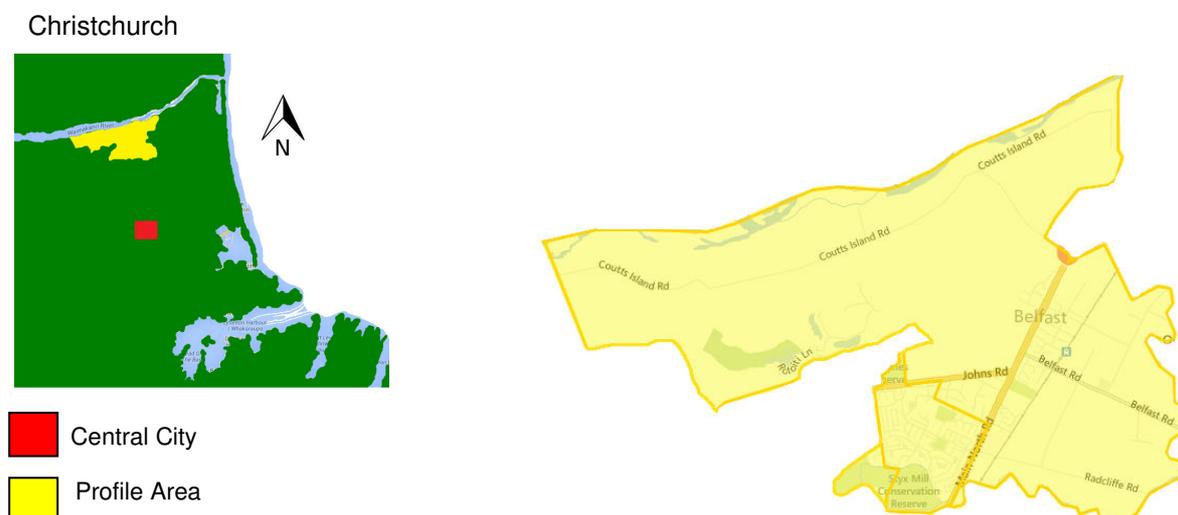


Community profile - November 2014

Belfast

(Census area units: Belfast, Belfast South)



Belfast (including Northwood) is a significant suburb of Christchurch as it serves as the gateway to the city from the north. Situated 11 kilometres from the city centre, Belfast is recognised in the Urban Development Strategy as forming 'the northern gateway into the city and a community services focal point'. One of Christchurch's oldest suburbs, the township derived its name from the meat works established by The Provision and Produce Company in the mid-1800s.

Many of its residents today have had a long family association with the meat works, which closed in 2008, and have continued living in the area. In 2000 Northwood (a larger subdivision) was developed in the south entrance of Belfast which saw the population in Belfast grow significantly and altered the demographics of the area. Northwood was 97 hectares of the apple orchard that was developed in 2000.

There are a large number of well-used reserves and river walkways with strong historical and cultural importance within the Belfast area. Major sporting activities and clubs are located at Sheldon Park next to the area's only school. Belfast Primary school caters for year one through to year seven and has a roll of 650 Students. There are five preschools; the closest high schools are St Bedes College, Papanui High and Kaiapoi High.

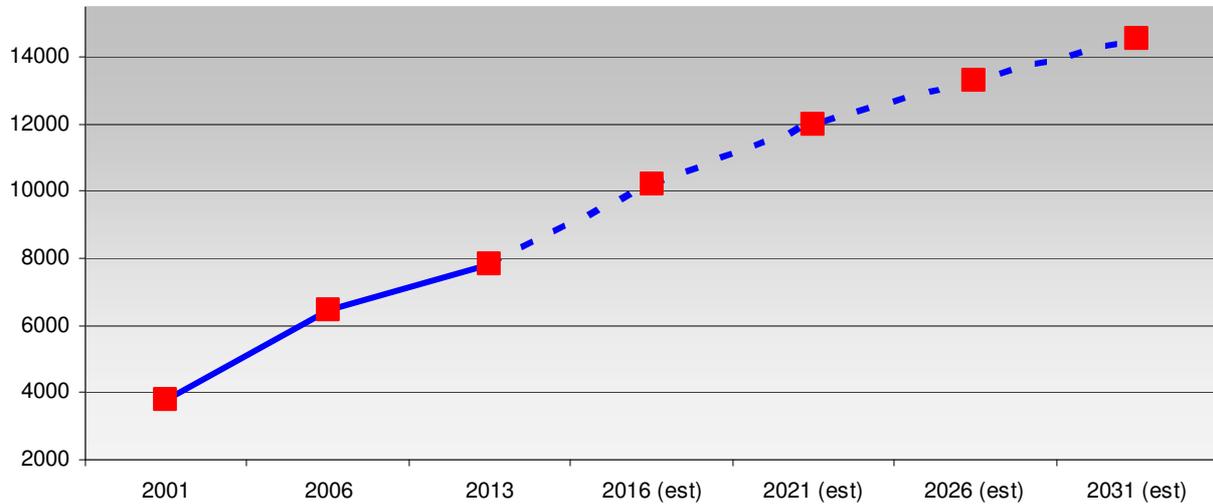
As Belfast has grown and developed so too have the businesses. The shopping complex (Supa Centa) was built in 2004; there are two major supermarkets and 33 retail stores at the Supa Centa. The Supa Centa is due to start redevelopment in the expansion of this mall in the near future. Land nearby has been purchased for this.

The area's total population in the 2013 Census data was 7,806 and in the 2006 Census the population was 6,366, displaying that in the past seven years the Belfast population has grown by 1,440 and is estimated to grow to 15,000 by 2041. 17.6 per cent of the population is aged over 65 years, which is slightly higher than the regional average. The median age for the Belfast area is 41 years which compares to the Median age across the city of 38.6 years.

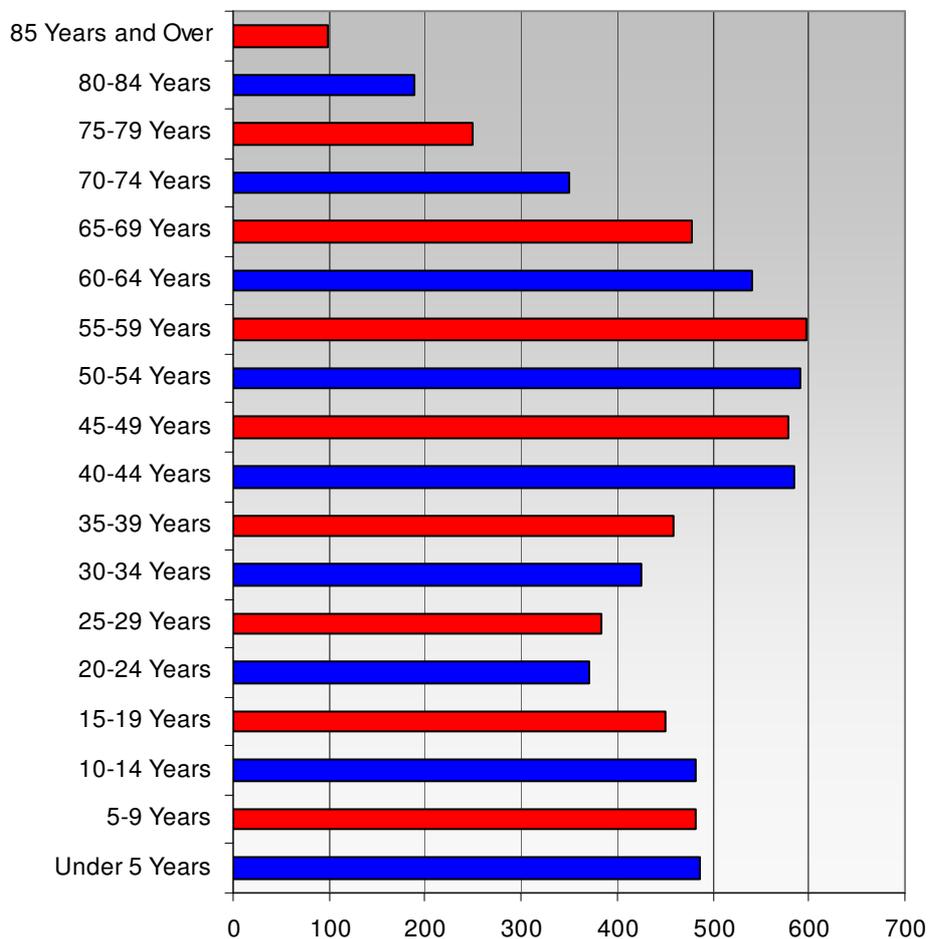
Belfast is identified as a significant area of Christchurch which will experience growth over the next eight years and the Christchurch City Council has acknowledged this in the establishment of the Belfast Area Plan.

Key demographics

Usually resident population count
(Data from Statistics NZ)

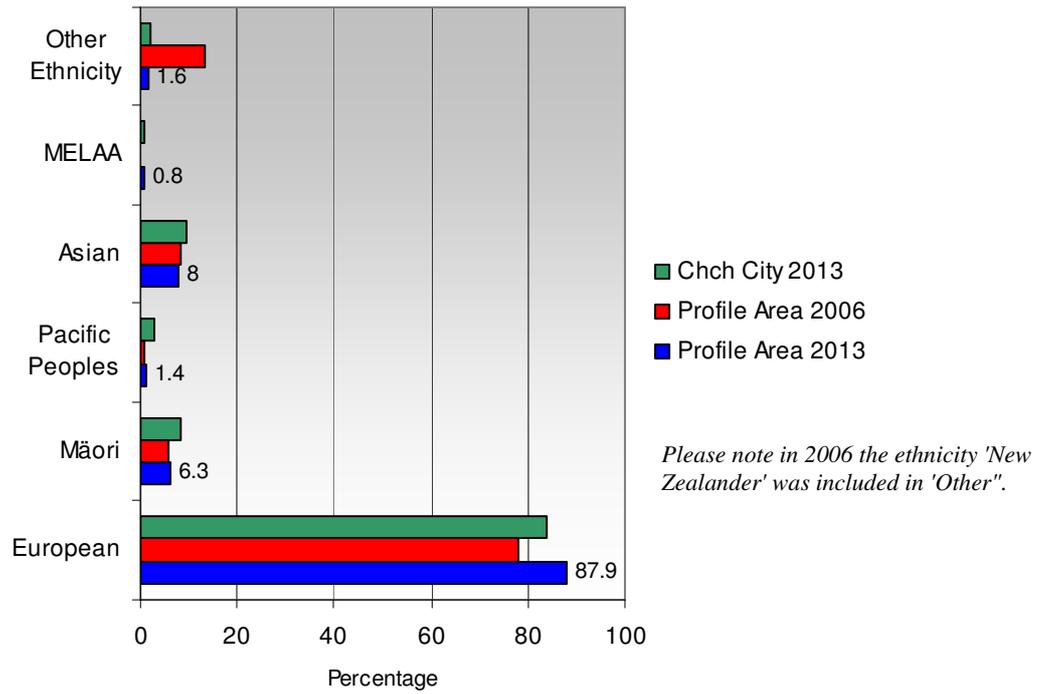


Age for usually resident population (number of people)
(Data from 2013 Census, Statistics NZ)
Profile Area



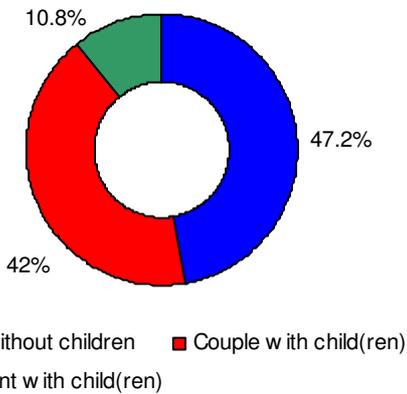
Ethnicity for usually resident population (%)

(Data from 2013 Census, Statistics NZ)



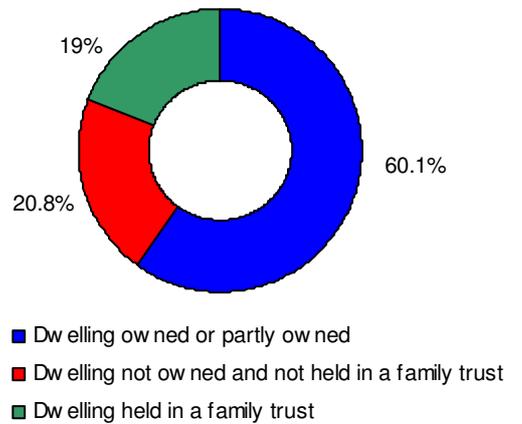
Family type (%)

(Data from 2013 Census, Statistics NZ)



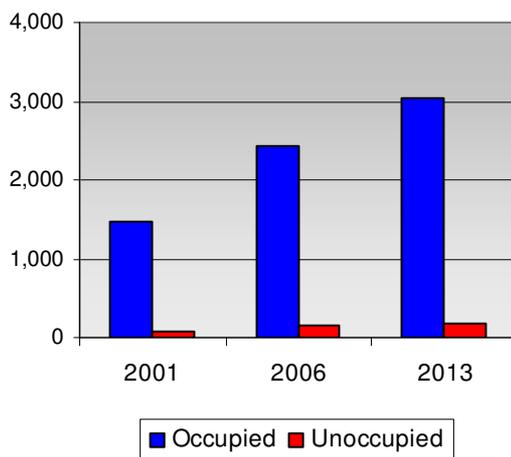
Home ownership (%)

(Data from 2013 Census, Statistics NZ)

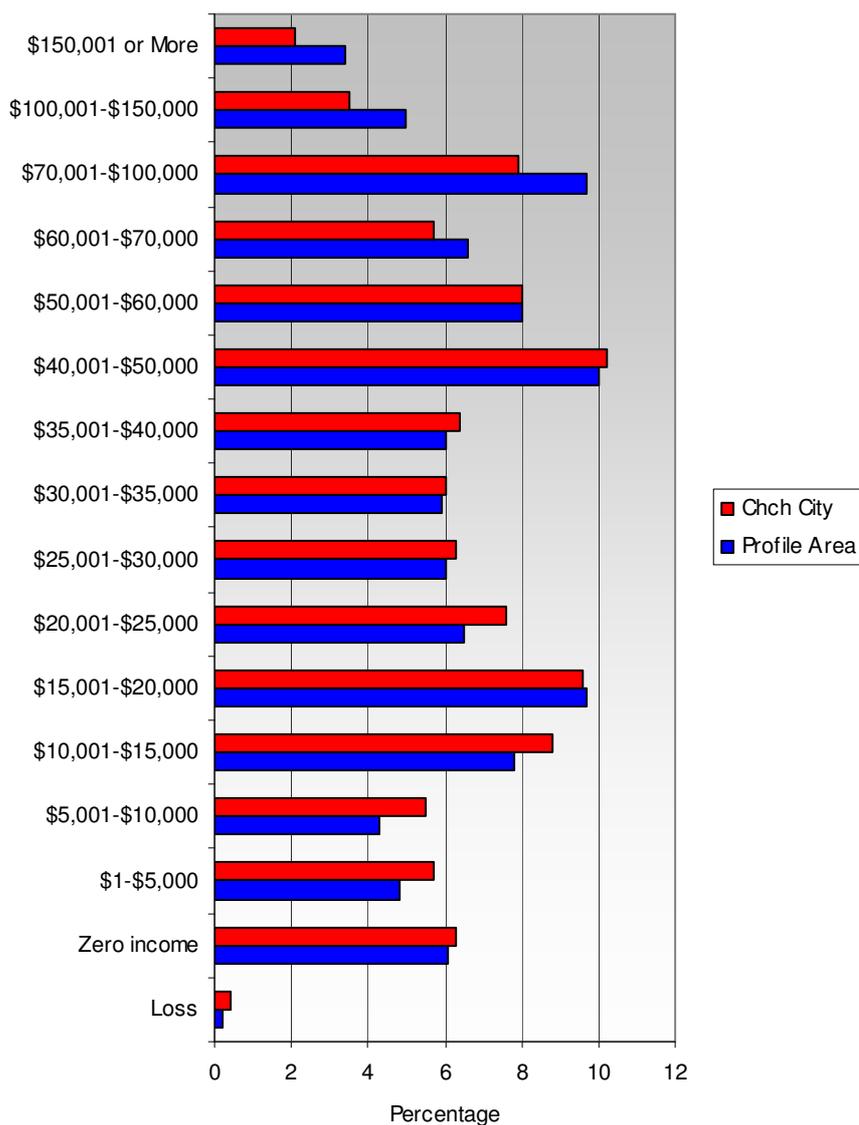


Occupied and unoccupied dwellings

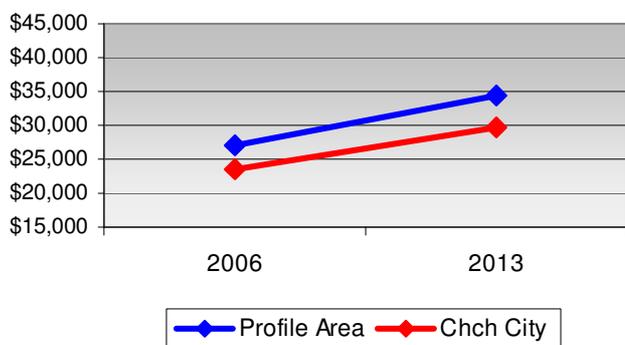
(Data from Statistics NZ)



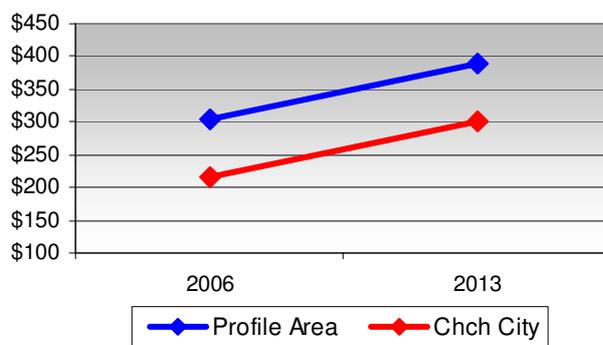
Personal income for Profile Area compared to Christchurch City
(Data from Statistics NZ)



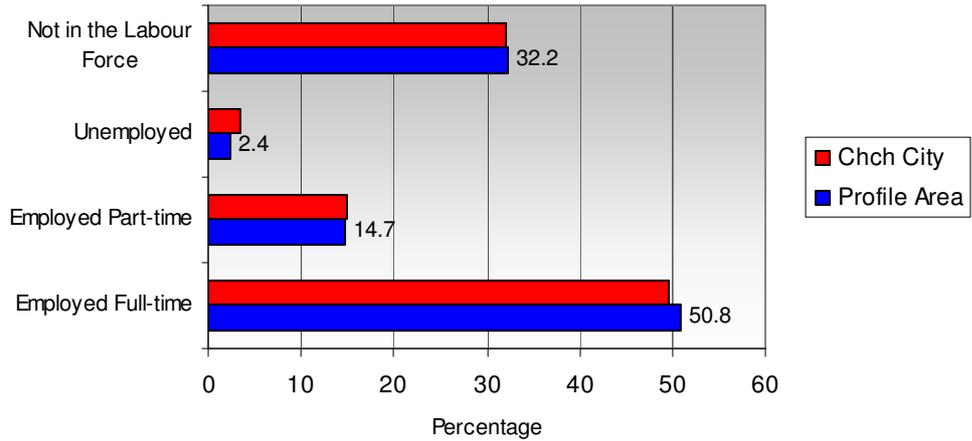
Median personal income for Profile Area compared to Christchurch City
(Data from Statistics NZ)



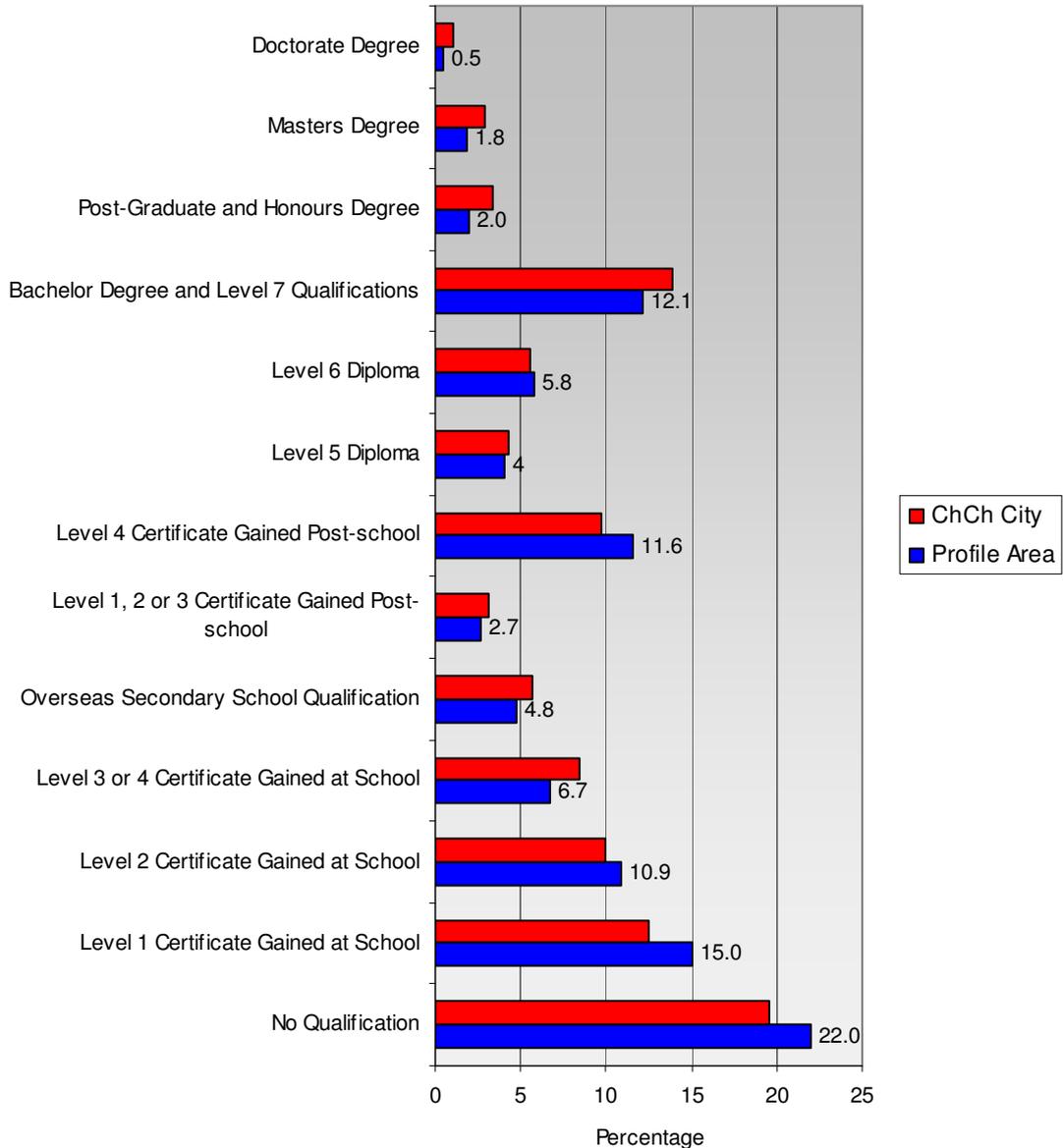
Median weekly rent for rented households, in private occupied dwellings
(Data from 2013 Census, Statistics NZ)



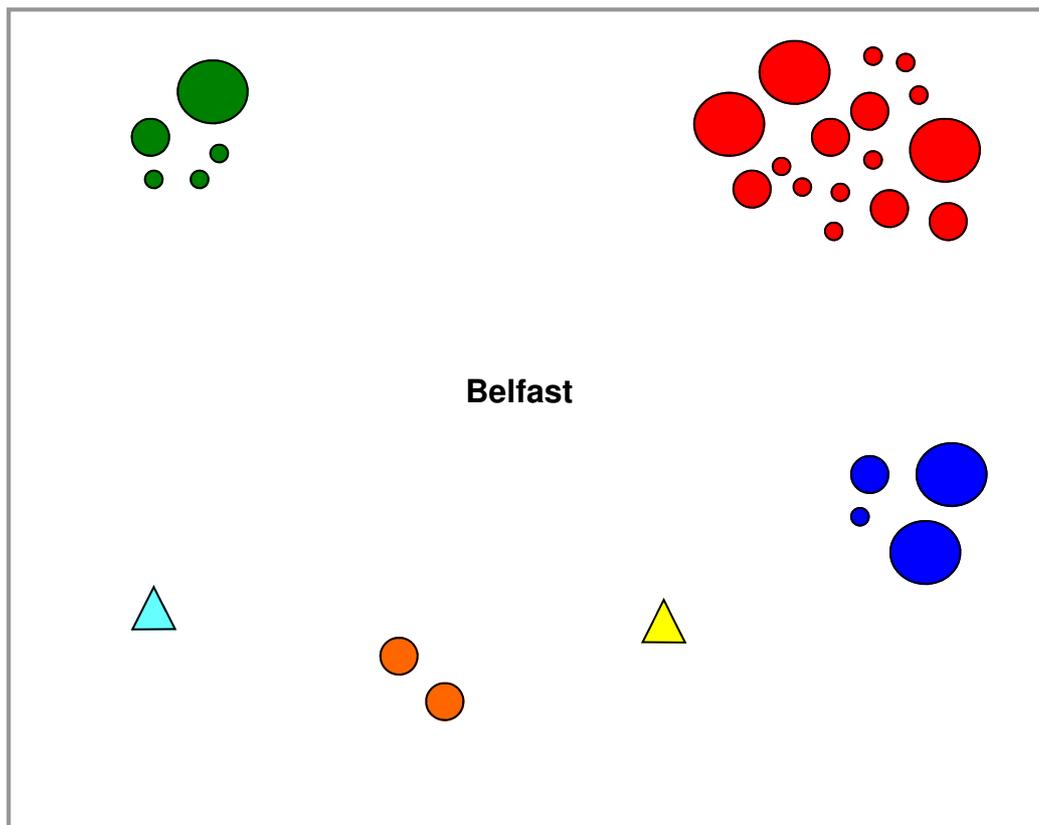
Work and labour force status (%)
(Data from 2013 Census, Statistics NZ)



Highest educational qualification for the census usually resident population, aged 15 years and over
(Data from 2013 Census, Statistics NZ)



Community infrastructure mapping



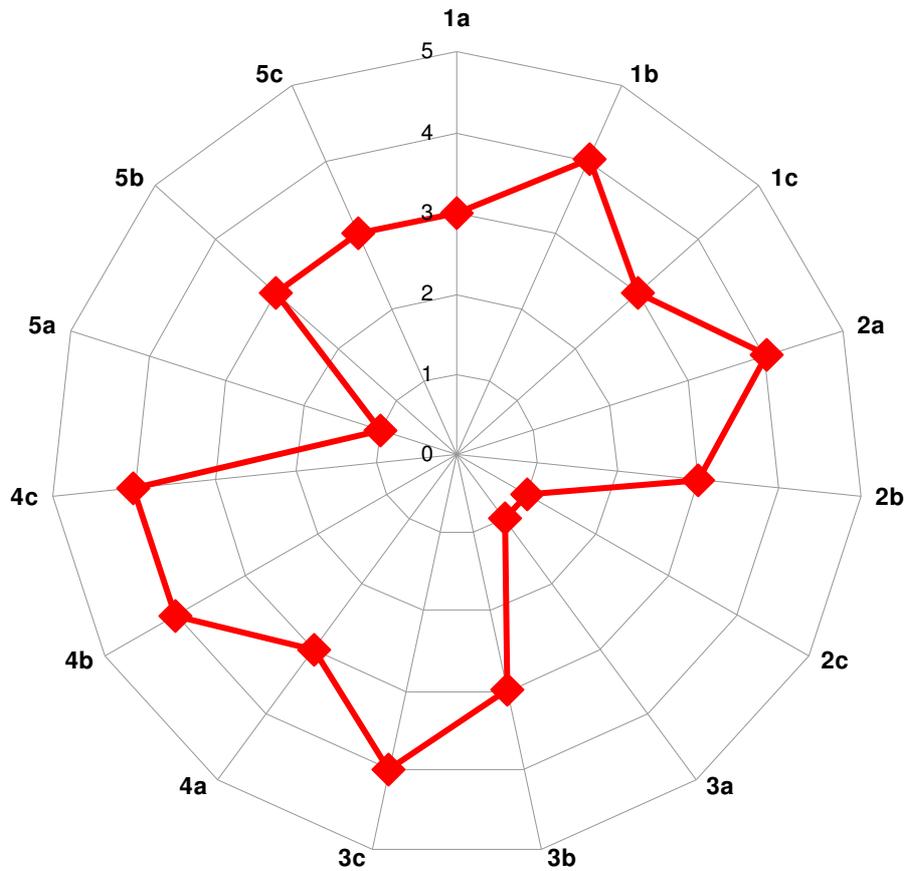
- Community development/support organisations
- Sport/recreation/leisure groups
- Faith-based organisations
- Residents'/business associations
- ▲ Schools
- ▲ Community facilities (Council-owned)
- ▲ Libraries (Council-owned)

The above ratings have been based on reach, diversity and participation. For example, bigger circles tend to be groups that provide a wider range of services, or have large numbers of participants. They also tend to be groups that are well-networked within the community.

Belfast has 27 identified community organisations/groups across the zone. These are spread across five sectors: five community organisations, seven sports organisations, eight recreation/leisure groups, four faith-based organisations and two residents' group. There are no identified business associations or meeting venues in this zone.

There are two organisations which show high reach and impact across the zone. There is one group with strong community development principles working in the area. There are clearly a greater number of recreational groups and sports organisations which have increased participation from the zone.

Community resilience mapping



Scale: 1 = Low 5 = High

15 measures of resilience

Community Support Organisations (rating)

1a	# of organisations	(3)
1b	strength of organisations	(4)
1c	community development principles	(3)

Volunteering (rating)

2a	investment in volunteers	(4)
2b	# of volunteer hours from Fundforce	(3)
2c	# of volunteer hours from Census	(1)

Connectedness (rating)

3a	# of Neighbourhood Support groups	(1)
3b	# of residents' associations	(3)
3c	access to networking groups/forums	(4)

Participation (rating)

4a	community events	(3)
4b	Fundforce participation rates	(4)
4c	club membership #s	(4)

Preparedness (rating)

5a	# of Neighbourhood Support groups	(1)
5b	# households in Neighbourhood Support	(3)
5c	capability of groups to lead local response	(3)

Note: **2b, 4b** - These ratings only take into account figures from community projects funded by Council.
2c - These figures are based on 2006 Census data as this information is not yet available for 2013.
3a, 5a, 5b - These ratings are based on groups and households registered with Christchurch Gets Ready as at November 2013.

Community environment

Social environment

Belfast has undergone considerable growth in the past decade; this has changed the face of the community, the services provided and general infrastructure.

Belfast Community Network (BCN) is the area's largest community development agency; BCN was forced to move from its facility on Main North Road due to earthquake damage. Staff and services over the past two years have been temporarily located at Belfast Primary School, Belfast Pool and more recently at the Belfast Rugby Club as they await the construction of a temporary facility. This has now been placed on Sheldon Park, adjacent to the Belfast Bowling Club. It is hoped that the BCN community facility will open in March 2014.

Sheldon Park is the largest recreational park in the heart of Belfast and is fast becoming a major community hub in Belfast. Sheldon Park currently houses the local outdoor summer pool, the Rugby Club, the Bowling Club, play ground, Belfast Community Network facility and play centre and in 2014 a new skate park will be built on the front of the park. Belfast is currently well-served by Belfast Community Network; faith-based services, and varied sports organisations.

Sheldon Park is seen as a critical community resource with its 100-year history and its open recreational space as Belfast evolves into the future. It is forecast that 2900 households will be developed in Belfast with the majority built before 2021. Community workers acknowledge the changes this will bring with new community dynamics as people from other parts of the city relocate to this zone. Local agencies are preparing to respond to the imminent changes as new housing and industrial growth occurs, by working collaboratively where possible to meet these needs.

The rapid growth within the Belfast area over the last decade has resulted in some 'growing pains' where community and physical infrastructure have not quite kept pace. As a result of the earthquakes, plans for expansion and subdivision of land for residential and industrial development have been fast-tracked. The community has raised concerns about improved intersections, pedestrian access, cycle links, and main road speeds. These concerns are raised constructively through the two proactive residents' associations within the Belfast and Northwood areas that are involved with local decision-makers.

Built environment

Over the next eight years a significant amount of land is earmarked for residential and commercial subdivision, and it is anticipated 6579 sections will become available; this land is for both residential and commercial use. Belfast has seen residential land developments with The Groynes Park that will have a total of 402 residential house sites; The Groynes Park is currently selling stage one of the subdivision. The Belfast Village is another residential subdivision that will open up for residential sale in the near future but land work is still being completed. Both of these subdivisions sit on the northern side of Belfast. The Christchurch City Council has made a commitment through the Belfast Area Plan (BAP) which states that "as the area continues to develop, it is important to retain and enhance the environmental assets valued by the community. The BAP provides a mechanism for ensuring that the community's vision for the area is achieved while protecting the local environment and character."

The Northern Arterial Motorway and the Western Bypass Routes are currently under construction and it is forecast that on completion traffic volumes should decrease on Main North Road and Johns Road. This will have a major effect on the character of Belfast, enhancing the area's identity as a semi-rural village and improving liveability. With these motorways a significant amount of traffic will divert away from Belfast. This will be a relief for those residents who have been expressing issues for years around speeds, conditions of roads, and effects that these factors are having on their properties. The Belfast residents are awaiting the completion of the motorway bypass with much relief.

In late 2013 it was announced also that the Council would be extending the Northern Rail Route cycle way. The cycle way was extended to Redwood in 2012 and will now extend to Belfast. This will mean that cyclists have a cycle way direct to South Hagley Park and the Central City. The new cycle way is forecast for the near future, but no specific dates have been given. The extension of this route will provide a connection from Factory Road in Belfast to South Hagley Park in the Central City. It will provide a facility for those living in the north, connecting with schools and local centres. There are connections to the Grassmere, Airport and University routes.

There are two Christchurch City Council housing complexes, 33 Housing New Zealand properties and one Salvation Army complex that provide social housing for people in the Belfast area.

Research continues to be completed by the Council surrounding Council-owned facilities in Belfast as the population grows and what the needs will become for this community. It is forecast that a new library will go into Belfast but the location is yet to be decided and further consultation should take place in 2014.

Economic environment

According to the Real Estate Institute of New Zealand 53 dwellings were sold in the REINZ Northern Inner area (this also includes Belfast, Papanui, Redwood and Bishopdale). The median price rose from \$289,000 for the year ending September 2012 to \$420,000 for 2013. This is greater than the 13 per cent increase reported by Quotable Value for house values in 2013.

The latest figures released on the real estate market for August to October 2013 showed that 11 properties were sold in the Belfast area and had a median sale price of \$295,000. Three Properties were sold in Belfast west with a median sale price of \$374,000

The shopping complex (Supa Centa) was built in 2004; the centre houses two major supermarkets and major brand shops. It is planned that as Belfast grows so will the Supa Centa. Surrounding properties have been purchased for the expansion of the Supa Centa in the future.

Physically the area of Belfast suffered little damage from the earthquakes; however, the impact of the earthquakes has been felt socially and financially as many residents were employed in parts of the city that were severely damaged.

The access to local services has improved as Belfast has expanded with two medical centres, two supermarkets, one petrol station, and one pharmacy but there is still no dentist in Belfast. In 2006 there were 500 businesses operating supporting 2,410 jobs, now in 2013 it is reported that there are 711 businesses within Belfast supporting 2,820 jobs.

Natural environment

Belfast residents enjoy an environmental setting in natural and cultural assets that provide a sense of both local pride and identity for many residents.

There are 15 parks and reserves within the Belfast profile area. One of these parks is the Belfast Cemetery which is set for future expansion within surrounding property. In the heart of Belfast there is Sheldon Park which celebrated its 100 year history in 2013 and on the north entrance to Belfast there is also the large Department of Conservation land Ōtukaikino.

Ōtukaikino is a 13 hectare freshwater wetland reserve at the entrance to north Belfast that has been gradually restored since 1992. It is one of the few remaining original wetlands that were once common around Christchurch for local Māori. The Department of Conservation land is managed as a "Living Memorial". Ōtukaikino is significant for Te Rūnanga o Ngāi Tahu and is especially appropriate for a Living Memorial. This wetland was once used for burial preparation and is designated a 'Wāi Tapu' site.

The Styx Mill Conservation Reserve is approximately 57 hectares extending along the Styx River for nearly 1.6 kilometres. It provides walkways, picnic spots and general recreational activity.

As housing and industrial developments are completed, it is deemed more important than ever to ensure that Belfast's natural values and local ecosystems are considered through the protection, enhancement and restoration of local geology and soils, water and wetlands and flora and fauna. This includes accessible, interconnected networks of open spaces which offer diversity in function, type, and size of parks and reserves to meet local and regional needs. As a result of fast-paced change it will also be important to promote and protect Belfast's heritage features and conserve places of historical and cultural importance.

Land condition

Prior to the land announcements on 28 October 2011 there was a small amount of land zoned 'orange' in the area around Northwood Boulevard. This area has subsequently been reclassified as 'green', with the new Department of Building and Housing (DBH) technical classifications of 'blue' and 'yellow'.

Technical Category 3 (TC3) – Moderate to significant land damage from liquefaction is possible in future significant earthquakes. Repair/rebuild process can begin on buildings that do not require foundation repair or rebuild. Site-specific investigation is required for those that do.

Technical Category 2 (TC2) – Minor to moderate land damage from liquefaction is possible in future significant earthquakes. Repair/rebuild process can begin.

Areas around Northwood Boulevard, Mounter Avenue, Englefield Road and Tisch Place are zoned as TC3. The rest of the Belfast residential area is zoned TC2. The rest of the zone is classified as unzoned – Rural and Unmapped. These classifications, released in late-October 2011, provide some further clarity around approaches to repair and rebuild options for homeowners.

Key issues identified

Issue	Progress to date / outcomes
<ul style="list-style-type: none"> The emotional impact on people, particularly those who live alone, the elderly or those who have a disability. 	<p><u>November 2012</u></p> <ul style="list-style-type: none"> Belfast Community Network and local churches continue to provide opportunities for older people to gather and socialise and have raised this as a priority. <p><u>November 2013</u></p> <ul style="list-style-type: none"> Belfast Community Network has employed an older adult's worker for 20 hours a week who is working with the older Belfast population. <p><u>November 2014</u></p> <ul style="list-style-type: none"> Belfast Community Network continues to look at ways to engage with the Belfast elderly population through the 20 hours a week paid worker at Belfast Community Network Belfast Friendly Club continue to meet once a month and are looking at different activities that engage with users on all different levels and would expand on their current numbers. Handi-scope in Redwood do work with those with disabilities from Belfast on a weekly basis. This service will be moving back to Papanui in 2016 but this should not be an issue to users as taxis support this project also.
<ul style="list-style-type: none"> Pressure on existing services and schools will increase over time as residential subdivision developments are completed. 	<p><u>November 2012</u></p> <ul style="list-style-type: none"> The Ministry of Education's announcement on the possible closure of Ouruhia School will impact on Belfast Primary School. Community consultations continue as they work to the timeframe given by the Ministry. <p><u>November 2013</u></p> <ul style="list-style-type: none"> Ouruhia School is not closing in the near future. <p><u>November 2014</u></p> <ul style="list-style-type: none"> No major change as residential subdivisions are still in development stage. The Belfast community will be surveyed in 2015 so comparisons can be made as the Belfast community develops into the future.
<ul style="list-style-type: none"> A library and community facility is planned for this area. It is unclear where the library will be located; however, once potential sites are identified the project will go out to public consultation. 	<p><u>November 2012</u></p> <ul style="list-style-type: none"> It is expected that this body of work will commence in 2014. <p><u>November 2013</u></p> <ul style="list-style-type: none"> Public consultation to start in 2014.

Issue	Progress to date / outcomes
continued...	<p><u>November 2014</u></p> <ul style="list-style-type: none"> Library is planned for Belfast but the community consultation process still needs to be undertaken.
<ul style="list-style-type: none"> The red-zoning of Brooklands and the possible closure of Ouruhia School presents Belfast with opportunities to absorb students and pre-schoolers from that area. 	<p><u>November 2012</u></p> <ul style="list-style-type: none"> At the time of writing the Belfast Primary School has a roll of 480 with capacity for 700–900 over time. The Belfast Kidsfirst Playcentre is nearly at capacity with a roll of 37 and capacity of 40. <p><u>November 2013</u></p> <ul style="list-style-type: none"> Belfast Primary School is still sitting around a similar roll, but the roll is expected to grow and preparations for this are being made. <p><u>November 2014</u></p> <ul style="list-style-type: none"> No Change
<ul style="list-style-type: none"> There are many opportunities to create strong communities as people move into the area and populate new housing subdivisions. 	<p><u>November 2012</u></p> <ul style="list-style-type: none"> Ongoing work with residents' associations and the establishment of new neighbourhood support groups. <p><u>November 2013</u></p> <ul style="list-style-type: none"> The Council continues to work alongside both residents' associations and support neighbourhood support groups. <p><u>November 2014</u></p> <ul style="list-style-type: none"> Council continue to work with local community groups on how to build and maintain the strong sense of community that Belfast holds. The 2015 Survey will help guide local groups on how to support the wider community as the Belfast community grows into the future.
<ul style="list-style-type: none"> The Northern Arterial Motorway will draw traffic flows away from Main North Road. It is expected to provide: <ul style="list-style-type: none"> - Safer streets: Moving heavy traffic off suburban roads will make them more pleasant for walking, cycling and public transport. - Improved access: Freight will move more efficiently in and out of Lyttelton Port. - Improved travel times: The extra lanes will make travel times shorter and more reliable. - Economic growth: Urban, commercial and industrial development in the Belfast Area Plan will be supported by the construction of the new motorway. 	<p><u>November 2012</u></p> <ul style="list-style-type: none"> The February 2011 earthquake has altered the project's progress. However, the planning process for the project will continue, although there will be a need to maintain flexibility. <p><u>November 2013</u></p> <ul style="list-style-type: none"> The work was started north of Kaiapoi for the entrance of the motorway in 2013 and property is being prepared. <p><u>November 2014</u></p> <ul style="list-style-type: none"> Residents are looking forward to the motorways as the congestion on the main north road during peak hours is taking a toll on both the residents and the infrastructure.

Issue	Progress to date / outcomes
<ul style="list-style-type: none"> The capacity of local community organisations to meet the demands of the growing population. The community also lacks youth workers. 	<p><u>November 2012</u></p> <ul style="list-style-type: none"> Council staff to work with local groups to ensure strong strategic planning is carried out. <p><u>November 2013</u></p> <ul style="list-style-type: none"> Belfast Community Network has a youth worker working 20 hours a week supporting local youth. <p><u>November 2014</u></p> <ul style="list-style-type: none"> Belfast Community Network has a community worker which encompasses youth working elements. The worker has developed successful youth programmes and activities to meet a growing need and has also been instrument in networking across the Shirley Papanui area with other youth agencies. It is hoped in 2015 the Shirley Papanui Youth Cluster will strengthen the youth community across the area and support each other.
<ul style="list-style-type: none"> An opportunity exists for the local community to develop a strong strategic plan, taking into consideration the growth expected over the next 5–10 years. 	<p><u>November 2012</u></p> <ul style="list-style-type: none"> Belfast Community Network and member organisations to work on this. A recent needs analysis has been completed. <p><u>November 2013</u></p> <ul style="list-style-type: none"> Local community organisations continue to plan and work collaboratively for the future needs of Belfast to ensure there is no duplication of services. Belfast Community Network is focused on what new programmes can be offered within the new facility. The Network is determined to be innovative in the planning for the future. <p><u>November 2014</u></p> <ul style="list-style-type: none"> Local Community groups continue to be open and innovative in what they are involved in the community. Belfast Community Network are excited at the prospect of a Survey in 2015 to make sure that their long term planning is on track to what the communities wants and needs are. Northwood Residents Association continues to be interested in opportunities that exist within the community and be an advocate for those within the community that need advice and support. The Belfast area is near completion around a Civil Defence plan that has seen all major players in the area have input into this localised plan for the future of Belfast.

Issue	Progress to date / outcomes
<ul style="list-style-type: none"> Plunket has reported an increase in babies as people move into the area. 	<p><u>November 2012</u></p> <ul style="list-style-type: none"> Belfast Community Network to collaborate with local agencies to ensure a co-ordinated response to services. <p><u>November 2013</u></p> <ul style="list-style-type: none"> Community organisations are still looking at creative ways to work with Plunket as the population grows. Real Steps Trust runs programmes that incorporate the younger generations during the week. <p><u>November 2014</u></p> <ul style="list-style-type: none"> Plunket continue to run a weekly programme from their facility off main north road but Plunket are looking at ways they can better engage with the Belfast Community around the local whanau.