,652	6.5	187,998	9.5
Not Elsewhere Included	108	8.0	12,522	7.0	153,285	7.7
<b>Total</b>	<b>1,356</b>		<b>178,092</b>	<b>100.0</b>	<b>1,985,778</b>	<b>100.0</b>

This data has been randomly rounded to protect confidentiality.

Individual figures may not add up to totals, and values for the same

Data may vary in different tables.

Table provided by Christchurch City Council, 2008

## Annual family income

Source: Statistics New Zealand, 2006 Census of Population and Dwellings

	Shirley		Christchurch		New Zealand	
	Number	Percent	Number	Percent	Number	Percent
<b>Income Range (Gross Annual)</b>						
Under \$20,000	90		7,194	7.8	88,062	8.2
\$20,000 - \$30,000	93		10,905	11.8	116,991	11.0
\$30,000 - \$50,000	120		15,891	17.2	177,723	16.6
\$50,000 - \$70,000	135		16,125	17.5	169,914	15.9
\$70,000 - \$100,000	75		15,579	16.9	168,867	15.8
\$100,000+	33		15,357	16.6	197,595	18.5
Not Stated	105		11,265	12.2	148,350	13.9
<b>Total</b>	<b>822</b>		<b>92,319</b>		<b>1,067,502</b>	
<b>Median Income</b>	-		<b>\$58,100</b>		<b>\$59,000</b>	
<b>Source</b>						
Wages / Salary	240		70,668	76.5	792,450	74.2
Self-Employed	48		23,259	25.2	303,018	28.4
Interests / Investment	54		31,641	34.3	347,685	32.6
ACC Regular Payments	12		2,880	3.1	30,840	2.9
NZ Superannuation	51		14,061	15.2	155,448	14.6
Other Super	15		4,353	4.7	42,678	4.0
Unemployment Benefit	18		2,712	2.9	43,401	4.1
Sickness Benefit	24		2,868	3.1	32,880	3.1
DPB	36		6,762	7.3	82,320	7.7
Invalids Benefit	21		2,913	3.2	28,668	2.7
Student Allowance	15		3,387	3.7	32,157	3.0
Other Govt Benefit	33		6,141	6.7	67,404	6.3
Other	18		4,227	4.6	40,950	3.8
None	0		672	0.7	8,391	0.8
Not Stated	3		810	0.9	13,566	1.3
<b>Total</b>	<b>819</b>		<b>92,319</b>		<b>1,067,502</b>	

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## Family Type

Source: Statistics New Zealand, 2006 Census of Population and Dwellings

	Shirley		Christchurch		New Zealand	
	Number	Percent	Number	Percent	Number	Percent
<b>Family Type</b>						
Couple No Child	240	29.1	38,706	41.9	425,973	39.9
Couple with Child	327	39.6	36,873	39.9	447,894	42.0
One Parent with Child	252	30.5	16,740	18.1	193,635	18.1
<b>Total</b>	<b>825</b>		<b>92,319</b>		<b>1,067,505</b>	

This data has been randomly rounded to protect confidentiality.

Individual figures may not add up to totals, and values for the same

Data may vary in different tables.

## Household Composition

Source: Statistics New Zealand, 2006 Census of Population and Dwellings

	Shirley		Christchurch		New Zealand	
	Number	Percent	Number	Percent	Number	Percent
<b>Household Composition</b>						
1 Family	762	65.6	87,663	65.5	985,542	67.8
2 Families	30	2.6	2,232	1.7	37,083	2.6
3+ Families	0	0.0	63	0.1	2,526	0.2
Other Multi-person household	60	5.2	8,895	6.7	72,660	5.0
1 Person household	273	23.5	33,519	25.1	328,302	22.6
Unidentifiable	30	2.6	1,377	1.0	28,065	1.9
<b>Total</b>	<b>1,161</b>		<b>133,746</b>		<b>1,454,175</b>	
<b>Household Members</b>						
1 Member	275	23.7	33,519	25.1	328,313	22.6
2 Members	352	30.3	46,206	34.5	494,044	34.0
3 Members	209	18.0	22,418	16.8	240,291	16.5
4 Members	193	16.6	19,802	14.8	221,667	15.2
5 Members	79	6.8	7,993	6.0	102,714	7.1
6 Members	29	2.5	2,545	1.9	39,259	2.7
7 Members	15	1.3	761	0.6	14,766	1.0
8+ Members	8	0.7	501	0.4	13,121	0.9
<b>Total</b>	<b>1,160</b>		<b>133,745</b>		<b>1,454,175</b>	

This data has been randomly rounded to protect confidentiality.

Individual figures may not add up to totals, and values for the same

Data may vary in different tables.

## Tenure, Landlord and Rent

Source: Statistics New Zealand, 2006 Census of Population and Dwellings

**Please note: Too much of this data for Shirley has been suppressed at the meshblock level by Statistics NZ to be meaningful.**

**The figures in each category do not come anywhere close to totalling the totals supplied by Stats NZ...**

	Shirley		Christchurch		New Zealand	
	Number	Percent	Number	Percent	Number	Percent
<b>Tenure</b>						
Dwelling Owned or Partly Owned by Usual Resident(s)	525		73,200	54.7	743,952	51.2
Dwelling Not Owned by Usual Resident(s)	486		41,235	30.8	451,965	31.1
Family Trust	39		12,717	9.5	167,922	11.5
Not Stated	93		6,594	4.9	90,336	6.2
<b>Total</b>	<b>1,173</b>		<b>133,743</b>		<b>1,454,175</b>	
<b>Landlord Type</b>						
Private / Trust / Business	135		28,299	76.8	299,607	77.2
Local Authority / City Council	0		1,986	5.4	11,007	2.8
HNZC	213		4,392	11.9	49,419	12.7
Other Govt	0		159	0.4	6,162	1.6
Not Elsewhere Included	9		1,986	5.4	22,077	5.7
<b>Total</b>	<b>432</b>		<b>36,825</b>		<b>388,275</b>	
<b>Weekly Rent</b>						
Under \$50	0		474	1.3	7,842	2.0
\$50-\$79	3		2,532	6.9	31,236	8.0
\$80-\$99	3		2,133	5.8	18,864	4.9
\$100-\$124	3		1,884	5.1	26,574	6.8
\$125-\$149	3		1,701	4.6	21,897	5.6
\$150-\$174	3		2,964	8.1	35,823	9.2
\$175-\$199	0		3,171	8.6	29,922	7.7
\$200-\$249	6		7,809	21.2	63,564	16.4
\$250-\$299	3		7,029	19.1	57,660	14.9
\$300-\$349	3		3,117	8.5	35,871	9.2
\$350+	0		3,057	8.3	48,141	12.4
Not Elsewhere Included	0		954	2.6	10,875	2.8
<b>Total</b>	<b>450</b>		<b>36,825</b>		<b>388,275</b>	

This data has been randomly rounded to protect confidentiality.

Individual figures may not add up to totals, and values for the same

Data may vary in different tables.



# **Personal Income and Unpaid Work (for the population aged 15+ years)**

Source: Statistics New Zealand, 2006 Census of Population and Dwellings

	Shirley		Christchurch		New Zealand	
	Number	Percent	Number	Percent	Number	Percent
<b>Study</b>						
Full-time	180	7.5	30,558	10.8	301,005	9.5
Part-time	129	5.4	14,973	5.3	153,738	4.9
Full-time & Part-time	0	0.0	57	0.0	564	0.0
Not Studying	1,860	77.6	213,945	75.7	2,385,399	75.5
Not Stated	264	11.0	23,235	8.2	319,685	10.1
<b>Total</b>	<b>2,397</b>		<b>282,765</b>		<b>3,160,371</b>	
<b>Source of Personal Income (Total responses - respondents may have more than one income source.)</b>						
Wages or Salary	1,338	55.3	168,441	59.6	1,775,340	56.2
Self-Employed	165	6.8	36,548	12.9	492,024	15.6
Interests / Investments	294	12.1	66,981	23.7	714,729	22.6
ACC Regular Payments	45	1.9	4,422	1.6	45,111	1.4
NZ Super	360	14.9	42,867	15.2	439,686	13.9
Other Super	54	2.2	8,718	3.1	83,268	2.6
Unemployment Benefit	90	3.7	6,219	2.2	92,172	2.9
Sickness Benefit	87	3.6	6,795	2.4	70,554	2.2
DPB	132	5.5	7,506	2.7	93,090	2.9
Invalids Benefit	168	6.9	8,655	3.1	75,357	2.4
Student Allowance	51	2.1	7,623	2.7	64,281	2.0
Other Govt Benefit	114	4.7	8,886	3.1	96,357	3.1
Other	36	1.5	7,446	2.6	66,411	2.1
No Source	96	4.0	14,010	5.0	175,683	5.6
Not Stated	162	6.7	13,059	4.6	198,135	6.3
<b>Total</b>	<b>2,421</b>		<b>282,765</b>		<b>3,160,371</b>	
<b>Income Ranges (Gross Annual)</b>						
Under \$5,000	270	11.2	33,996	12.0	383,574	12.1
\$5,000-\$10,000	210	8.7	21,549	7.6	226,797	7.2
\$10,000-\$20,000	582	24.2	59,799	21.1	615,984	19.5
\$20,000-\$30,000	405	16.8	41,970	14.8	434,958	13.8
\$30,000-\$50,000	465	19.3	60,963	21.6	666,372	21.1
\$50,000+	141	5.9	41,787	14.8	511,800	16.2
Not Stated	255	10.6	22,698	8.0	320,889	10.2
<b>Total</b>	<b>2,409</b>		<b>282,765</b>		<b>3,160,374</b>	
<b>Median Income</b>			<b>\$23,400</b>		<b>\$24,400</b>	

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Data may vary in different tables.

Table provided by Christchurch City Council, 2008

	Shirley		Christchurch		New Zealand	
	Number	Percent	Number	Percent	Number	Percent
<b>Study</b>						
<b>Unpaid Activities</b>						
None	288	11.8	29,766	10.5	321,255	10.2
Household Work	1,794	73.6	223,164	78.9	2,446,833	77.4
Childcare Own Household	729	29.9	75,048	26.5	897,915	28.4
Care for Ill or Disabled Own Household	198	8.1	18,423	6.5	221,229	7.0
Childcare Other Household	384	15.8	42,426	15.0	460,143	14.6
Care for Ill or Disabled Other Household	180	7.4	24,063	8.5	258,705	8.2
Other	249	10.2	35,697	12.6	437,241	13.8
Not Elsewhere Included	252	10.3	23,607	8.3	317,319	10.0
<b>Total</b>	<b>2,436</b>		<b>282,765</b>		<b>3,160,371</b>	

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