



NAPIER
CITY COUNCIL

Te Kaunihera o Ahuriri

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DELIVERY & REGULATORY PERFORMANCE COMMITTEE

Open Agenda

Meeting Date: Thursday 4 June 2026

Time: 9.00am

Venue: Large Exhibition Hall
War Memorial Centre
Marine Parade
Napier

Livestreamed via Council's YouTube Channel

Committee Members **Chair:** Councillor Price

Members: Mayor McGrath, Deputy Mayor Taylor Councillors Brownlie, Chrystal, Crown, Isaac-Sharland, Lawrence, Mawson (Deputy Chair), Morley, Raihania, Simpson and Taylor

Ngā Mānukanuka o te Iwi Representatives: Kirk Leonard and Evelyn Ratima

Officers Responsible Executive Director Strategy & Urban Development

Administration Governance Team

Next Delivery and Regulatory Performance Committee Meeting
Thursday 9 July 2026

2025-2028 DELIVERY AND REGULATORY PERFORMANCE COMMITTEE - TERMS OF REFERENCE

<i>Chairperson</i>	<i>Councillor Price</i>
<i>Deputy Chairperson</i>	<i>Councillor Mawson</i>
<i>Membership</i>	<i>Mayor and Councillors (12)</i> <i>Ngā Mānukanuka o te Iwi Appointees (2)</i>
<i>Quorum</i>	<i>7</i>
<i>Meeting frequency</i>	<i>At least 6 weekly (or as required)</i>
<i>Officer Responsible</i>	<i>Executive Director Strategy and Urban Development</i>

Purpose

To provide governance oversight of Council's programmed delivery and operations — including three waters (prior to the transition to the new water entity), transport, and capital works — and to make decisions on strategy, policy, and levels of service for asset management. The Committee monitors delivery risk, asset resilience, and regulatory performance to:

- enable effective delivery of infrastructure programmes that align with community outcomes, and provide the value and benefits committed to for the community.
- maintain oversight of the Council's **regulatory performance and consider** service delivery alignment with community expectations and relevant legislation.

Delegated Powers to Act

To exercise and perform Council's functions, powers and duties within its area of responsibility, excluding those matters reserved to Council by law or by resolution of Council, specifically including the following:

1. To oversee asset stewardship and strategic management of Council's physical assets, including the development of asset strategy and asset management, and making decisions on strategy, policy and levels of service.

NB: Assets which are undergoing commercialisation or reimagining will sit in the Corporate & Performance Committee.

2. Monitor the performance and delivery of strategic capital projects and strategic programmes against the Long Term and Annual Plans.
3. To review and adjust relevant work programme priorities within agreed budgets, activity management plans, and levels of service as set out in Council's Long Term Plan.
4. To adopt or amend policies or strategies within the Committee's area of responsibility, provided these do not conflict with existing Council policies or strategies.
5. To consider any reports and recommendations from infrastructure-related joint committees and business units.
6. Ensure Council meets all compliance requirements associated with its regulatory responsibilities and monitor overall regulatory performance.

7. The Committee may recommend to Council the adoption or amendment of bylaws relevant to the Committee's areas of responsibility.
8. To oversee the development of Napier's emergency management capability and capacity.
9. To consider road stopping and approve the temporary closure of any road.
10. To resolve any other matters which fall outside the area of responsibility of all Standing Committees, but where the Mayor in consultation with the Chief Executive considers it desirable that the matter is considered by a Standing Committee in the first instance.

Power to Recommend

The Committee may recommend to Council and/or any standing committee as it deems appropriate.

The Committee may make a recommendation to the Annual Plan or Long Term Plan relevant to the Committee's responsibilities. This includes recommendations on fees and charges for activities within the Committee's responsibility and which are not otherwise delegated to officers.

The Committee must make a recommendation to Council or the Chief Executive if the decision considered appropriate is not consistent with, or is contrary to, any policy (including the Annual Plan or Long Term Plan) established by the Council.

ORDER OF BUSINESS

Karakia

Apologies

Councillor Simpson

Conflicts of interest

Public forum

Nil

Announcements by the Mayor

Announcements by the Chairperson including notification of minor matters not on the agenda

Note: re minor matters only - refer LGOIMA s46A(7A) and Standing Orders s9.13

A meeting may discuss an item that is not on the agenda only if it is a minor matter relating to the general business of the meeting and the Chairperson explains at the beginning of the public part of the meeting that the item will be discussed. However, the meeting may not make a resolution, decision or recommendation about the item, except to refer it to a subsequent meeting for further discussion.

Announcements by the management

Confirmation of minutes

That the Minutes of the Delivery and Regulatory Performance Committee meeting held on Thursday, 16 April 2026 be taken as a true and accurate record of the meeting.72

Agenda items

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Minor matters not on the agenda – discussion (if any)

Public excluded

Nil

AGENDA ITEMS

1. PROPOSED AMENDMENT TO 2026 MEETING SCHEDULE

Type of Report:	Procedural
Legal Reference:	Local Government Act 2002
Document ID:	1911782
Reporting Officer/s & Unit:	Anna Eady, Governance Manager

1.0 Executive Summary - Te Kaupapa me te Whakarāpopototanga:

1.1 The purpose of this report is to consider an amendment to the 2026 schedule of Council and Committee Meetings which was adopted by Council on 11 December 2025.

2.0 Officer's Recommendation

The Delivery and Regulatory Performance Committee:

- a) **Receive** the report titled Proposed Amendment to 2026 meeting schedule dated 04 June 2026.
- b) **Adopt** changes to the 2026 Schedule of Meetings as follows:
 - Council (*New dates*)
 - Thursday, 16 July 2026 – 1.00pm
 - Thursday, 20 August 2026 – 1.00pm

3.0 Background

3.1 The Local Government Act 2002, Schedule 7, Clause 19 states:

- ...
- (4) *A local authority must hold meetings at the times and places that it appoints.*
- (5) ...
- (6) *If a local authority adopts a schedule of meetings -*
- a) *the schedule-*
 - i) *may cover any future period that the local authority considers appropriate, and*
 - ii) *may be amended; and*
 - b) *notification of the schedule or of any amendment to that schedule constitutes a notification of every meeting to the schedule or amendment.*

3.2 Although a local authority must hold the ordinary meetings as scheduled, Council may at a meeting, amend the schedule of dates, times and number of meetings to enable the business of the Council to be managed in an effective way.

3.3 Staff attempt to meet the needs of the Council in planning the schedule however it is inevitable that the schedule will need to be amended from time to time and these amendments will be notified to elected members via the Councillor diary as they arise.

- 3.4 While the schedule serves to give elected members notice of the upcoming meetings there is still a requirement under the Local Government Official Information and Meetings Act 1987 for the public to be advised on a regular basis of the meetings scheduled for the next month.
- 3.5 The schedule includes the meetings of all committees not only so that members can plan ahead, but also to ensure that meeting days are in fact available. Where scheduled meetings are not required cancellations will be advised to members as early as possible.
- 3.6 It is recommended that the meeting schedule be adopted as proposed in this report.

4.0 Attachments

- 1 [↓](#) Proposed amended 2026 meeting schedule Doc Id: 1913000

GOV-11396-7250-139

2026 Proposed Meetings Schedule - Napier City Council - Adopted by Council 11 December 2025 - Amended 7 May 2026

	JANUARY	FEBRUARY	MARCH	APRIL	MAY	JUNE	JULY	AUGUST	SEPTEMBER	OCTOBER	NOVEMBER	DECEMBER	
SAT													SAT
SUN		1											SUN
MON			2			1 King's Birthday							MON
TUE		3	3 Council										TUE
WED		4	4 Corporate and Performance	1 Ngā Mārukanuka o te Iwi									WED
THU	1 New Year		5 Delivery & Regulatory			4 Delivery & Regulatory / Extraordinary Council	2	3 Council		1 Delivery & Regulatory	5 Delivery & Regulatory	3 Council	THU
FRI	2 New Year's Day	6 Waitangi Day	6 Risk & Assurance	3 Good Friday	1	5	3	7	4	2	6 Ngā Mārukanuka o te Iwi	4 Risk & Assurance	FRI
SAT	3	7	7	4	2	6	4	8	5	3	7	5	SAT
SUN	4	8	8	5	3	7	5	9	6	4	8	6	SUN
MON	5	9	9	6	4	5 Easter Monday	4	6	7	5	9	7 Ahuriri Regional Park JC	MON
TUE	6	10	10	7	5	6	7	11	8	6	10	8	TUE
WED	7	11	11	8	6	8	10	12	9	7	11	9	WED
THU	8	12 Council	12 Workshop Day	3 Council	7 Council	11	9 Delivery & Regulatory	13 Corporate & Performance	10 Council	8	12	10	THU
FRI	9	13	13	10	8 Ngā Mārukanuka o te Iwi	12 Risk & Assurance	10 Matariki	14 Ngā Mārukanuka o te Iwi	11	9	13	11	FRI
SAT	10	14	14	11	9	13	11	15	12	10	14	12	SAT
SUN	11	15	15	12	10	14	12	16	13	11	15	13	SUN
MON	12	16	16 Ahuriri Regional Park JC	13	11	15 Ahuriri Regional Park JC	13	17	14 Ahuriri Regional Park JC	12.3 Year Partnership	16	14	MON
TUE	13	17	17	14	12	16	14	18	15	17	17	15	TUE
WED	14	18	18	15	13	17	15	19	16	14	18	16	WED
THU	15	19	19 Council and People, Arts & Community Panel	16 Delivery & Regulatory	14 Corporate & Performance	18	16 People, Arts & Community Panel / Council	20 Delivery & Regulatory / Council	17	15	19 Corporate & Performance	17 Council	THU
FRI	16	20	20	17	15	19	17	21	18 Community Initiatives Fund	16	20	18	FRI
SAT	17	21	21	18	16	20	18	22	19	17	21	19	SAT
SUN	18	22	22	19	17	21	19	23	20	18	22	20	SUN
MON	19	23	23 Community Initiatives Fund	20.3 Year Partnership Fund	18	22	20	24	21	19	23	21	MON
TUE	20	24 Council	24	21	19	23	21	25	22	20	24	22	TUE
WED	21	25	25	22	20	24	22	26	23	21	25	23	WED
THU	22	26	26	23	21	25 Council	23	27	24	22 Council	26	24	THU
FRI	23	27	27	24	22	26	24	28	25 Risk & Assurance	23 HB Anniversary Day	27	25	FRI
SAT	24	28	28	25 ANZAC Day	23	27	25	29	26	24	28	26	SAT
SUN	25	29	29	26	24	28	26	30	27	25	29	27	SUN
MON	26		30 Creative NZ	27 ANZAC Day Stat	25	29	27	31	28 Creative NZ	26 Labour Day	30	28	MON
TUE	27		31	28	26	30	28		29	27	31	29	TUE
WED	28			29	27	31 Council (AP submissions req/Day 1)	29		30	28		30	WED
THU	29			30	28	31 Council (Day 2, if required)	30			29		31	THU
FRI	30				29		31			30			FRI
SAT	31				30								SAT
SUN					31								SUN

- Public Holidays
 - People, Arts & Community Panel
 - Council
 - Corporate & Performance Committee
 - Delivery & Regulatory Committee
 - Ngā Mārukanuka o te Iwi
 - Risk & Assurance Committee
-
- School Holidays
 - Finish between 27 January & 9 February 2026
 - 3 - 19 April 2026
 - 4 - 19 July 2026
 - 26 September - 11 October 2026
 - 19 December 2026

2. HAWKE'S BAY HOUSING STRATEGY

<i>Type of Report:</i>	Operational and Procedural
<i>Legal Reference:</i>	N/A
<i>Document ID:</i>	1912095
<i>Reporting Officer/s & Unit:</i>	Rebecca Peterson, Senior Policy Analyst Stephanie Murphy, Head of Strategy and Programme Delivery

1.0 Executive Summary - Te Kaupapa me te Whakarāpopototanga:

- 1.1 This report seeks Council endorsement of the Draft Hawke's Bay Housing Strategy (the Strategy). The Strategy is a non-statutory framework. It does not commit Council to specific funding, regulatory changes, or the delivery of individual housing projects.
- 1.2 The Strategy has been developed through the Hawke's Bay Matariki Housing Leadership Group (Housing Leadership Group), bringing together local government, Iwi, Post Settlement Governance Entities (PSGEs) and Taiwhenua. Council contributed to the Strategy at an officer level to ensure alignment with Napier City Council's Housing Strategy. The Strategy addresses housing pressures across the housing continuum from homelessness through to affordable and market housing.

2.0 Recommendations - Ngā Tūtohunga

That Delivery and Regulatory Performance Committee:

- a. **Receive** the report titled Hawke's Bay Housing Strategy dated 04 June 2026.
- b. **Endorse** The Hawke's Bay Housing Strategy (Doc Id 1912280) for ratification by the Hawke's Bay Matariki Housing Leadership Group.
- c. **Notes** that endorsement of the Strategy does not commit Council to financial contributions or delivery obligations. Any specific responsibilities or contributions will be identified through an Action Plan to be developed by the Hawke's Bay Matariki Housing Leadership Group and will be brought back to Council at that stage.

3.0 Background - Ngā Tuāpapa:

3.1 Context

Hawke's Bay continues to face significant housing pressure across the full continuum, from homelessness and emergency housing through to affordable rentals and home ownership. Cyclone Gabrielle exacerbated these housing challenges, highlighting the need for a more resilient and coordinated housing system. While each territorial authority has their own distinct pressures, regional housing issues broadly include:

- Housing affordability and quality
- Suitability of social and assisted housing including typology e.g. one-bedroom and couple only households
- Ageing population with varying housing needs

- Difficulties building on ancestral land
- Exposure to natural hazards
- Building costs and access to development capital
- Supply not keeping up with population growth
- Ensuring regulatory settings support growth.

Council officers have been involved throughout the development of the Strategy to ensure it is consistent with Napier's existing housing objectives. Endorsement does not alter or change any of these existing functions. All future decisions about funding, regulatory change or project delivery will continue to be made through Council's own governance processes.

3.2 Governance arrangements & administration

In June 2025, Council approved entry into a Memorandum of Understanding (MoU) (Doc Id 1912279 - **Attachment 1**) with regional local government partners, Iwi, interested PSGEs and others to provide regional leadership and coordination for housing. The Housing Leadership Group was established as a subset of the Matariki Governance Group, focused on Cyclone Gabrielle recovery. Under the MoU arrangement, the Housing Leadership Group now operates as an independent body, with decision-making authority retained by individual member organisations.

The Hawke's Bay Regional Recovery Agency (RRA) has been the coordinating body working alongside the Leadership Group to develop the Strategy (**Attachment 2**). The RRA was disestablished in March 2026, and the Interim Regional Office (IRO) is currently administering the programme in a transitional capacity while longer-term arrangements are determined.

The Housing Leadership Group has been progressing two key programmes of work: securing and delivering the 159 social housing places allocated to Hawke's Bay, and developing a Hawke's Bay Housing Strategy. The focus of this report is the Housing Strategy.

4.0 Discussion - Ngā Whakamārama:

4.1 The Hawke's Bay Housing Strategy

The Strategy (**Attachment 2**) sets out a 20-year vision that *every whānau and household has access to a safe, healthy, and affordable home in a thriving community with access to education, government and amenities*. Drawing on a stocktake of housing data and existing partner strategies across the region, it addresses the full housing continuum, from homelessness to market housing. It is underpinned by several guiding principles which are mirrored in the MoU (place-based, partnership and collaboration, long-term vision, action in the present, holistic perspective, equity and inclusion, evidence-based decision making and accountability).

The Strategy is designed to complement Napier's existing statutory and non-statutory documents, including the District Plan, the Napier-Hastings Future Development Strategy (FDS), the Regional Spatial Plan, and Council's own Housing Strategy. It is structured around the following five focus areas:

- Whānau wellbeing and community development
- Affordable, quality and diverse housing supply

- Māori housing aspirations
- Coordinating housing initiatives with effective planning, infrastructure and regulation
- Collaborative governance and aligned investment.

Each focus area identifies desired outcomes, indicative roles of member organisations, the role of the Housing Leadership Group, and high-level success measures.

The Housing Leadership Group will develop an Action Plan to support implementation of the Strategy, identifying specific tasks, funding requirements, and delivery responsibilities. This will be brought to Council for endorsement, with regular progress updates provided to the Delivery and Regulatory Performance Committee.

5.0 Options - *He kōwhiringa anō*:

5.1 Option One - Recommended Option

Council endorses the Hawke's Bay Housing Strategy.

Advantages

- Positions Council as an active partner in a coordinated regional housing response.
- Formalises relationships between Housing Leadership Group members to support local housing outcomes.
- Does not commit Council to specific projects, funding allocations, or regulatory changes. Any future actions and/or funding resulting from the Strategy will be considered through standard Council decision-making processes.
- Strengthens the region's collective position when engaging with central government agencies and funding partners, without restricting Council or other members of the Housing Leadership Group from progressing individual requests.
- Aligns with the Napier-Hastings FDS, the Napier Housing Strategy, and Council's broader housing policy direction.
- Establishes a long-term regional vision for housing, with an action plan to follow, that will set out the timing and sequencing of actions needed to deliver on the Strategy's focus areas.

No disadvantages have been identified with this option.

A consideration worth noting is the potential for the Strategy to be interpreted as complete and fully resourced. To address this, clear communications will be required, particularly for interested community groups, stakeholders and the wider community.

5.2 Option Two – Status Quo

Council does not endorse the Hawke's Bay Housing Strategy.

Disadvantages

- Does not formalise Council's participation in a coordinated regional housing response.
- Risks fragmentation across Housing Leadership Group partners, with the Strategy continuing to progress without Council's endorsement.
- May weaken the region's collective influence when engaging with central government agencies or funding partners.

- While the Strategy aligns with Council's existing strategies, it may add another layer of strategic direction. This can be mitigated through proactive communication of Council's priorities.

Officers see no advantages with this option. Not endorsing the Strategy risks fragmentation of regional housing responses and weakens the region's collective ability to advocate for funding and policy support.

6.0 Next Steps - *Te Koke*

Should Council accept the recommendations in this report, this will be noted within the Strategy document. The Strategy will underpin ongoing regional collaboration through the Housing Leadership Group, with Council officers remaining active participants in the regional approach. A regional action plan will be developed, with member organisations contributing through their own governance and future funding processes (including Council's Annual and Long-Term Plan processes). Regular updates will be provided via Council's Delivery and Regulatory Performance Committee.

7.0 Attachments

- | | | |
|---------------------|--|-----------------|
| 1 ↓ | Memorandum of Understanding - Hawke's Bay Regional Housing Collaboration (Final Version) | Doc Id: 1912279 |
| 2 ↓ | Draft Hawke's Bay Housing Strategy | Doc Id: 1912280 |

Summary of Considerations - *Tuhinga Whakarāpopoto:*

Fit with purpose of Local Government - *Ngā aronga tā te Kaunihera- ā-rohe kōrero*

This proposal promotes community wellbeing in the present and for the future, addressed through a coordinated regional approach to housing.

Māori Impact Statement - *He kōrero whaitake tā te māori kōrero:*

Māori are disproportionately represented in homelessness, housing insecurity and home ownership rates across the region. Hawke's Bay governing Iwi and PSGEs have been involved throughout the Strategy's development and will continue to be engaged, with whānau Māori outcomes central to the regional approach.

Climate Change - *Te Huringa o te āhuarangi*

The decision to endorse the Strategy does not have a direct impact on climate or climate related implications. These will be more appropriately considered when the Action Plan is developed and brought to the Delivery and Regulatory Performance Committee.

LTP/ Annual Plan/ Financial Strategy/ Infrastructure Strategy - *Te Pae Tawhiti/ ā-tau / ā- Taunaki Ahumoni /ā- Taunaki Hanganga*

No direct implications arise from this report. Future implications will be considered once the Action Plan and outputs become available.

Financial considerations - *Whai whakaaro Ahumoni:*

There are no direct financial implications associated with Council endorsing the Hawke's Bay Housing Strategy. Where any possible costs or contributions are asked of Council, these will be brought back to Council for consideration.

Significance and Engagement - *Ko te Hiranga me te Hiwaia o te whakaaro:*

This report has been assessed under the Council's Significance and Engagement Policy as being of low significance. Council's intentions about housing outcomes remain unchanged. Endorsing the Strategy reflects a more coordinated approach to delivering housing outcomes.

Consultation (internal/external) - *Ngā Uiuinga (Ki te Kaunihera /ki ngā tāngata katoa)*

The MoU provides a framework for the Housing Leadership Group to engage effectively with member organisations, the community and key stakeholders as needed.

Risks: Legal/ Health and Safety etc. - *Whaktūpato Ture/ Hauora me te Haumaru*

Clear communication will be needed to ensure the Strategy is not misread as a fully resourced or finalised plan.

MEMORANDUM OF UNDERSTANDING

Hawke's Bay Regional Housing Collaboration

Purpose

1. This Memorandum of Understanding is a first step in formalising the collaborative working relationship between the member organisations of the Hawke's Bay Matariki Housing Leadership Group (**Leadership Group**).

Parties

2. The parties to this Memorandum of Understanding are:
 - a. Central Hawke's Bay District Council;
 - b. Hastings District Council;
 - c. Hineuru Iwi Trust;
 - d. Mana Ahuriri Trust;
 - e. Maungaharuru Tangitū Trust;
 - f. Napier City Council;
 - g. Ngāti Kahungunu Iwi Incorporated;
 - h. Ngāti Pāhauwera Development Trust
 - i. Tamatea Pōkai Whenua Trust;
 - j. Tātau Tātau o Te Wairoa Trust;
 - k. Te Taiwhenua o Heretaunga Trust;
 - l. Te Taiwhenua o Te Whanganui a Orotū; and
 - m. Wairoa District Council.
3. Other parties may be invited by the Leadership Group to join the Leadership Group.

Te Tiriti o Waitangi – The Treaty of Waitangi

4. This Memorandum of Understanding is developed within the context of the broader relationship between Territorial Authorities and iwi/Māori organisations listed as parties above in order to enhance housing outcomes for the region.
5. The foundation of the broader relationship is Te Tiriti o Waitangi / the Treaty of Waitangi, and the responsibilities of Councils under the Local Government Act 2002 and other relevant Acts.

Background

6. There are recognised housing challenges across Hawke's Bay that require coordinated action. The region was estimated to be between 2,000 – 3,000 houses short of requirements before cyclone Gabrielle impacted the region in February 2023. The Cyclone displaced around a further 1,000 households, illustrating the lack of resilience in the housing system
7. Housing data indicates that housing challenges are affecting Māori whānau disproportionately compared to the broader population.
8. The parties recognise that housing is fundamental to wellbeing and that solutions require collective action across multiple stakeholders. Action is required both in terms of policy and housing system, but also at place, tailored to the locations and contexts in which people live. Joined-up action from Government, its agencies, local government, iwi/Māori organisations, NGO and commercial entities is required to address challenges across the housing continuum.
9. The Parties have agreed to work together to address these housing challenges, and have formed a Housing Leadership Group to steer collaborative regional work on housing. The parties envisage that a more formal structure and approach may emerge from this initial work.
10. This collaboration seeks to build on the experience of the Hastings Place-Based Housing Initiative which has been successful in drawing together a collaborative partnership to address housing challenges within the Hastings District. One aim is to spread that approach across the region as appropriate to each place and community's context.
11. The Matariki partners have asked the Regional Recovery Agency, while it is still operating, to provide support for the initial work given its genesis in and strong link to system resilience and cyclone recovery work.
12. The parties have a shared kaupapa of creating a regional housing strategy and improving housing, tenant and community outcomes across the housing continuum. They are working to secure Government investment in housing, infrastructure and capability development that will enable the development of additional housing within Hawke's Bay, with a particular focus on parts of the community and housing continuum not fully catered for through market delivery. They have agreed to formally support each other's efforts and to collaborate where it is mutually beneficial and aids the enhancement of housing, tenant and community outcomes – recognising that the needs and demand for housing may be different in different locations.
13. In the first phase of the work envisaged, the parties are exploring an opportunity to partner with Government to deliver 150 social housing homes out of the 1,500 new social housing places budgeted for in Budget 2024.

14. The Parties have now reached a point where they seek to formalise the work being undertaken together through a memorandum of understanding.

Principles

15. The parties acknowledge that their partnership in respect of the housing kaupapa is grounded in the following principles:
- a. **Place-Based Approach:** Our solutions are based on the unique character, needs, and aspirations of our region and its diverse communities and localities. Our position is that place-based provision and decision-making on housing will produce better outcomes for our communities than centralised decision-making;
 - b. **Partnership & Collaboration:** We leverage our collective expertise, resources, and authority to advocate – and then oversee – greater place-based housing provision and decisions in the region. This is most effective when we collectively engage with central Government;
 - c. **Long-Term Vision, Action in the Present:** We commit to developing and implementing housing strategies across a range of housing outcomes that are sustainable across generations and political cycles. We enable action in the present to deliver outcomes now and in the future;
 - d. **Holistic Perspective:** We view housing as interconnected with broader community outcomes including health, education, employment, and cultural wellbeing;
 - e. **Equity & Inclusion:** We prioritise solutions that address need, underlying inequities and ensure all community members have access to safe, healthy, and affordable housing;
 - f. **Evidence-Based Decision Making:** We ground our work in data, research, and community input to ensure effective outcomes; and
 - g. **Accountability:** We will strive to ensure our decisions reflect community input and engagement. We will utilise transparent processes and measure outcomes.

Areas of Activity

16. Where the parties recognise mutual benefit, they agree to explore opportunities to work together in the following areas:
- a. **Regional housing strategy development:** Collaboration on developing a housing strategy and policy for the region addressing a range of housing and community outcomes, with a focus on achieving appropriate housing for people across the housing need spectrum – recognising that the needs and demand for housing may be different in different locations;
 - b. **Advocacy to Central Government:** Working together to seek Central Government action to address housing challenges in Hawke's Bay;
 - c. **Explore the Establishment of an Entity or Entities:** Explore the establishment of an entity or entities to develop and determine a regional housing strategy for Hawke's Bay and take actions in pursuance of that strategy;

- d. Funding applications: Support for funding applications to Central Government for targeted resources to address housing challenges in Hawke's Bay;
- e. Coordinating cross-sector initiatives: Implementing the regional housing strategy through collaborative action;
- f. Monitoring and reporting: Tracking housing trends, needs, and outcomes across the region;
- g. Community engagement: Ensuring community voices inform housing solutions;
- h. Innovation development: Fostering new approaches to addressing housing challenges;
- i. Joined-up initiatives: Where appropriate, taking action together to address housing challenges and needs; and
- j. Regional support for local initiatives: Working together to support the initiatives on one or more of the parties that will deliver enhanced housing outcomes.

Specific initiatives may be subject to further agreement

17. The parties agree that significant initiatives to be carried within the framework of this agreement may be the subject of further specific agreements or arrangements potentially including a formalised regional housing entity or contracts of agreement for specific projects.

Partnership with government

18. The parties aim to partner with Government for enhanced housing, tenant and community outcomes across Hawke's Bay. This will involve working with the Ministry of Housing and Urban Development and potentially a range of other Government Agencies. It is envisaged that the collaborative work carried out under this MoU may lead to one or more parties or regional entities signing agreements with the Crown to deliver specific deliverables.

Applications for government assistance

19. The parties acknowledge that they may individually or collectively make applications to various Government funding sources to support housing initiatives in the region.
20. For the purposes of transparency, all parties to this Memorandum of Understanding agree to disclose to each other the specific instances where this document or the partnership relationship within is declared in any funding applications or in any other governmental, planning or property process.

21. There is the possibility that the various funding applications made by the parties may overlap or even conflict in some areas. The parties agree that their shared objective is to maximise positive housing outcomes for communities in Hawke's Bay and that they will work together in good faith to try to harmonise housing activities under the partnership approach enshrined herein.

Confidentiality and use of information

22. To the extent permitted by law, the parties agree to maintain confidentiality regarding sensitive information shared during the course of collaborative work under or arising out of this Memorandum of Understanding. This includes, but is not limited to, commercially sensitive information, any personal information shared about community members, and strategic information that could impact the success of initiatives if disclosed prematurely.
23. The parties acknowledge that the Council parties to this agreement are subject to the provisions of the Local Government Official Information and Meetings Act 1987 and that Government Agencies working with the parties may be subject to the provisions of the Official Information Act 1982. These Acts may require the release of information unless good reason exists under the respective Act for it to be withheld.
24. The Parties agree that information shared under this collaborative partnership will be held and used for the purposes for which it was shared.

Limitations

25. Nothing in this agreement affects or overrides any legislative or other obligations the parties may have, or any legal rights the parties may have. In particular, nothing in this agreement affects any party's statutory decision-making obligations under the Resource Management Act 1991, the Building Act 2004 or other Acts, nor does it prevent the parties from exercising any rights they have in law.

Implementation

26. The parties agree to meet through their nominated Leadership Group individuals on a regular basis to exchange information, explore opportunities to work together for mutual benefit.
27. It is expected that further structure and decisions on regional opportunities for housing will be developed as the initiative progresses. This may include increasing the formality of the leadership group, noting that decisions for specific initiatives may require separate formal arrangements.
28. This work will be supported by a Working Group, consisting of staff from each of the parties' organisations and staff from the Regional Recovery Agency. The Working Group will carry out a programme work as commissioned by the Leadership Group and provide advice to the Leadership Group on how best to advance the work.

29. Parties will be updated on Leadership Group activities via quarterly reporting or as required to support decision-making.

Term of agreement

30. This Memorandum of Understanding will continue in force until replaced by a subsequent arrangement that repeals it or until the parties agree to end the Memorandum of Understanding. Individual parties may withdraw from the arrangement at any time.

Signatures

Signed on 28 July 2025 on behalf of Central Hawke's Bay District Council by



Doug Tate, Chief Executive

Signed on 25 July 2025 on behalf of Hastings District Council by



Nigel Bickle, Chief Executive

Signed on 4 August 2025 on behalf of Hineuru Iwi Trust by



Mana Hazel, Chairperson

Signed on 20/10/2025 2025 on behalf of Mana Ahuriri Trust by



Te Kaha Hawaikirangi, Chairperson

Signed on _____ 2025 on behalf of Maungaharuru Tangitū Trust by

Tania Hopmans, Chairperson

Signed on 28 July 2025 on behalf of Napier City Council by



Louise Miller, Chief Executive

Signed on 11 Sept 2025 2025 on behalf of Ngāti Kahungunu Iwi
Incorporated by



Bayden Barber, Chairperson

Signed on 24 July 2025 on behalf of Ngāti Pāhauwera Development
Trust by



Toro Waaka, Chairperson

Signed on 29 July 2025 on behalf of Tamatea Pōkai Whenua Trust by



Pōhatu Paku, Chairperson

Signed on 4 August 2025 on behalf of Tātau Tātau o te Wairoa Trust by



Leon Symes, Chairperson

Signed on 10/09/2025 2025 on behalf of Te Taiwhenua o Heretaunga Trust by



Mike Paku, Chairperson

Signed on 28 July 2025 on behalf of Te Taiwhenua o Te Whanganui a Orotū Trust by



Hori Reti, Chairperson

Signed on 1 August 2025 on behalf of Wairoa District Council by



Matthew Lawson, Chief Executive

REGIONAL HOUSING STRATEGY

March 2026

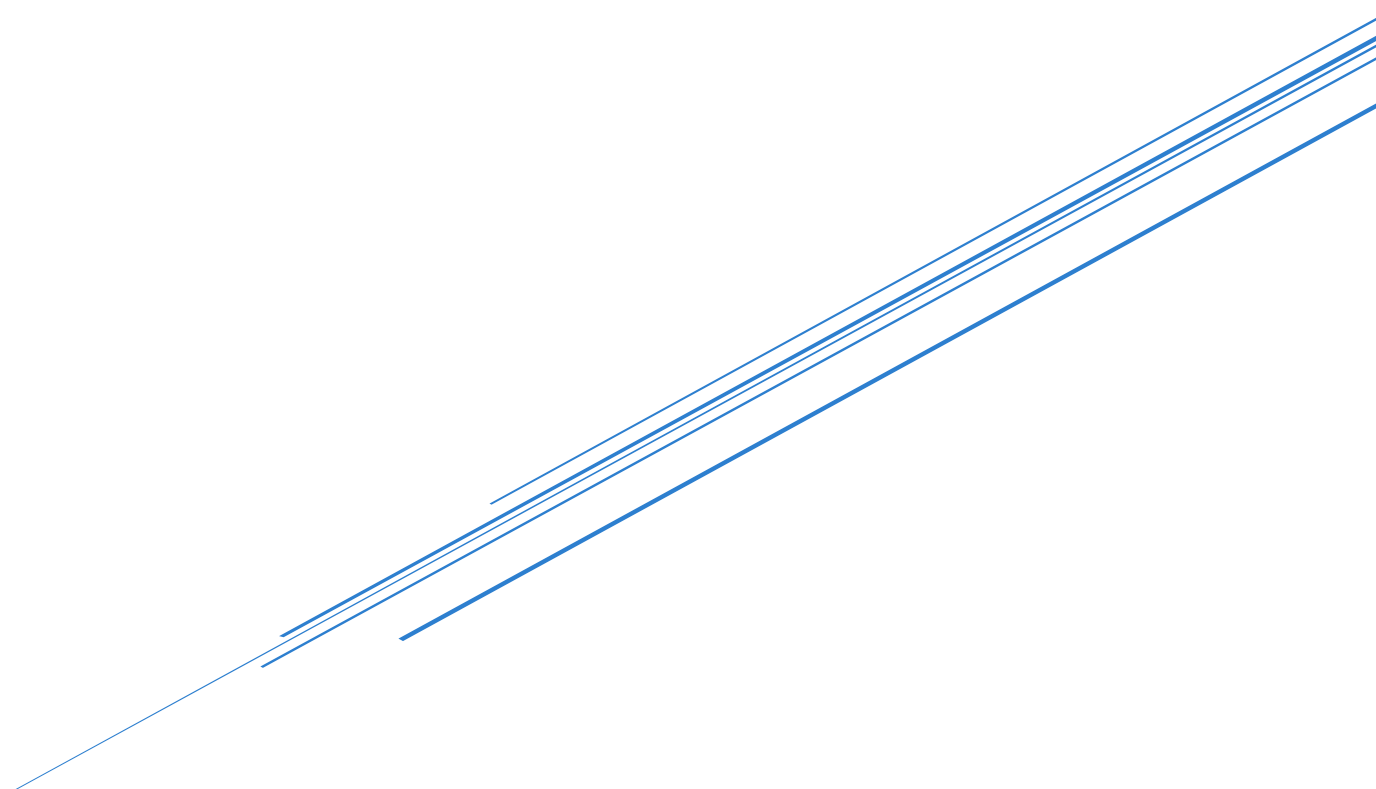


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Executive Summary

The Hawke's Bay Regional Housing Strategy sets out a shared vision and direction of travel for improving housing outcomes across the region. It has been developed by the Hawkes Bay Housing Leadership Group, which brings together Post Settlement Governance Entities, Iwi, Taiwhenua and local government leadership.

The Strategy recognises that having a safe, warm and affordable home is essential for people's health, wellbeing and ability to participate fully in their communities. It promotes a coordinated, place-based approach to housing that reflects the needs and strengths of Hawke's Bay communities. The Strategy sets out a long-term vision and aims for sustainable housing outcomes across generations and political cycles.

Housing pressure in Hawke's Bay has been building for many years. Population growth, increasing costs and constrained housing supply were already creating significant pressures before Cyclone Gabrielle added further challenges. While a range of initiatives have helped to ease some pressure, housing shortages and insecurity remain significant issues for many whānau across the region.

The Strategy focuses on achieving outcomes across five focus areas:

1. Whānau wellbeing and community development;
2. Affordable, quality and diverse housing supply;
3. Māori housing aspirations;
4. Coordinating housing initiatives with effective planning, infrastructure and regulation; and
5. Collaborative governance and aligned investment

Achieving these outcomes will require sustained commitment from many organisations across the housing system. The Housing Leadership Group will play an important role in supporting regional alignment and maintaining momentum, but delivery will depend on the collective efforts of many different stakeholders including councils, iwi, housing providers, developers and central government agencies.

Ultimately, the Strategy represents a collective commitment to improving housing outcomes for present and future generations in Hawke's Bay. Through sustained collaboration, a long-term thinking and a shared focus on whānau wellbeing, it provides a platform for change and greater resilience in the region's housing system.

Introduction

The purpose of this strategy is to provide a vision and a framework to address the housing issues across Hawke's Bay.

Having the security of a home that is safe, warm, dry, and affordable has a fundamental influence on health, education, employment, overall wellbeing and social connection. When people have secure homes, they can thrive individually and contribute to stronger, more vibrant communities. Improving housing outcomes is a critical factor in supporting the needs of our region now and into the future.

In Hawke's Bay we know what works and who is best to deliver housing solutions for our communities. Founded on a place-based approach, this strategy seeks to achieve a responsive, whānau-centred housing system that offers affordable pathways through the housing continuum, provides support for those in need, and fosters wellbeing and a thriving local economy for the people of Te Matau ā Māui Hawke's Bay.

The Hawke's Bay Housing Strategy (the strategy) has been developed by the Housing Leadership Group (HLG), made up of leaders from local authorities, Post Settlement Governance Entities, Iwi and Taiwhenua. It addresses the full housing continuum, from people experiencing homelessness to affordable and market housing, and recognises that tackling regional housing challenges requires collective action. Development of the strategy's desired outcomes has been informed by data, research and on-the-ground experience of HLG members. A particular focus has been placed on the role of assisted housing within the continuum – for example, there is a cross over between housing register data identifying demand for one-bedroom assisted housing places, and research indicating latent and projected demand for one-bedroom places in the region.

The strategy outlines how iwi and local government (Central Hawke's Bay, Hastings, Napier, Wairoa, and the Regional Council) can work together, alongside community housing providers, developers and other key stakeholders, to respond to housing challenges and capitalise on opportunities across the Hawke's Bay Housing continuum. The foundation of the relationship between the entities in the Housing Leadership Group is Te Tiriti o Waitangi/the Treaty of Waitangi.

Having and actioning a regional housing strategy does not stop individual action but instead presents some of the following benefits:

- Ensuring that efforts by individual players can be supported by others if the actions align with the HBHS.
- Helps present a coordinated front and cohesive, coherent case for funding support from Government or other funders.
- Leverages the regional resources available in key areas such as resource management planning, construction, and development.

Background

The Hawke's Bay region is facing significant housing pressure. Across the housing continuum, there is a growing number of people experiencing homeless people, people waiting for social housing, people in social housing who could move out if there were affordable rentals, and people renting who could move to home ownership if there were assistance pathways for them to do so.

This pressure and the extent of the housing crisis in Hawke's Bay has been well-documented. Housing shortages and insecurity became particularly acute in the region in the second half of the 2010s. Immigration, population growth, an expanding horticultural sector and related processing and manufacturing, and a failure of housing construction to keep up with demand, led to rapidly growing housing insecurity. The number of people seeking housing assistance swelled. The government began expanding emergency housing assistance with significant numbers of motels converted to emergency accommodation.

Initiatives were pursued to address this problem. In the Hastings District, a place-based partnership between Government, local government and Māori organisations was initiated. A large-scale social housing expansion was initiated via Kāinga Ora across the region to meet demand. Other housing initiatives including papakāinga development were pursued. The Hastings District Council also instituted District Plan provisions to enable on-orchard and in-industrial zone accommodation for RSE horticultural workers. Napier City Council introduced large areas for housing intensification as well as new greenfield growth areas. Numbers on the MSD administered Social Housing Register began to stabilise and then reduce slowly. Although these initiatives had a positive impact, issues of housing shortage and insecurity remained. Cyclone Gabrielle exacerbated this situation in 2023, with 2% of houses across the region impacted (and 20% of Wairoa's housing stock damaged). Approximately 1,500 whānau were impacted as a result. The impact of the cyclone on top of existing housing issues led to the creation of the Hawke's Bay Housing Leadership Group to address housing recovery issues, and housing system resilience and responsiveness on a regional basis.

Key issues

A strong body of research and analysis on Hawke's Bay housing has been conducted in recent years, by different entities and for a range of purposes. The key issues identified across a number of reports have been combined with 'on-the-ground' feedback to guide the desired outcomes, success metrics and 20-year vision statements in the strategy. The issues are presented here at a high level, and do not necessarily exist in each district to the same (or any) extent. Presenting them in one place is designed to highlight all areas of work that any entity working to the Strategy may need to address and have capability for.

Key issues identified include:

- Ensuring regulatory settings support, or continue to support housing growth
- Access to development capital
- Building costs
- Suitability of social and assisted housing, including typology (e.g. one-bedroom places required)
- Housing affordability and quality
- Difficulties to building on ancestral land
- Supply not keeping up with recent population growth
- Desire for local management of housing
- Concerns about stock and state of seniors housing
- Aging population with varying household needs
- Unsatisfactory living conditions
- Exposure to natural hazards

Key context includes:

- Intensification in Napier and Hastings supports the ability to meet future demand within current urban boundaries, while providing for greater numbers of new dwellings at lower prices.
- By one measure based on 2023 census data, almost all of the estimated shortage in region's housing stock is of single bedroom houses. (Infometrics, 2025)
- Across Napier and Hastings over the next 30 years the market for one-person and couple-only households will, between them, represent the equivalent of about 80% of all total demand (FDS research – 2023/2024)
- CHB faces rising demand for seniors housing (Tamatea Housing Taskforce, 2023)
- Wairoa has developed a housing shortage following population growth, contributing to overcrowding in housing likely to be in poor condition (Sense Partners, 2021)

The Vision

Every whānau and household has access to a safe, healthy, and affordable home in a thriving community with access to education, employment and amenities.

Whānau wellbeing and community development

Affordable, quality and diverse housing supply

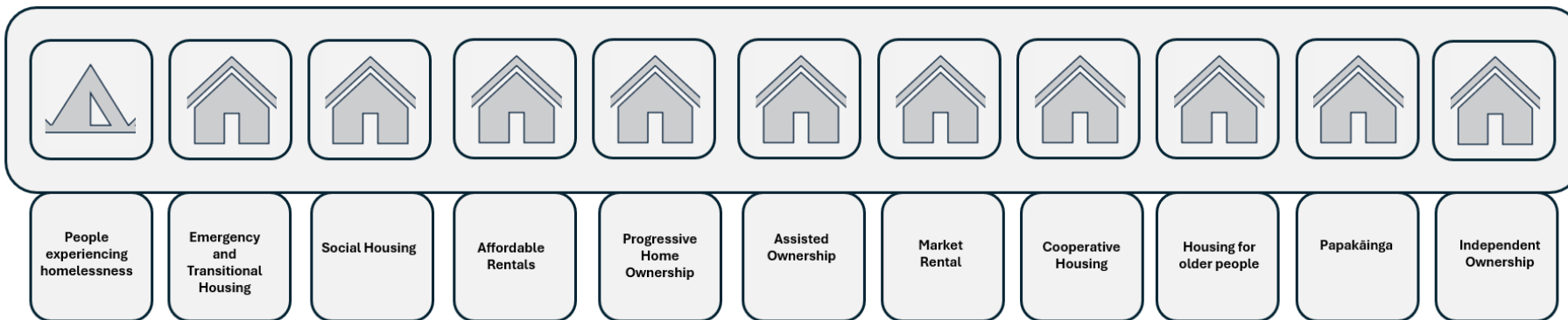
Māori housing aspirations

Effective planning, infrastructure and regulation

Collaborative governance and investment

Housing Continuum

Improving housing outcomes across the housing continuum is essential for the vision to be achieved.



Outcomes

In Hawke's Bay we know what works and who is best to deliver housing solutions for our whānau. The success of the Hastings place-based scheme in recent years highlights the strength of place-based decision making. In working towards the broader vision this strategy and associated action plan has been developed to achieve a series of broad outcomes:

1. *Whānau wellbeing and community development*
 - Obtainable housing for whānau across the Housing Continuum
 - Increased use of mixed tenure developments
 - Improved community and neighbourhood outcomes through more comprehensive support services
 - Improved opportunities and assistance for tenants to move into homeownership on a sustainable basis
 - Reduction in people experiencing homelessness overtime
2. *Affordable, quality and diverse housing supply*
 - More whānau living in safe, warm and healthy homes
 - Housing is enabled across both greenfield and brownfield developments to meet demand
 - Leveraging existing investment in infrastructure
3. *Māori housing aspirations*
 - Papakāinga housing on Māori Freehold Land and General Land is enabled and supported
 - Improved access to funding and partnerships for Māori entities
 - Māori entities are enabled and supported to deliver commercial housing developments across the Housing Continuum
4. *Coordinating housing initiatives with effective planning, infrastructure and regulation*
 - We have efficient and responsive regulatory and consenting processes
 - Crown assets and partnerships are utilised effectively
5. *Collaborative governance and aligned investment*
 - Leveraging and aligning investment interests across the housing network
 - Equitable delivery of housing across the region
 - Improved alignment across regional housing priorities and effective partnerships
 - Improved access to funding streams that support housing outcomes
 - Housing procurement practices prioritise local suppliers and environmental sustainability.

Moving towards the vision

Achieving a vision of access for all to safe, healthy, and affordable homes in thriving communities will require a mix of longer-term actions and policies, and short-term 'quick wins' that, where possible, have an enduring effect. Given the current housing shortages and insecurity, it is essential the region begins taking action now and starts progressing as many initiatives as possible within existing constraints (e.g. realistic timeframes, resourcing etc), progressing multiple initiatives in parallel and in the context of present realities (e.g., what is achievable in the short-term considering current constraints, such as Government policy settings and resourcing).

A dynamic, adaptive approach will be critical—one that remains responsive to shifting challenges and opportunities over time. To stay on course, the strategy and its accompanying action plan should be reviewed regularly to ensure that priority areas remain aligned with the overarching vision and that meaningful progress continues.

Guiding Principles

The following guiding principles will be key to advancing the vision:

Place-Based Approach: We design housing responses that reflect the unique needs, character, and aspirations of our region and communities. This recognises that local decision-making leads to better outcomes than centralised approaches.

Partnership & Collaboration: We work collectively—iwi, civic, and community—to drive and oversee housing solutions. Strong regional partnerships are key to engaging with and influencing Government.

Long-Term Vision, Action in the Present: We take a long-term view while delivering immediate impact. Our strategies aim for sustainable housing outcomes across generations and political cycles.

Holistic Perspective: We view housing as interconnected with broader community outcomes including health, education, employment, and cultural wellbeing

Equity & Inclusion: We prioritise solutions that address need, reduce inequities, and ensure access to safe, healthy, affordable housing for all.

Evidence-Based Decision Making: We ground our work in data, research, and community input to ensure effective outcomes

Accountability: We commit to transparent decision-making, grounded in community input, and focused on measurable outcomes.

20 Year Vision for Housing in Hawkes Bay

The current state of our housing market is the result of many generations of inaction, or inappropriate focus on what matters for our communities. We know it will take time to meet our goals, and the levers created through this work will help us deliver those. While our focus will be on taking action every day to address our region's housing issues to support vibrant, healthy and secure whānau, we acknowledge the importance of a longer-term vision of what we want to focus on and achieve.

At a high-level, delivering on the housing strategy will, over the next 20-years, result in:

- Mixed tenure neighbourhoods which support whānau and community development
- Pathways for people to move to home ownership and increased levels of home ownership and improved housing affordability
- Whānau being enabled to live on ancestral land
- Greater local management of social housing.

Each of the high-level goals and the levers required to achieve them is explored further in the section below.

Mixed tenure neighbourhoods

Houses are not just places where people and their whānau live. They are places that make up communities. Communities support their people and whānau to grow, work, contribute to society and play. While stable housing is important, so are stable communities.

Our vision is that people should be supported to build their lives in the communities they love – which they support and are supported by. That means having different options across the housing continuum to ensure people can keep living in their community as their situation changes – for better or worse.

Pathways for people to move to home ownership, increased levels of home ownership, and improved housing affordability

Home ownership is not a binary movement – there are steps people can be supported with along the way. The path to home ownership needs to be allowed for at an appropriate pace, recognising the number of factors that support stable and secure home ownership.

The path towards home ownership relies on different tenure options being available on the housing continuum, and within communities – speaking to other high-level goals that we have.

Our vision is that social housing, affordable rentals, progressive ownership models, and modestly priced first homes are all steps in the path to stable and secure home ownership for those who want this.

Whānau enabled to live on ancestral land

Institutional settings have blocked the ability for housing to be built on ancestral land. While progress is being made, it is not at the level desired. In a 2011 report on government policy to support housing on Māori-owned land, the Office of the Auditor General identified capacity, planning and finance as key barriers that have existed for too long.

Our vision is that that there are no barriers for building housing on ancestral land, compared to building on other types of land. And that PSGEs, Iwi, hapu and Taiwhenua can be supported to provide housing for their people.

Local management of social housing

Hawke's Bay has traditionally had a small CHP sector. Current Government strategy for new social housing to be provided by CHPs presents an opportunity to build a strong but diverse CHP sector over time which allows for new social housing to be managed locally, and which focusses on delivering housing outcomes that are important to all Hawke's Bay housing stakeholders.

Our vision is that the region is enabled so that local social housing can be managed locally, by the people who know their communities and people the best, and know what works.

Strategy Development and Scope

The Hawke's Bay Housing Strategy (HBHS) has been developed by the Housing Leadership Group (HLG), made up of leaders from local authorities, Post Settlement Governance Entities, Iwi and Taiwhenua. It addresses the full housing continuum, from people experiencing homelessness to affordable and market housing, and recognises that tackling regional housing challenges requires collective action.

The HBHS provides a regional framework to guide how partners could work together across the housing continuum, focusing on the following five pillars:

- Whānau wellbeing and community development
- Affordable, quality and diverse housing supply
- Māori housing aspirations
- Coordinating housing initiatives with Effective planning, infrastructure and regulation
- Collaborative governance and aligned investment.

The Strategy is designed to be able to complement and align with the following policy and/or regulatory settings,:

- **National Policy Directions:** Aligning with Kāinga Ora programmes, Government housing policy, and funding mechanisms.
- **Napier-Hastings Future Development Strategy (FDS):** The FDS will guide the location of urban, industrial and commercial development in the two districts over the next 30 years.
- **District Plans:** Integrating zoning, intensification, and land-use provisions to enable diverse housing options.
- **Urban Intensification:** Zoning and guidance to support medium-density residential development.
- **Local Area Plans:** Ensuring urban intensification is supported with appropriate above and below ground infrastructure that support vibrant, liveable neighbourhoods.
- **Iwi and Hapū Strategies:** Supporting Treaty-based approaches, papakāinga development, and housing on ancestral land.

While the HLG have developed the HBHS, it is acknowledged that the HLG is not the primary provider of housing outcomes therefore delivery will require joint effort from various entities working across the housing continuum. The HBHS and HLG (or members of) may in future advocate for setting changes to better address the local housing environment. The following areas are identified as being out of scope:

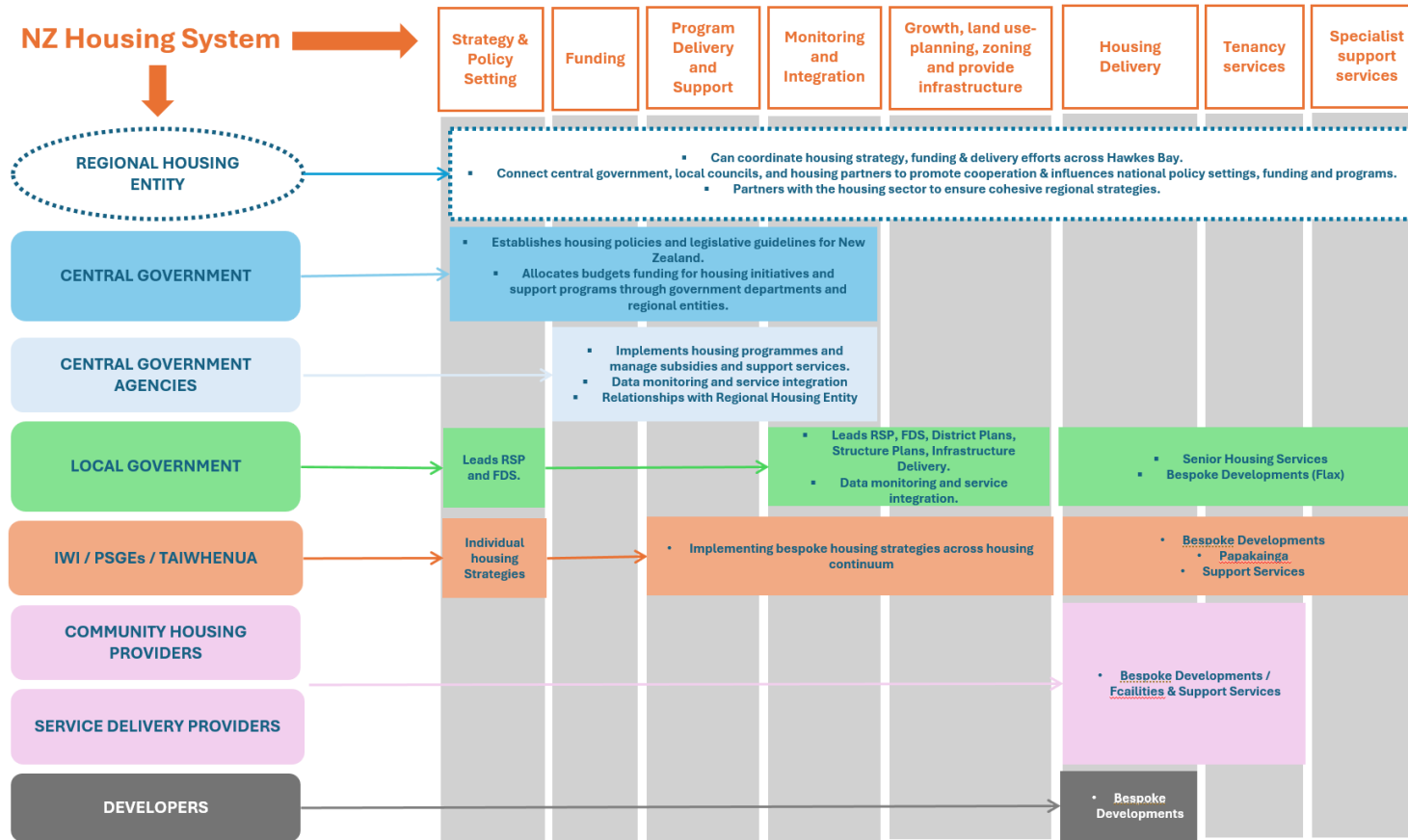
- Individual housing projects; The HBHS does not replace local project planning (growth, structure or local area plans) or operational decisions by individual entities (local government, Iwi, PSGE's, Housing Providers or Developers).

- Detailed funding allocations; While the Strategy identifies funding priorities, specific allocations will be determined through separate processes.
- Statutory planning documents; The HBHS complements, but does not override District Plans, the Regional Spatial Plan, Future Development Strategy, or Iwi Management Plans.

Strategy Review

- The HBHS will be reviewed every 3-years, aligning with typical local, regional, and national regulatory and strategic housing setting reviews.

Roles and Responsibilities



Strategy Focus Areas

This strategy is broken down into four focus areas, each of which has a set of activities and interventions that will support the delivery of the vision and outcomes sought.

The HLG will prioritise actions to deliver the strategy's focus area outcomes, based on assessed need. An agreed action plan will outline timing and sequencing of those actions.

FOCUS AREA: WHĀNAU WELLBEING AND COMMUNITY DEVELOPMENT

Building strong, healthy communities by supporting whānau with housing, services, and pathways along the Housing Continuum.

Outcomes	Roles of member organisations	Role of the Regional Housing Group	Success Measure(s)
Obtainable housing for whānau across the Housing Continuum	Making land available for housing	Oversight of tracking demand across the housing continuum and ensuring needs are being met	Reduction in demand for social housing places.
Increased use of mixed tenure developments	Making different types of housing available across the housing continuum	Attract more entities in the emergency/transitional sector to ensure capacity	Increase in first homeownership
Improved community and neighbourhood outcomes through more comprehensive support services	Delivering mixed tenure developments across the region	Monitor operations of housing assistance programmes to ensure effectiveness and reporting/advocacy where they are not working	Increase in range of housing providers operating across the region.
Improved opportunities and assistance for tenants to move into homeownership on a sustainable basis	Provision of support services including financial, education and whānau ora services	Ensure as uniform information as we can across the region around benefits of mixed tenure developments.	Majority of new developments are mixed-tenure.
	Tracking data relating to whānau progress along the housing continuum	Facilitate collaboration among developers, architects, and planners to create and share adaptable housing	Reduction in people experiencing homelessness count

<p>Reduction in people experiencing homelessness overtime</p>		<p>designs that meet diverse community needs.</p> <p>Promoting data sharing with Crown agencies relating housing need.</p> <p>Create a regional measure of people experiencing homelessness that gives a real-time picture of need</p>	<p>Regional measure of people experiencing homelessness adopted and integrated.</p>
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FOCUS AREA: AFFORDABLE, QUALITY AND DIVERSE HOUSING SUPPLY

Enabling diverse housing across neighbourhoods to meet the region's growing and changing needs

Outcomes	Roles of member organisations	Role of the Regional Housing Group	Success Measure(s)
<p>More whānau are living in safe, warm and healthy homes</p>	<p>Delivering housing that meets healthy homes standards.</p> <p>Ensuring land supply in areas that contribute to well-functioning urban environments through planning functions and zoning</p>	<p>Advocate for funding to address poor quality of existing housing stock</p>	<p>Reduction in housing related health and wellbeing issues.</p>
<p>Housing is enabled across both greenfield and brownfield developments that contribute to well-functioning urban environments to meet demand</p>	<p>Councils manage release of land supply in accordance with regulatory and planning provisions.</p>	<p>Collate data in relation to quality of housing according to benchmarks</p> <p>Allow for a regional view of housing land availability, acknowledging TLAs manage release of land supply in accordance with regulatory and planning provisions.</p>	<p>Reduced building cost of construction.</p> <p>New dwelling consents matching demand.</p>
<p>Leveraging existing investment in infrastructure</p>	<p>Partners coordinating among themselves and coordinating with commercial partners to link development with existing infrastructure.</p>	<p>Investigate and promote suitable innovative building technologies to improve building costs and/or development processes.</p>	<p>Accuracy of forecasted supply & demand for the region.</p> <p>Regional data utilised by central government to complement their own national data, to inform central government decision-making</p>

FOCUS AREA: MĀORI HOUSING ASPIRATIONS

Empowering Māori-led housing solutions across the Housing Continuum

Activities	Roles of member organisations	Role of the Regional Housing Group	Success Measure(s)
Papakāinga housing on Māori Freehold Land and General Land is enabled and supported	Planning provisions and guidance to enable papakāinga development	Prioritise advocacy for Māori based housing initiatives and funding solutions as a region	Increase in Māori-led housing projects.
Improved access to funding and partnerships for Māori entities	Align regulation and planning regionally to enable papakāinga developments (noting that the NES-Papakāinga will assist)		
Māori entities are enabled and supported to deliver commercial housing developments across the housing continuum	Local government and Māori entities working together to leverage investment opportunities Collecting data on Māori land and capacity for provision new housing		

FOCUS AREA: EFFECTIVE PLANNING, INFRASTRUCTURE AND REGULATION

Supporting housing growth through coordinated infrastructure, planning, and enabling regulation

Outcomes	Roles of member organisations	Role of the Regional Housing Group	Success Measure(s)
We have efficient and responsive regulatory and consenting processes	Local government policy planning Partner organisations deliver housing that utilises existing Crown assets	Promote consistency of regulation and consenting processes across region Relationships with Crown agencies, particularly Kāinga Ora, to align housing strategy with divestment opportunities	Consents are processed within statutory timeframes. Crown land is divested for housing purposes
Crown assets and partnerships are utilised effectively			

FOCUS AREA: COLLABORATIVE GOVERNANCE AND INVESTMENT

Coordinating regional priorities and partnerships to secure funding and deliver equitable housing outcomes.

Outcomes	Roles of member organisations	Role of the Regional Housing Group	Success Measure(s)
Leveraging and aligning investment interests across the housing network	Alignment with Long Term Plan and investment approach	Establishing and maintaining relationships across Crown agencies and the community housing sector and connecting regional partners where appropriate	Distribution of housing investment across the region
Equitable delivery of housing across the region	Participation in the Regional Housing Governance	Advocacy to central government	Funding proportionate to the size of Hawkes Bay is secured.
Improved alignment across regional housing priorities and effective partnerships	Partners commit to utilising progressive procurement and other policies that promote local businesses and sustainable outcomes. Where possible, encouraging other parts of the network to do the same.	Data collection and monitoring the ensure clarity of the needs of the region	
Improved access to funding streams that support housing outcomes		Develop a coordinated approach to raise awareness among key stakeholders of available funding opportunities and align regional efforts to strengthen applications for Crown funding.	
Housing procurement practices prioritise local suppliers and environmental sustainability		Establishing a Regional Housing Network to promote alignment and flow of information relating to housing	
		Identifying opportunities where coordination and intervention in the housing ecosystem can lead to better outcomes	
		Monitor where funding and opportunities are going and intervening to ensure regional equity where required	
		Ensuring data informs decision-making and demand is being met.	

Appendix 1

Hawke's Bay housing reports & research

March 2026

Development of the strategy's desired outcomes has been informed by data, research and on-the-ground experience of HLG members. Research analysing estimates of housing shortages, development capacity, the state of the region's housing stock and the region's ability to provide adequate housing for its people has been commissioned across different TAs in recent years, and by the Housing Leadership Group.

The research grounds the strategy in why and how the desired outcomes, success metrics and 20-year visions in the Strategy have been developed.

Several key reports that have been drawn on in development of the strategy are referenced below. This is not an exhaustive list, but will support readers by providing an introduction to how the HLG has been assessing the issues faced within the region.

- Napier Housing Strategy
- Hastings Medium and Long Term Housing Strategy
- Our Homes – Strategy for Tamatea Central Hawke's Bay.

NAPIER HASTINGS FUTURE DEVELOPMENT STRATEGY¹

The Hastings and Napier Future Development Strategy (FDS) was jointly developed by Hastings District Council, Napier City Council, Hawke's Bay Regional Council and iwi Post-Settlement Groups (Maungaharuru Tangitū Trust, Mana Ahuriri Trust and Tamatea Pōkai Whenua), with input from residents, interest groups and industry. The FDS guides the location of urban, industrial and commercial development in the two districts over the next 30 years. It is a requirement of the government's National Policy Statement - Urban Development 2020. The FDS is "a strategic tool to assist with the integration of planning decisions under the Resource Management Act 1991 (RMA) with infrastructure and funding decisions.

The FDS ensures development areas are available to meet projected residential and business needs, while protecting the region's highly productive soils, freshwater and natural environments, and sites and areas of significance to Māori. It also addresses the challenges natural hazards, including the affects posed by climate change, will have on development. The development constraints include flood risk information gathered post-Cyclone Gabrielle (2023).

¹ <https://www.hastingsdc.govt.nz/assets/Document-Library/Strategies/Hastings-and-Napier-Future-Development-Strategy/Future-Development-Strategy.pdf>

WAIROA HOUSING STRATEGY (2021)²

Wairoa Taiwhenua, Tatau Tatau o Te Wairoa Trust and the Wairoa District Council invited Sense Partners to develop a strategy to address the housing crisis in Wairoa identified through research in 2020.

OUR HOMES – STRATEGY FOR TAMATEA CENTRAL HAWKE'S BAY (2023)³

The goal of the Tamatea Housing Taskforce is to create a sustainable pathway for housing the people of Tamatea – Central Hawke's Bay, that puts their wellbeing at the centre. The Strategy included six focus areas developed through analysis of the housing situation in the region.

HASTINGS MEDIUM AND LONG TERM HOUSING STRATEGY (2021)⁴

At the end of 2019, Hastings with government support embarked on the Hastings Place Based Housing Plan – a bespoke solution to build new houses and papakāings across Hastings, address homelessness and carry out repairs on existing Māori-owned homes to make them healthier and more liveable.

The Hastings Medium and Long Term Housing Strategy builds on that place based housing plan, with the aim of delivering sustainable, positive change through a programme of work encompassing affordable housing, social housing, market housing, Māori housing, senior housing, and RSE accommodation, alongside skills training and employment creation.

NAPIER CITY COUNCIL HOUSING STRATEGY

The Napier City Council Housing Strategy sets out the vision for healthy, safe, and affordable housing that meets the needs of all Napier residents. Supported by five interconnected outcomes sit across the housing continuum.

² <https://www.ttotw.iwi.nz/assets/Resources/2021.03.15-Housing-Strategy-Wairoa.pdf>

³ <https://www.chbdc.govt.nz/assets/Document-Library/Strategies/Community-Plans/OurHomesStrategy-1-0.pdf>

⁴ <https://www.hastingsdc.govt.nz/assets/Document-Library/Strategies/Hastings-Medium-and-Long-Term-Housing-Strategy/Hastings-Medium-and-Long-Term-Housing-Strategy.pdf>

INFOMETRICS HAWKE'S BAY HOUSING STOCKTAKE⁵

In 2025 the Hawke's Bay Regional Recovery Agency (RRA), acting as secretariat to the HLG, commissioned economics consultancy Infometrics to produce a housing stocktake across the region. The aim was to ensure common data sets, including the most up-to-date census data, could be used to assess the region's housing needs and trends in the regional housing market since 2013.

It is important to note that the Infometrics work was developed to provide the HLG with an assessment of issues being faced within the region, and as an input for developing the strategy. It does not replace or relate to assessments which are mandated through legislation or government policy statements (such as the FDS). The RRA requested Infometrics develop an estimate of what any housing shortage might be in the region, acknowledging there was a range of ways to carry out such an assessment, and that any estimate of a housing shortage is hypothetical and sensitive to underlying assumptions.

⁵ Link to be inserted once Infometrics report published: Note Infometrics report only to be published concurrently with public publication of this Strategy (i.e. not before Strategy is published).

3. WATER SERVICES STRATEGIC ASSET MANAGEMENT PLAN

<i>Type of Report:</i>	Procedural
<i>Legal Reference:</i>	N/A
<i>Document ID:</i>	1911441
<i>Reporting Officer/s & Unit:</i>	Syed Andrabi, Manager Planning & Investments Bex Smiley, Capital Investments Planner

1.0 Executive Summary - Te Kaupapa me te Whakarāpopototanga:

- 1.1 This report presents the Water Services Strategic Asset Management Plan (SAMP) (Doc Id 1899092) for endorsement by the Delivery and Regulatory Performance Committee. The SAMP sets out how Napier City Council (NCC) manages its water services assets: drinking water, wastewater, and stormwater, to deliver reliable, safe, and compliant services for the Napier community, now and into the future.
- 1.2 Key themes include:
- responding to population growth of approximately 20% by 2053,
 - addressing climate resilience and natural hazard risks,
 - responding to changing regulatory standards,
 - lifting asset management maturity,
 - managing ageing infrastructure and renewal backlogs, and
 - aligning with the Commerce Commission's Information Disclosure requirements that take effect from 1 July 2027.
- 1.3 The SAMP has been prepared to reflect current asset management priorities and practices, identify improvement opportunities, and signal the direction required to meet future regulatory obligations. In doing so, it also ensures NCC's priorities are clearly articulated to inform planning and decision-making as Water Services transitions to the future regional Water Organisation.

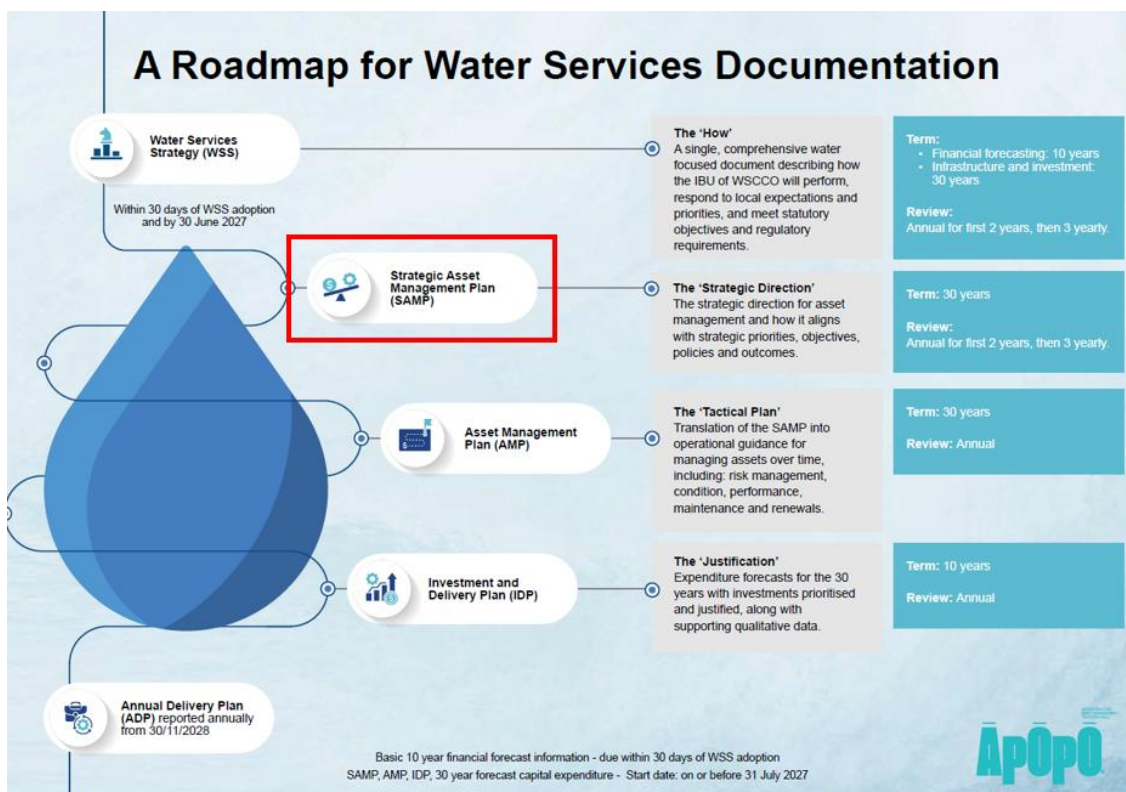
2.0 Recommendations - Ngā Tūtohunga

That the Delivery and Regulatory Performance Committee:

- Receives** the report titled Water Services Strategic Asset Management Plan dated 04 June 2026.
- Endorses** the Water Services Strategic Asset Management Plan (Doc Id 1899092) as the governing strategic document for the management of NCC's drinking water, wastewater, and stormwater assets.
- Notes** that the Strategic Asset Management Pan (SAMP) is a transitional document, outlining Napier City Council's asset management priorities and supporting the transition to the future regional Water Organisation.

3.0 Background - Ngā Tuāpapa:

- 3.1 A Strategic Asset Management Plan (SAMP) is a high-level document that sets out how an organisation plans to manage its assets over the long term. It sits above a wider suite of planning documents, strategies, and operational plans, providing the strategic direction that guides and connects them.
- 3.2 This SAMP has been developed using a shared template across NCC, Hastings District Council, and Central Hawke's Bay District Council, supporting a consistent approach as the three councils work toward the future regional Water Organisation.
- 3.3 Water services in New Zealand are going through a period of significant change. The Local Government (Water Services) Act 2025 establishes a new national framework and provides the legal basis for forming the regional Water Organisation. At the same time, Taumata Arowai is raising the bar on public health requirements for drinking water and wastewater, and the Commerce Commission, as economic regulator, has set out new information disclosure requirements that water service providers must meet from 1 July 2027 (See Figure 1 below).



a. Figure 1 Information Disclosure requirements

- 3.4 Together, these changes mean the way water services are planned, delivered, and reported on is shifting considerably. This SAMP reflects that reality and positions NCC to meet these obligations while clearly articulating its asset management priorities for the people of Napier.
- 3.5 The SAMP highlights underpinning NCC's approach to water services are two important principles. The first is Te Mana o te Wai, the idea that water has its own significance and that its health is inseparable from the health of people and communities. This shapes how NCC thinks about every decision involving water. The second is Te Muriwai o Te Whanga, which brings these values to life in the specific context of the Ahuriri Estuary, a

taonga of particular importance to Napier, and reflects NCC's obligations to protect and care for it.

4.0 Discussion - *Ngā Whakamārama:*

- 4.1 Napier is expected to grow by nearly 20% by 2053, and that growth, combined with increasing climate risks including saltwater intrusion, inflow and infiltration, sea level rise, and more frequent storm events, is placing real and growing investment pressure across all three networks. Ageing infrastructure, renewal backlogs, gaps in asset data, and rising regulatory expectations add further complexity.
- 4.2 These pressures create difficult trade-offs between renewals, growth infrastructure, resilience, and affordability. The SAMP sets a direction for how NCC will navigate these trade-offs across a range of areas, from demand management, with the Water Demand Management Strategy targeting a 10% reduction in demand by 2030 (Scenario 5, endorsed March 2026), to risk prioritisation and NCC's long-term aspiration toward a chlorine-free drinking water supply, subject to regulatory requirements and staged infrastructure investment.
- 4.3 Central to navigating these trade-offs is the quality of information available to do so. Asset data gaps are currently limiting the quality of investment decisions, regulatory reporting, and demand forecasting. Data quality varies across asset classes, with gaps in condition assessment, criticality, and system calibration. Current IT systems, including Accela, which is no longer supported, are not fit for future purpose. A systems review is underway, the outcomes of which will inform the improvement plan. Encouragingly, the recent NCC redesign established a dedicated team, Planning and Investments, within water services with a focus on improving data quality and using it to drive more informed investment decisions.
- 4.4 Whilst we have this dedicated team, current asset management maturity is still developing. An independent maturity assessment has been commissioned in May 2026 to establish a baseline and define the desired maturity. This will inform a structured improvement plan, with the high-level direction set in this SAMP and more detailed actions developed through the maturity assessment that feeds into the Asset Management Plan (AMP).
- 4.5 The priorities reflected in this SAMP are based on NCC's current strategic direction. Council's community and strategic priorities are being refreshed through the long-term planning process. Once these are confirmed there will be an opportunity to reflect any changes through the Statement of Expectations process.

5.0 Options - *He kōwhiringa anō:*

Not applicable.

6.0 Next Steps - *Te Koke*

- 6.1 Following endorsement, the Planning and Investments team will use the direction set in this SAMP to develop the Asset Management Plan (AMP) and will implement the Asset Management Improvement Plan with progress reported through the management reporting cycle.

- 6.2 The SAMP will be presented to the Water Organisation for inclusion in the regional SAMP, which is required to be submitted by the Water Organisation to the Commerce Commission by 1 July 2027 in accordance with Information Disclosure requirements (see Figure 1). The document will also be made publicly available on NCC's website.

7.0 Attachments

- 1 Final Water Services Strategic Asset Management Plan (Under separate cover 1) Doc Id: 1913695

Summary of Considerations - *Tuhinga Whakarāpopoto:*

Fit with purpose of Local Government - *Ngā aronga tā te Kaunihera- ā-rohe kōrero*

Council is required to give effect to the purpose of local government as set out in Section 10 of the Local Government Act 2002. That purpose is to enable democratic local decision-making and action by (and on behalf) of communities in the present and for the future.

This decision is consistent with that purpose. Approving the SAMP supports NCC's accountability to its community for the long-term stewardship of water services assets. It ensures that investment decisions are made transparently, that performance is publicly reported, and that community expectations shape service delivery. The SAMP directly contributes to NCC's strategic priority of being a financially sustainable council and a resilient city and upholds NCC's obligations under Te Tiriti o Waitangi through its partnership approach with Mana Ahuriri.

Māori Impact Statement - *He kōrero whaitake tā te māori kōrero:*

The SAMP incorporates Te Mana o te Wai as a guiding principle, recognising that the health and wellbeing of water is fundamental to the health and wellbeing of people and communities. Te Muriwai o Te Whanga, the Ahuriri Estuary, is explicitly recognised as a taonga of deep cultural, environmental, and spiritual significance to Mana Ahuriri, and the SAMP commits to managing stormwater and wastewater infrastructure in a way that upholds this significance.

NCC engages with Mana Ahuriri monthly to share updates on water services planning and delivery and ensures early and meaningful involvement in strategy and asset management plan development. Engagement protocols and servicing strategies will be developed in collaboration with Māori communities as the Water Organisation is established. The SAMP notes that future levels of service, engagement policies, and investment decisions will continue to be shaped by these relationships.

Climate Change - *Te Huringa o te āhuarangi*

This decision does have an impact on Napier's adaptation to a changing climate and on greenhouse gas emissions from associated infrastructure. The SAMP explicitly identifies climate change and natural hazards as material risks to water assets and service continuity across all three networks. Key risks include saltwater intrusion into the Heretaunga Aquifer, increased groundwater infiltration in wastewater networks, more frequent and intense storm events affecting stormwater capacity, rising sea levels, and coastal inundation.

SAMP's risk management and lifecycle management frameworks require integration of climate risk into all investment and renewal decisions. NCC's Emissions Reduction Plan 2025-2035 is identified as a guiding document informing the SAMP, setting actions to reduce operational emissions and work toward net zero.

LTP/ Annual Plan/ Financial Strategy/ Infrastructure Strategy - *Te Pae Tawhiti/ ā-tau / ā- Taunaki Ahumoni /ā- Taunaki Hanganga*

The SAMP aligns directly with NCC's Three Year Plan 2024, Infrastructure Strategy 2024, and Water Services Delivery Plan. Depreciation forecasts and asset valuations are documented in the Three-Year Plan. The Infrastructure Strategy provides the long-term (30-year) demand, growth, resilience, and investment context that underpins the SAMP's strategic direction. Renewal and capital investment priorities identified in the SAMP are reflected in NCC's current capital programme. As water services transition to the Water

Organisation from 1 July 2027, the SAMP will align to the Water Services Strategy rather than the LTP and Infrastructure Strategy.

Financial considerations - *Whai whakaaro Ahumoni:*

The SAMP itself does not commit to new funding. It is a strategic planning document that provides the framework for investment prioritisation. The asset management improvement activities described in the SAMP will be funded within existing operational budgets and through the current Three-Year Plan. Renewal and capital investment programmes identified in the SAMP have been incorporated into NCC's capital programme through the LTP process.

As the Water Organisation is established, asset valuations and depreciation will need to align with the Commerce Commission information disclosure requirements. A renewal backlog exists across parts of the water services networks, and the SAMP acknowledges that addressing this will require sustained and prioritised funding over time, balanced against affordability and deliverability constraints.

Significance and Engagement - *Ko te Hiranga me te Hiwaia o te whakaaro:*

Under NCC's Significance and Engagement Policy, the water services assets covered by this SAMP, drinking water, wastewater, and stormwater, are identified as strategic groups of assets. The decisions and directions set out in this SAMP will have a direct bearing on levels of service, investment priorities, and the long-term management of infrastructure that is fundamental to the health, safety, and wellbeing of Napier's community. On that basis, this matter is assessed as being of high significance.

However, while the SAMP itself is significant, the principles and priorities it gives effect to have already been subject to community engagement and Council endorsement. The strategic direction reflected in this SAMP draws from the Three-Year Plan, existing Council policies, and community priorities that have been consulted on through established processes. The SAMP does not create new policy; it translates agreed direction into an asset management framework. Accordingly, and consistent with the Significance and Engagement Policy, no additional consultation is required currently. The document will be made publicly available on NCC's website, and Council will have the opportunity to reflect any updated community or strategic priorities through the Statement of Expectations process as those priorities are refreshed.

Consultation (internal/external) - *Ngā Uiuinga (Ki te Kaunihera /ki ngā tāngata katoa)*

The SAMP was developed through engagement with NCC's Water Services Executive Team, Planning and Investments Team, Operations Team, and Capital Delivery Team. Mana Ahuriri have been engaged throughout the process through NCC's monthly partnership meetings. The SAMP has been developed using a shared template agreed across NCC, Hastings District Council, and Central Hawke's Bay District Council, supporting regional alignment. Community input informing levels of service have been gathered through the Three-Year Plan process and the Water Demand Management Strategy development.

Risks: Legal/ Health and Safety etc. - *Whaktūpato Ture/ Hauora me te Haumaru*

The key risks associated with this decision are as follows:

- Regulatory risk: Failure to have an endorsed SAMP in place risks non-compliance with Commerce Commission Information Disclosure requirements that take effect from 1 July 2027. Approval of this SAMP mitigates this risk.

-
- Transition risk: Differences in asset management maturity and data quality across the three transitioning councils may affect the pace and smoothness of Water Organisation establishment. The SAMP's improvement plan directly addresses NCC's contribution to reducing this risk.
 - Data quality risk: Current asset data supports strategic-level decision-making but is not yet at full regulatory standard. Gaps in condition, criticality, and system calibration data may affect the accuracy of renewal cost estimates and investment priorities. The improvement plan prioritises data quality uplift.
 - Funding risk: The ability to address renewal backlogs and deliver the improvement programme depends on sustained funding through the Three-Year Plan and future Water Organisation financial framework. Funding constraints may require trade-offs between service levels, compliance, and affordability.
 - There are no known legal, health and safety, or other significant risks arising directly from endorsement of this SAMP.
-

4. NCC CAPITAL PERFORMANCE REPORT FY2025/26

<i>Type of Report:</i>	Information
<i>Legal Reference:</i>	N/A
<i>Document ID:</i>	1913372
<i>Reporting Officer/s & Unit:</i>	Tarien Smal, EMPO Analyst Bruce Lake, Enterprise Project Management Office (EPMO) Manager Jamie Goodsir, Programme Delivery Manager

1.0 Executive Summary - Te Kaupapa me te Whakarāpopotanga:

- 1.1 The purpose of this report is to update the Committee on the Napier City Council (NCC) Financial Year (FY) 2025/26 capital programme delivery performance.
- 1.2 Strategic Projects (Te Kete, Emerson Street, Inner Harbour, and Ahuriri Regional Park) are included in the dashboards and activity summaries but are not reported on in detail. These are reported separately to their respective programme boards, and through the Annual Report.
- 1.3 NCC manages a significant capital programme adopted through the FY2024–27 Three Year Plan. The total amended budget for FY2025/26 is \$143 million and is split into two major portfolios: Urban Infrastructure (including strategic projects), worth \$110 million, and Water Services, which makes up the remaining \$33 million.
- 1.4 As of April 2026, NCC has delivered \$69m in total. Urban Infrastructure has delivered \$48m, and Water Services has delivered \$21m. The projected year-end spend is \$86m (60%). While this is the highest capital spend for NCC in four years, it indicates that a significant portion of the programme will not be completed this financial year.
- 1.5 NCC's delivery performance was expected to be constrained by both the organisational redesign and existing limitations identified over the last couple of years.
- 1.6 The EPMO is actively mitigating the risks of the underspend for FY2026/27 and have advanced targeted improvements to address the historic limitations. The attached action plan outlines the key actions, opportunities, and initiatives that will drive sustained uplift across NCC, with Urban Infrastructure as its initial focus and Water Services to be incorporated in the next version.
- 1.7 The projected end of year result of \$86m is a significant improvement on prior years, and pre-planning is well underway to ensure NCC is well placed for further improvement in FY2026/27.

2.0 Officer's Recommendation

The Delivery and Regulatory Performance Committee:

- a) **Receive** the report titled NCC Capital Performance Report FY2025/26 dated 04 June 2026.

3.0 How to read this report

- 3.1 The figures in this report exclude Parklands and vested assets¹ and may therefore vary with the totals reported in our Quarterly Reports.
- 3.2 “Project” means: A defined piece of work with a clear start, finish, scope, and outcome. It has its own budget, its own deliverables, and moves through a standard lifecycle - initiate, plan, design, execute, close.
- 3.3 “Workstream” means: A bucket of money grouped by theme, not a defined project. This category includes minor capital, renewals, planting budgets, as well as placeholders for work not yet scoped, e.g., “traffic improvements” that are yet to become a programme or project.
- 3.4 “Amended Budget” means: The total Capital Programme budget including rephasing (projects moved in or out of this financial year) and carry forwards (projects rolled over from last financial year).
- 3.5 Dashboard Report 1: All of organisation Capital Programme Delivery FY2025-26 (April 2026) provides a high-level financial snapshot of NCC’s capital programme delivery, including both the Water Services and Urban Infrastructure portfolios.
- 3.6 Dashboard Report 2, 3 & 4: Urban Infrastructure Capital Programme Delivery FY2025-26 (April 2026) provides a deep dive into the Urban Infrastructure portfolio and excludes Water Services.
- 3.7 Dashboard 5, 6 & 7: Water Services Capital Programme Delivery FY2025-26 (report dated May, contains April figures) provides a deep dive into the Water Services portfolio and excludes Urban Infrastructure.
- 3.8 Activity Summaries: These cover only Urban Infrastructure activities, and summarises the key metrics, and key projects.
- 3.9 Capital Performance Improvement Action Plan: Outlines the key actions, opportunities, and initiatives that will drive sustained uplift across the Urban Infrastructure portfolio. This action plan will continue to develop as opportunities for improvement are identified internally, and to include the actions and initiatives relevant to the Water Services portfolio.
- 3.10 Water Services Capital Delivery Report: Water Services is reporting separately for the month of April; however, papers will be combined for future reports and should be read together for April for a full NCC Capital Delivery view.

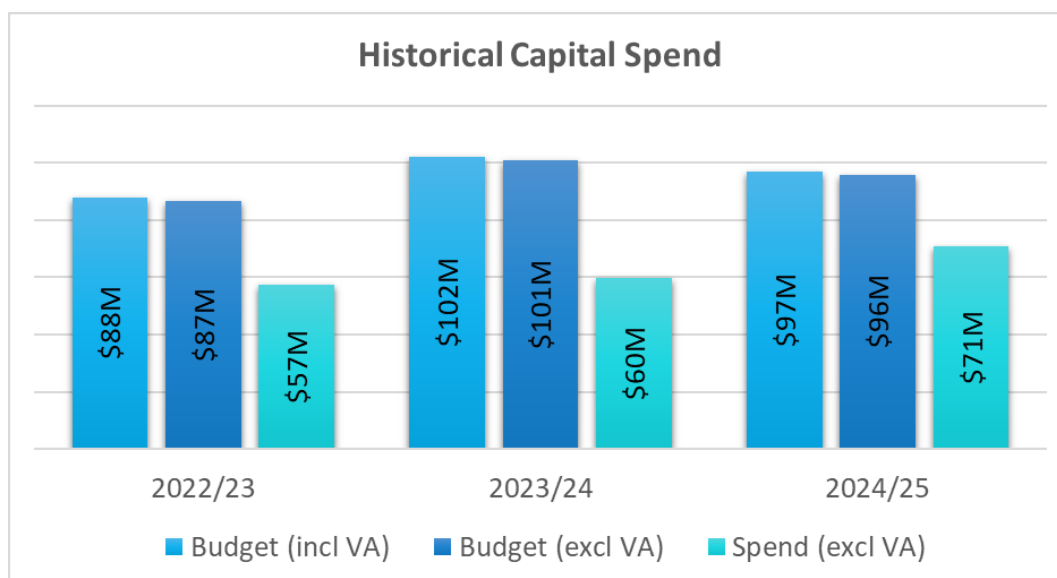
4.0 EPMO Analysis

- 4.1 The total amended budget for FY2025/26 is \$143m and is split into two major portfolios: Urban Infrastructure (including strategic projects), worth \$110m, and Water Services, which makes up the remaining \$33m.
- 4.2 As of April 2026, the organisation has delivered \$69m of capital works against an amended budget of \$143m, equating to 48% delivery year to date.

¹ Vested assets are infrastructure assets funded by a developer and transferred to NCC upon completion. For accounting purposes, these assets are recognised as capital at their fair value, based on the valuation provided by the developer. Once transferred, they become part of NCC’s infrastructure network and are the responsibility of NCC to maintain.

- 4.3 Urban Infrastructure reports a significant variance between amended budget and spend to date, with \$48m (44%) of total budget spent by April and a year-end projection of \$58m (53%).
- 4.4 Water Services are performing comparatively better with an end of year projection of \$27.6m against a \$33m amended budget, equating to an 84% delivery at the end of the financial year.
- 4.5 The gap between the amended budget and projected delivery indicates that a significant portion of the programme will not be completed this financial year. This will have some implications for FY2026/27, in that:
- Underinvestment in renewals increases asset condition risk and may lead to higher reactive maintenance costs, and
 - Work deferred from this year will compound an already substantial forward programme.
- 4.6 These pressures will be managed through a targeted prioritisation exercise that focuses delivery effort on the most critical renewal needs and highest-value projects to stabilise the programme heading into FY26/27. Pre-planning is well underway to ensure we begin the new financial year with a clear pipeline of projects to deliver.
- 4.7 The projected year end position of \$86m (60%) represents the highest capital delivery result in the past four years yet still reflects an underspend of approximately \$57m. This indicates that while performance has improved, there remains clear opportunity for us to do better. As indicated in Figure 1 below, the capital budget increased significantly compared to previous years, from \$96m in FY24/25, to \$143m in 25/26, but our ability to deliver, has progressed at a slower pace than anticipated.
- 4.8 As expected, the organisational redesign undertaken between February and September 2025 significantly slowed planning and delivery as new roles were recruited, and new ways of working were established - a transition that is still being embedded across parts of the organisation.
- 4.9 As such, FY2025/26 is best viewed as a ‘transition year’, the period between the prior operating model at NCC, and the new operating model, currently being embedded.

Figure 1: Historical Capital Spend over the last three years, excluding vested assets (VA)



5.0 Strengthening Capital Planning, Delivery, and Performance Monitoring

- 5.1 The organisational redesign, although causing delivery constraints for this year, has resolved several past limitations with structural barriers and now supports more efficient and coordinated ways of working.
- 5.2 This includes the establishment of the Programme Delivery team, the introduction of Portfolio Lead roles, and the creation of the Urban Infrastructure Professional Services Panels, which were approved by the Delivery and Regulatory Committee on 5 March 2026 and will be fully operational by 1 July 2026.
- 5.3 These changes provide a solid platform for addressing the deeper systemic limitations that have existed for some time, which is critical for improving future performance. In particular those that focus on asset management and costing, recognising that underspends and overspends often stem from costing and scoping issues, rather than delivery performance.
- 5.4 Some of these limitations, including reporting improvements and lifting project management maturity, were raised at Council in August 2025², while others, such as strengthening asset management maturity, have been identified more recently.
- 5.5 To make these improvements, the EPMO has developed a Capital Performance Improvement Action Plan focussing on three core improvement actions:
- **Action one:** Improving asset management maturity and long-term planning, which will strengthen the foundations of NCC's capital planning by improving asset condition data and Long Term Plan inputs. The goal is a credible, well-scoped, and well-costed capital plan aligned to actual need.
 - **Action two:** Enhancing portfolio planning and delivery capability, which will build NCC's ability to coordinate, sequence, and deliver a reliable capital pipeline. The action aims to leverage the new operating model resulting from the organisation re-design to create stronger portfolio oversight and more consistent forward planning.
 - **Action three:** Strengthening monitoring, reporting, and performance insights, which aims to create a transparent, decision-ready performance environment through integrated systems, stronger governance, and reliable forecasting. This action also introduces a fundamental shift in how we measure success, moving from a focus on spend to a focus on outcomes delivered, ensuring that investment decisions and programme performance are assessed on the value created for the community rather than the dollars expended.
- 5.6 Several initiatives sit underneath each action and are spread across the organisation, with some already well underway and others planned for delivery over the coming years. Further detail is provided in the attached action plan, which outlines the key actions, opportunities, and initiatives that will drive sustained uplift across NCC.
- 5.7 This action plan focuses initially on Urban Infrastructure and will continue to expand to include Water Services, as further internal improvement opportunities are identified.

6.0 Urban Infrastructure

- 6.1 The Urban Infrastructure amended budget for FY2025/26 is \$110m. The current (to the end of April) Urban Infrastructure capital programme delivery spend is \$48m.

² Non-waters Capital Programme Update, August 2025, Sustainable Napier Committee

- 6.2 At this current average monthly spend of \$4.8m, and with two months of FY2025/26 remaining, it is anticipated that the end of financial year result will be a spend of \$58m, or 53% of the amended \$110m budget.
- 6.3 The primary drivers of the underspend in Urban Infrastructure are within Property Assets, Community and Visitor Experiences, and Transportation, with several other activities tracking below 50% delivery.
- 6.4 In Property Assets, the variance between the amended budget and spend to date is mostly driven by a change in Te Kete's cashflow estimate, resulting in lower expenditure being recognised this financial year. Although work in Inner Harbour is progressing, some projects have been slower to mobilise due to the risk response earlier in the year, and in addition, a condition assessment is underway to better understand our investment requirements.
- 6.5 In Community and Visitor Experiences, Commercial Transition and Re-Imagining activity continue to influence capital delivery, with several projects and renewals placed on hold while strategic decisions are progressed. Capital investment remains focused on critical renewals and targeted upgrades, such as Kennedy Park Resort improvements and Ocean Spa pool relining, to maintain safe and operational assets. Total budget for these facilities is \$10m, with \$3m spent to date, resulting in a variance of \$7m. Workshops with Council are underway to shape the direction for re-imagining our facilities.
- 6.6 In Transport, the Redclyffe Bridge rebuild managed by Hastings District Council, is still in design phase. This budget (\$4.9m) is unlikely to be utilised this financial year and likely required to be carried forward as construction begins in November 2026, with the rebuild complete by mid-2028.
- 6.7 Whilst the projected end of year result of 53% for Urban Infrastructure may at first glance be disappointing, the quantum of the result, at \$58m is not. This result is close to previous years all of organization results, (so not just Urban Infrastructure), see Figure 1 above, and should be considered in the context of the challenges detailed at 5.7 and 5.8 above.
- 6.8 The Urban Infrastructure department looks forward to the introduction of the EPMO Action Pan detailed above, as well as the establishment of the Urban Infrastructure Panel, to continue NCC's capital programme delivery improvement journey.

7.0 Water Services

- 7.1 Water Services reports separately for April; however, papers will be combined for future reporting. Reports and dashboards for April should be read together for a full NCC capital performance overview.

8.0 Attachments

- | | | |
|-------------------|---|-----------------|
| 1 | Performance Dashboards (all of NCC and Urban Infra) | Doc Id: 1913386 |
| 2 | Urban Infra Activity Summaries | Doc Id: 1913387 |
| 3 | Capital Performance Improvement Action Plan | Doc Id: 1913388 |

All of organisation Capital Delivery Performance FY2025-26 (April 2026)

*This dashboard includes Urban Infrastructure and Water Activities

\$145M
Total Annual Plan Budget
 (excl Parklands and Vested Assets)

minus ↓

\$25.9M
 Rephased to 26/27
 (*all Urban Infrastructure)

plus ↓

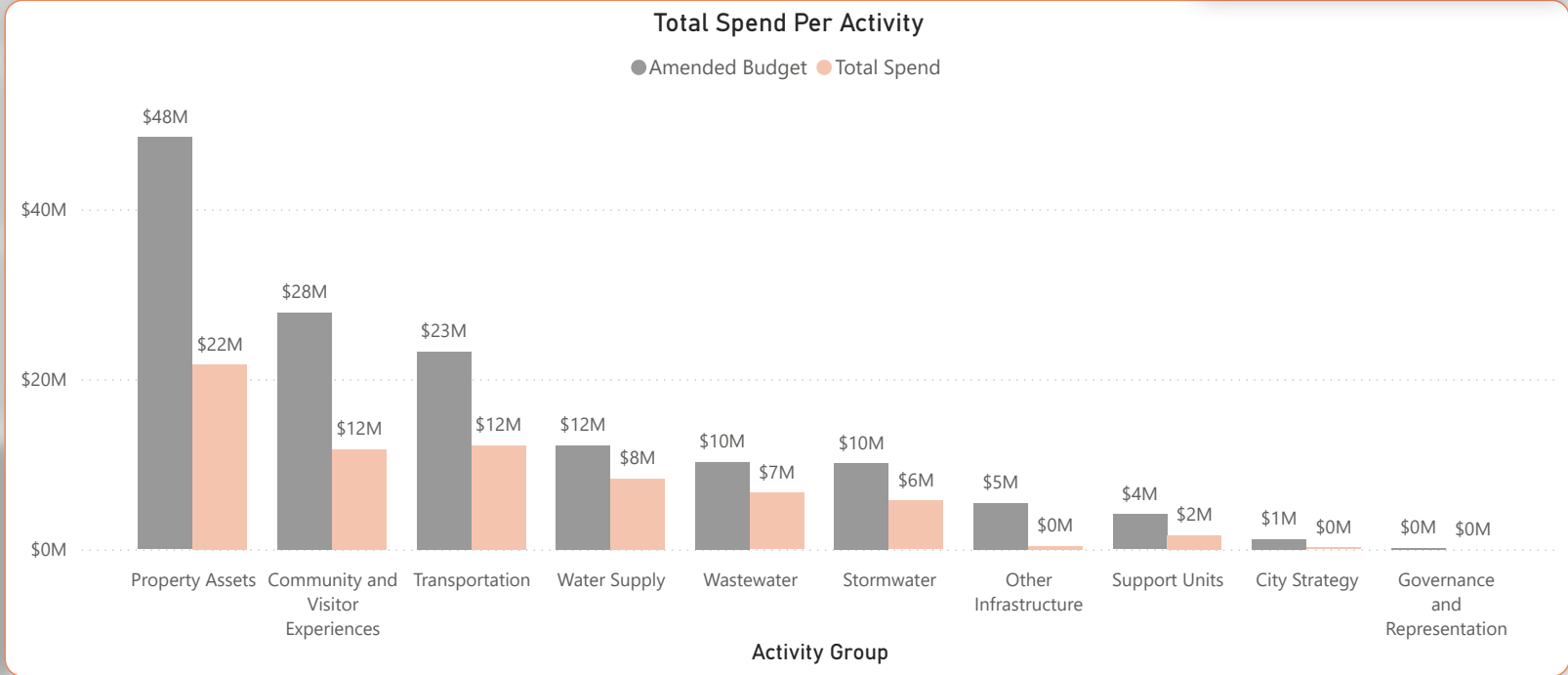
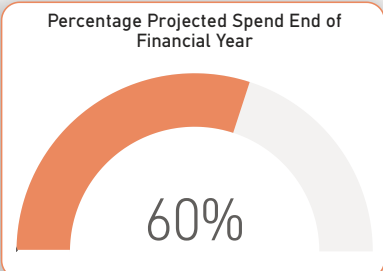
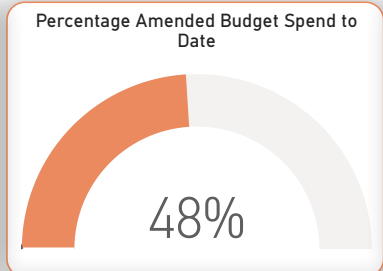
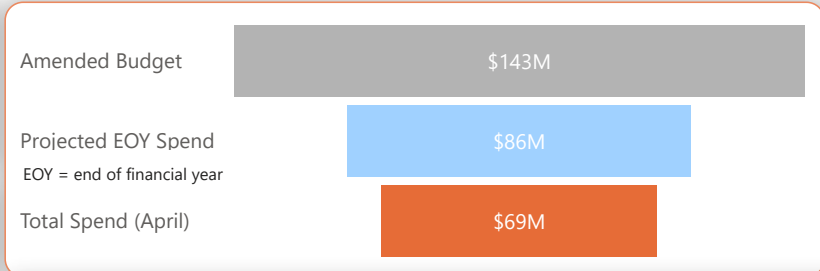
\$17.6M
 Carry Forwards from 24/25
 (*Urban Infrastructure and Water Services)

plus ↓

\$6.2M
 Additional Budget
 (*Urban Infrastructure and Water Services)

equals ↓

\$143M
Total Amended budget
 (this is the figure we're reporting against)



Urban Infrastructure Capital Delivery Performance FY2025-26 (April 2026)

*This dashboard excludes Water Services Activities

Projects

41

Workstreams

104

Amended Budget
\$110M

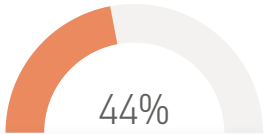
Includes Carry Forwards
\$13M

Projected Spend End of Financial Year
\$58M

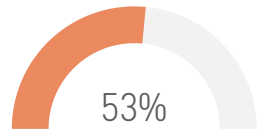
Total Spend (April)
\$48M

Monthly Spend (April)
\$7M

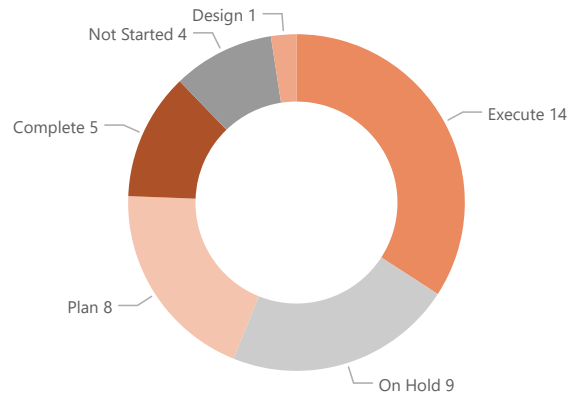
Percentage Amended Budget Spend to Date



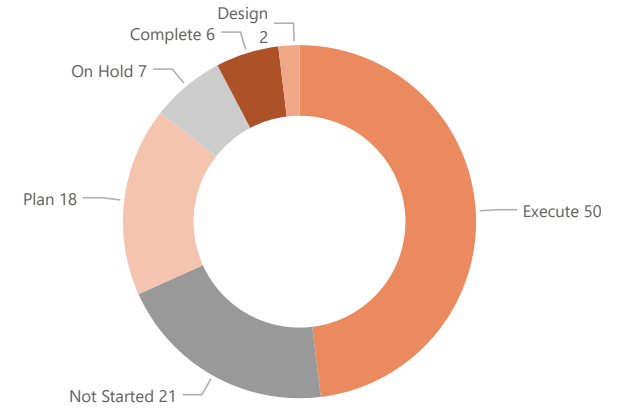
Projected Spend End of Financial Year



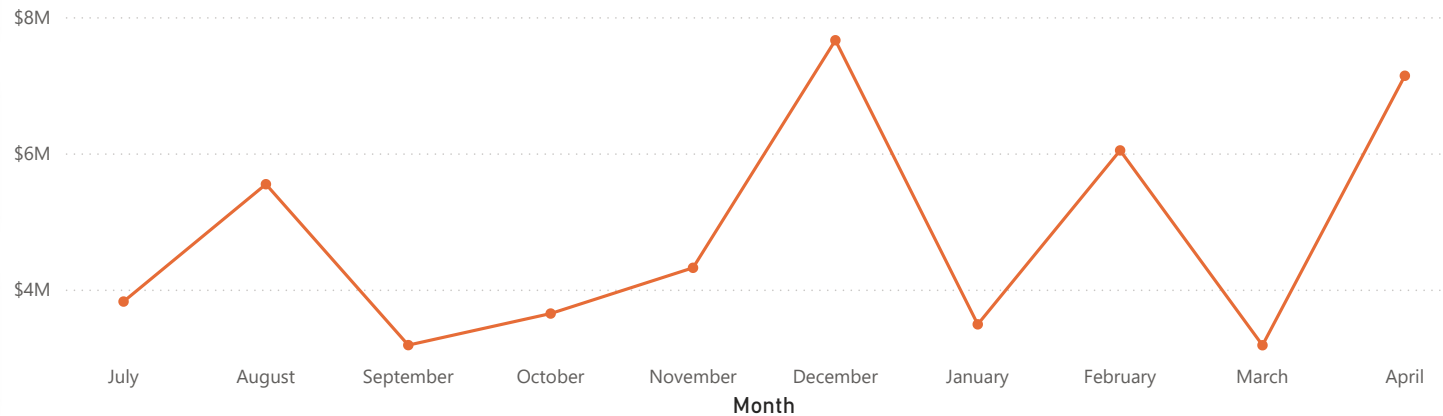
Project Status



Workstream Status



Monthly Capital Spend



Memorial Square Community Rooms – August 2025

This was a joint renovation project with the Art Deco Trust, and included asbestos remediation, seismic strengthening and the heritage restoration of this iconic 1924 Napier building, designed by Louis Hay.



It was recently selected as the winner in the Heritage Category, of the 2026 Gisborne and Hawke's Bay Regional Architecture Awards.



Whakarire Ave Carpark and Pathway – November 2025

This project improved connectivity within the cycle network and upgraded the Whakarire parking area, creating a more welcoming space for visitors. The cycleway links directly to the Rangatira Revetment and Pandora Road, making it easier to enjoy the waterfront and surrounding recreation areas.



Pirates Rugby Fields – March 2026 progress

Park Island is growing to meet our community's needs. We are building three new rugby fields and a carpark for the Napier Pirate Rugby and Sports Club, as part of the Park Island Northern Sports Hub.



Eriksen Road urbanization project – April 2026

This project has continued urbanisation of Eriksen Road North, to accommodate future residential development, associated with the Te Awa Structure Plan.



Activity Summary: Transportation

Our Transportation activity maintains and renews Napier’s road network, footpaths, cycleways, bridges, and traffic systems to ensure safe, reliable movement for residents and visitors.

***~\$18.5m**
delivered by
Strategic
Projects/Panel

\$4.9m
Redclyffe
Bridge –
managed by
HDC

***~\$6.2m**
delivered
by
Alliance

\$23m
Amended
Budget

\$12m
Total spend to
April

21

Projects /Workstreams Active

3

Projects /Workstreams Complete

0

Projects /Workstreams Not Started or on hold

In the new delivery model:

- Alliance deliver maintenance, operations, and renewals
- Capital Delivery Team supports new investments

Upcoming works:

- Development of a transport strategy to inform a 30-year investment horizon
- Investigations for permanent solution to Meeanee/ Guppy intersection
- Speed review for Puketitiri Road
- Funding investigations for Puketitiri Road from a resilience lens
- Investigations and design for Meeanee/ Sandy/ Brookfields intersection

Table: Key Projects (P), Workstreams (W) underway

On Track Monitor Off Track

Key	Title	RAG	Status	Budget
P	Emerson Street	RAG	Active. In execute. Phase 1 in construction	\$6.8M
P	Redclyffe Bridge	RAG	Active. In design. Managed by HDC. Unlikely to spend full budget in this financial year	\$4.9M
W	Carriageways Reseal	RAG	Active. In execute. Forecast to spend	\$3.1M
W	Bridges & Structures Renewals	RAG	Active. In plan. Unlikely to spend full budget in this financial year	\$1.8M
W	Pavement Treatment	RAG	Active. In execute. Forecast to spend	\$1.5M

Activity Summary: Community and Visitor Experiences

Sportsgrounds	McLean Park	Reserves	Bay Skate	Halls	Libraries	Napier Aquatic Centre
Ocean Spa	National Aquarium NZ	MiniGolf	Conferences & Events	Municipal Theatre	Housing	i-Site
		Kennedy Park	MTG Faraday Centre	MTG Hawke's Bay		

The Community & Visitor Experiences activity brings together all the places where people play, connect, and explore — from libraries and museums to pools and community facilities. It focuses on delivering safe, accessible, well-run spaces that support wellbeing, culture, recreation, and local identity.

\$28m
Amended
Budget

\$12m
total
spend to
April

8 Projects /Workstreams Active
3 Projects /Workstreams Complete including Westshore Point carpark and pathway and Bay Skate improvements to ramps and skating decks
19 Projects /Workstreams Not Started or on hold

Reimagining and Commercialisation:

- Commercial Transition and Re-Imagining activity continue to influence capital delivery, with several projects and renewals placed on hold while strategic decisions are progressed. Capital investment remains focused on critical renewals and targeted upgrades, such as Kennedy Park Resort improvements and Ocean Spa pool relining, to maintain safe and operational assets.
- In addition, a Halls review is underway, to understand the condition of halls, and criticality of upcoming renewals. Some work has also been placed on hold pending the outcome of this review.

Table: Key Projects (P), Workstreams (W) underway

On Track	Monitor	Off Track
----------	---------	-----------

Key	Title	RAG	Status	Budget
P	Sportsfield Improvement Plan	RAG	Active. In procurement. 5 year plan with Year-1 progressing to delivery	\$2.4M
P	Pirates Rugby Fields & Carpark	RAG	Active. In execute. Progressing as planned, near completion	\$2.4M
W	Taradale Library Weathertightness	RAG	Active. In execute. Progressing as planned	\$275K
W	Park Island UG Power Lines	RAG	Active. In execute. Conduits laid with cable install and pole removal in summer 2026/7	\$2.5M
W	Norfolk Park Playground	RAG	Active. In design. Community consultation complete, design underway	\$2.5M
W	Kennedy Park Resort Room Renovations	RAG	Active. In Execute. 24 Unit renovations complete to date, with another 15 being planned	\$325K

Activity Summary: Property Assets

- Lagoon Farm
- Parklands
- Property Holdings
- Te Kete
- Inner Harbour

Although the Property Assets activity manages council-owned land and property holdings, some have been excluded from this report. This activity therefore focusses on Te Kete and Inner Harbour.

\$48m
Amended Budget

\$22m
total spend to April

8
Projects /Workstreams Active

0
Projects /Workstreams Complete

0
Workstreams Not Started

Table: Key Projects (P), Workstreams (W) underway

On Track Monitor Off Track

Key	Title	RAG	Status	Budget
P	Meeanee Quay Upgrade	RAG	Active. Currently in plan phase	\$2.7M
P	Discharge Wharf	RAG	Active. Currently in plan phase	\$2.1M
P	Ahuriri Inner Harbour Hub	RAG	Active. In plan following Council resolution to fund \$1.1m towards this project	\$1.1M
P	Waka Hub (water based works)	RAG	Active. In construction phase	\$2.2M (BOF)
P	Te Kete	RAG	Active. In construction phase	\$110M

Activity Summary: Other Infrastructure

Refuse

Transfer Station

Public Toilets

Cemeteries

The Other Infrastructure activity provides essential public services that support community wellbeing, public health, and urban functionality. This includes refuse collection and disposal, operation of the transfer station, provision of public toilets, and the management of cemeteries. Together, these services ensure a clean, safe, and well-functioning Napier.

\$5m
Amended
Budget

\$4M
Omarunui
Transfer
Station
invoiced at
end of the
year

\$400k
total
spend to
April

9

Projects /Workstreams Active

1

Projects /Workstreams Complete:
Anderson Park Toilet Renewal

4

Projects /Workstreams Not Started or on
hold

Note: Projects/Workstreams not started and on hold include improvements to the Refuse kiosk, the Cemeteries Concept plan, Napier Cemetery development, and public toilets renewal which are pending Project Management resources and consultation support.

Table: Key Projects (P), Workstreams (W) underway

On Track Monitor Off Track

Key	Title	RAG	Status	Budget
P	Cemetery Development & Concept Plan	RAG	Inactive. Location and scope of work and priorities to be determined	\$187K
P	Botanical Gardens Toilet upgrade	RAG	Active. In execute. Completion expected by June 2026. Civil costs above expectations	\$340K

Activity Summary: City Strategy

CCTV

Animal Control

Parking

This activity delivers core city services that support safety, compliance, and accessibility by operating the CCTV network for public safety monitoring, managing animal control to uphold welfare and community standards, and overseeing parking services to maintain fair access and reliable revenue. Together, these functions ensure the city runs smoothly, responds effectively to community needs, and supports broader strategic outcomes.

\$1m
Amended
Budget

\$200k
total
spend to
April

8
Projects /Workstreams Active

0
Projects /Workstreams Complete

4
Workstreams Not Started

Note: The 4 workstreams not started include upgrades to agility tracks, unspent minor capital and stock budgets. Some renewals are planned to start before the end of the financial year.

Table: Key Projects (P), Workstreams (W) underway

On Track Monitor Off Track

Key	Title	RAG	Status	Budget
P	New Animal Shelter Construction	RAG	Active. Multi year project. Under contract, undergoing detailed design.	\$4.1M
P	LPR Vehicle	RAG	Active. Multi year project. In execute. Vehicle purchased, awaiting installation of cameras.	\$150K
P	Herchell Street Parking Extension	RAG	Active. Multi year project. Being scoped by panel. Likely to be delivered next financial year	\$650K

Activity Summary: Support Units

Activity Summary: Governance and Representation

Services Admin

Plant & Vehicles

C.I.T

Finance Leases

The Support Units activity provides the essential internal services that keep the organisation operating smoothly, managing plant and vehicle assets, delivering administrative support to frontline teams, maintaining core technology systems through Corporate IT, and overseeing finance lease arrangements for key equipment.

Note: Budget in this activity are not managed like projects, but rather used to renew or replace IT assets, or plant and vehicle as required. Not started in this context means we haven't needed the budget yet.

\$4m
Amended
Budget

\$2m
total
spend to
April

9

Projects /Workstreams Active

0

Projects /Workstreams Complete

1

Workstreams Not Started

This activity group contains one Minor Capital General Provison budget of \$85K. It is not planned to be spent like a project, but used as needed.

\$85k
Amended
Budget

\$0
total
spend to
April

Capital Performance Improvement: Action Plan

1

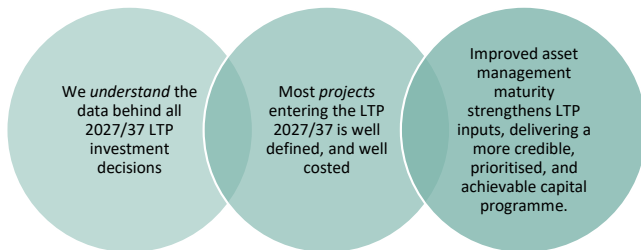
Action: Improve Asset Management Maturity, and Long-Term Planning Practices

Outcome: A well defined, well budgeted capital plan that is based on good asset management practices

Opportunity

NCC's ability to plan, prioritise, and deliver its Capital plan is limited by low asset management maturity. By improving our understanding of asset condition and need, this action will enable investment decisions that are consistently aligned to actual need.

Outcome Indicators



2

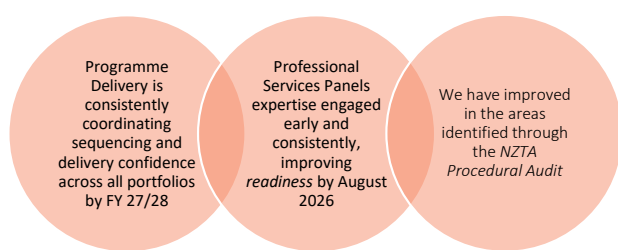
Action: Enhance Portfolio Planning and Delivery Capability

Outcome: NCC delivers a more coordinated capital plan through stronger portfolio oversight and consistent forward planning, enabled by the new operating model.

Opportunity

NCC's Capital Plan lacks the coordination needed to deliver a reliable pipeline of work. Portfolio oversight is inconsistent, and forward planning is fragmented across business units. This action maximises the opportunities created by NCC's new operating model — including centralised Programme Delivery, dedicated Portfolio Leads, and access to the Professional Services Panel — while also responding to improvement areas identified through the NZTA Procedural Audit to enable a more coordinated Capital Plan.

Outcome Indicators



3

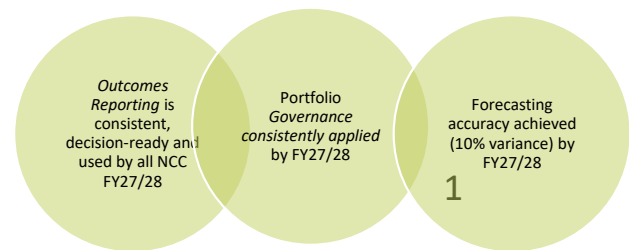
Action: Improve Monitoring, Reporting, and Performance Insights

Outcome: Transparent, consistent, and decision-ready performance reporting through integrated systems, strengthened monitoring and reporting practices, reliable forecasting, and clearer governance oversight.

Opportunity

NCC has a strong opportunity to build a reliable reporting environment by strengthening governance, monitoring and reporting frameworks, information management, and forecasting practices.

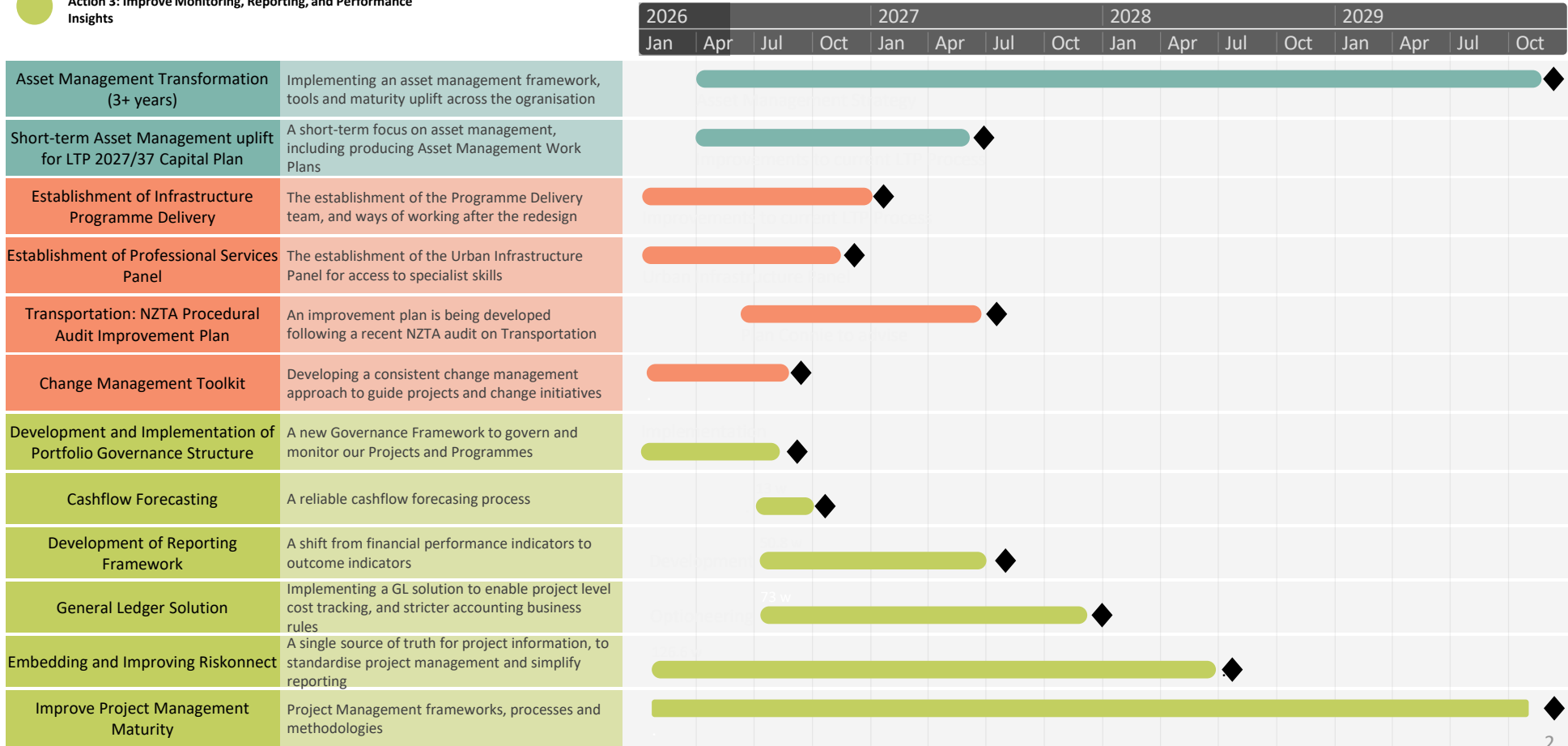
Outcome Indicators



Key

- Action 1: Improve Asset Management Maturity, and Long-Term Planning Practices
- Action 2: Enhance Portfolio Planning and Delivery Capability
- Action 3: Improve Monitoring, Reporting, and Performance Insights

Capital Performance Improvement: Action Plan Initiatives



5. WATER SERVICES CAPITAL PROGRAMME DELIVERY UPDATE

Type of Report:	Information
Legal Reference:	N/A
Document ID:	1912109
Reporting Officer/s & Unit:	Sue Kelly, Manager Capital Delivery Hansika Iranthi, Programme Performance and Quality Lead

1.0 Executive Summary - Te Kaupapa me te Whakarāpopototanga:

1.1 This report presents an update on the 2025/26 Water Services Capital Programme, including Key projects status, and financial tracking.

1.2 Capital Programme Overview

The programme has a total capital budget of \$32.63M (2025/26) comprising the LTP budget and approved carry forward funding from the previous financial year. The budget is distributed across all three water services as below.

The budget displayed on the dashboard has changed due to vested assets being excluded to align Water Services reporting with the whole of Council Capital Delivery Report.

There are currently 79 active projects underway and 13 completed. The increase in projects on hold or not started reflects reduced operational capacity due to recent resignations and the reprioritisation of reactive maintenance over planned renewals after a recent focus in capital delivery. This highlights a constraint in the current model, where shared resources impact delivery certainty.

The attached NCC Water Services Capital Programme Dashboard Update gives mid-May programme and project updates with an April financial update.

1.3 Financial Update – April 2026

Financial data from April 2026 records a year-to-date spend of \$20.7M, accounting for 63% of the 2025/26 allocated budget. This is higher than April 2025 year to date spend of \$17.77M.

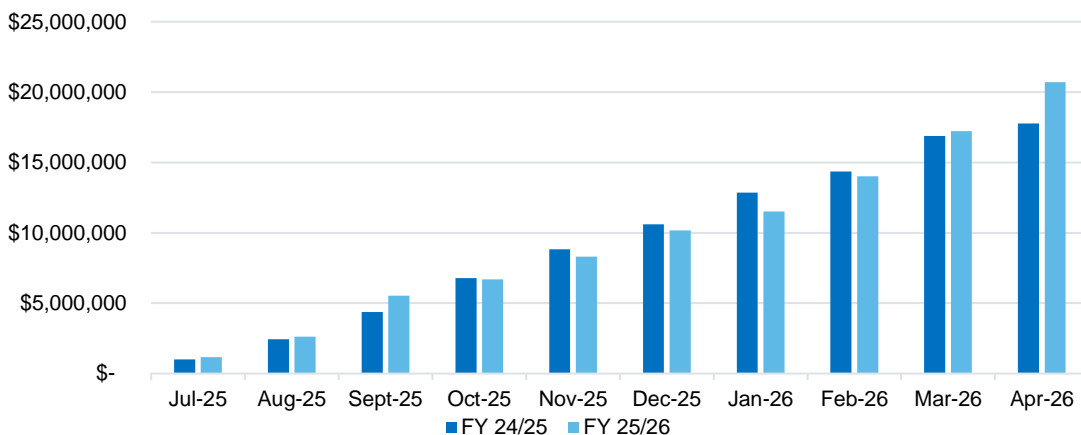


Figure 1: Year to date Spend comparison FY24/25 Vs FY25/26

1.4 Budget Phasing

The Capital Delivery team is now regularly rephasing the project budgets. This enables more accurate programme governance and reporting.

As we are approaching end of the financial year the dashed line on the dashboard section *year to date spend and cumulative forecast* is shown with a confidence level of +/- 10%. April phasing forecasts the year end spend ranging from \$24.8M-\$30.3M, with a mid-point of \$27.6M.

1.4 Impact of Fuel Crises

Over the past month Water Services have received notification from suppliers of price increases. Some, unsurprisingly, relate to freight costs others relate to both PVC (polyvinyl) and PE (polyethylene) pipes. These pipes are manufactured from resins derived from petroleum and natural gas. The notified increases range between 10-30%. Contracts underway where pipes are pre-ordered will have no significant change. Future orders will incur the higher costs.

Further information on the impacts of these price increases, will be provided over the coming months.

2.0 Officer's Recommendation

The Delivery and Regulatory Performance Committee::

- a) **Receive** the report titled Water Services Capital Programme Delivery Update dated 04 June 2026.

3.0 Attachments

- 1 [↓](#) Water Services Capital Delivery Dashboard - May 2026 Doc Id: 1913032

NCC WATER SERVICES CAPITAL PROGRAMME DASHBOARD



May 2026

ACTIVE PROJECTS - MAY 26

79 ▲

Department	Annual Plan Budget 25/26	Carry Forward budgets 24/25	Additional requests
Water supply	\$9.35M	\$1.40M	\$1.50M
Wastewater	\$7.96M	\$2.29M	
Stormwater	\$9.32M	\$0.80M	
Total	\$26.64M	\$4.49M	\$1.50M

*TOTAL CAPITAL BUDGET FY 25/26

\$32.63M

*The total allocated budget excludes vested asset budgets.

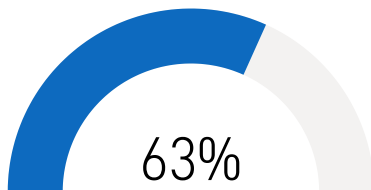
TOTAL MONTHLY SPEND - APR 26

\$3.48M

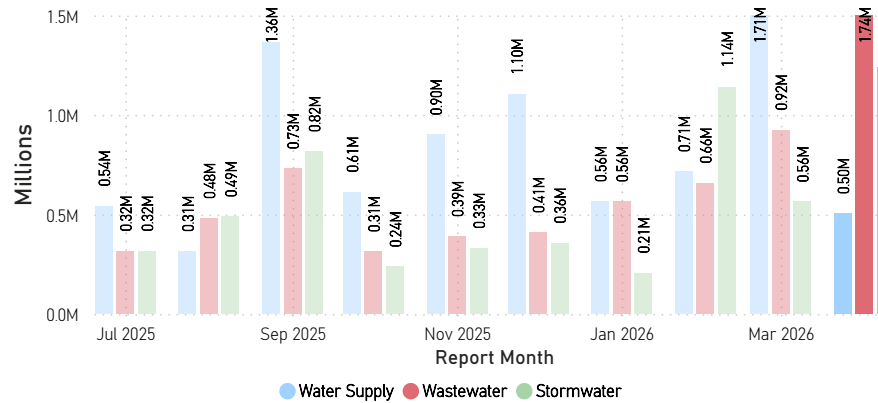
CUMULATIVE TOTAL SPEND - APR 26

\$20.70M

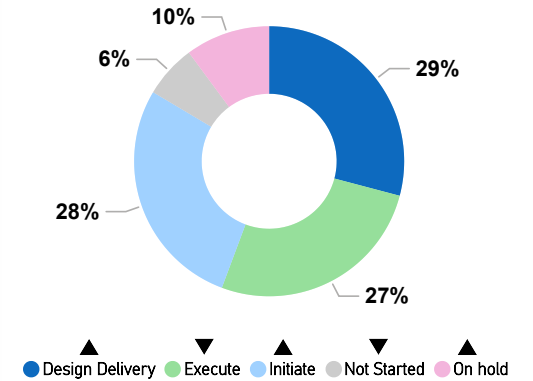
CURRENT SPEND



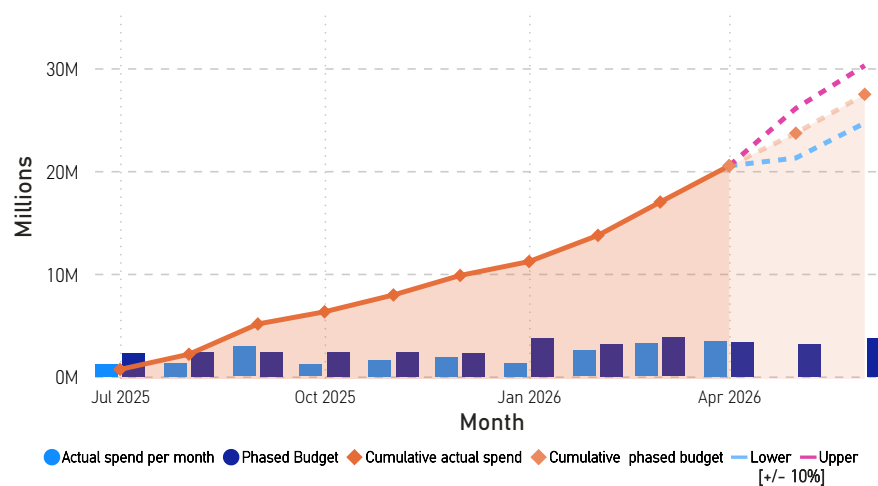
MONTHLY SPEND BY ASSET TYPE FY 25/26



PROJECT PHASE



YEAR TO DATE SPEND AND CUMULATIVE FORECAST - APRIL 26



DEPARTMENT

NO OF PROJECTS

120 - Water Supply	31
130 - Stormwater	35
140 - Wastewater	26

17

Multiyear Projects

13 ▲

[FROM 9]

Completed Projects

13 ▲

[FROM 8]

Projects on hold / Not started

NCC WATER SERVICES CAPITAL PROGRAMME DASHBOARD



May 2026

KEY PROJECTS UPDATES

Active Projects	Status	Overall	Project update
Taradale and Herrick culverts	Construction	Yellow	Adverse weather conditions delayed the works; however, the site has since been dewatered and dried, and construction activities have resumed in full. <ul style="list-style-type: none"> •Piling for first half section completed. •Concrete base completed •Nine out of 20 precast boxes installed •Backfilling for first section is planned for late May.
Latham Street Flume Removal project	Construction	Yellow	•The project was temporarily on hold pending delivery of an overseas connector. The connector has now arrived in New Zealand, and works are set to recommence, with valve chamber installation planned for the last week of May.
Te Awa pump station & Plantation Watercourse & ponds	Design Delivery	Yellow	<ul style="list-style-type: none"> •Preparations to lodge consents for Te Awa Pump station are in progress, with a target of early Q3 2026. •The detailed design of the inlet screens is progressing with input from both NCC operations and the supplier. •Cultural Impact Assessment completed with endorsement of gifted names by Nga Manukanuka o the Iwi committee
Mataruahou Reservoir	Design Delivery	Yellow	<ul style="list-style-type: none"> •Follow-up workshop planned with the Design Steering Group to present landscape iteration #1 and confirm preferred design direction. •Draft Cultural Impact Assessment has been submitted for review. •Archaeological authority application is in process and anticipated to be lodged with Heritage NZ in the coming months. •Project status elevated to amber as Notice of Requirement for change of land designation yet to be lodged.
Mataruahou Rising & Falling Mains, Taradale Rising & Falling Mains	Design Delivery	Red	<ul style="list-style-type: none"> •Scoping details and planning implications of secondary pumping station unknown. Elevating overall project risk to red as impacts to budget and schedule still to be quantified. •Project team focusing on mitigations associated with the elevated risk of secondary pumping requirements such as progressing design of rising and falling mains as separable portions.
Taradale & Awatoto Borefields	Design Delivery	Red	<ul style="list-style-type: none"> •Procurement planning for bore drilling continuing to progress. •Elevated project status to red as the decision on treatment methodology is under review and the planning implications of infrastructure use on Tareha reserve remain unconfirmed pending completion of investigation.
Mission Hills Reservoir	Design Delivery	Green	<ul style="list-style-type: none"> •The Detailed Design work is in progress. •Responsibility for constructing the reservoir has been transferred to the Developer. •The Land purchase agreement has been signed.
Wastewater new Outfall Consenting & Wastewater Outfall	Design Delivery	Green	<ul style="list-style-type: none"> •Concept development and interface coordination work is in progress. •Geotechnical investigations and wave buoy monitoring are in progress.
Lagoon Farm Stormwater Diversion and Treatment	Design Delivery	Yellow	<ul style="list-style-type: none"> •Ahuriri regional park & Joint Committee site visit and workshop held 18th of May 2026. •Geotechnical investigation test pits were completed in Jan 2026, followed by infiltration testing in Feb 2026. The report was completed on 30 April 2026.

PROGRAMME RISK

Risk	Comments	Inherent Risk	Residual Risk	Mitigation Action
The formation of a new Water Services professional panel may result in a "tail" of contractual engagements with consultants no longer on the panel.	<ul style="list-style-type: none"> •Significant work required setting up new panel systems & processes. •Increase administration work whilst working with new and existing panelists. 	Yellow	Yellow	New panel are providing additional resource to establish systems and processes.
The current programme delivery has slowed due to projects being put on hold or not starting on time.	<ul style="list-style-type: none"> •The rise in projects that are on hold or not yet started is due to several key resignations in the Operations Team. 	Yellow	Yellow	While recruitment efforts are ongoing, the team is currently prioritising critical reactive work over planned renewal activities.

KEY PROCUREMENT ACTIVITIES

Tenders in preparation

- Latham street pump station flowmeter replacement work
- Mataruahou Rising Falling Mains cultural impact assessment.
- Mataruahou Reservoir Construction Registration of Interest work is in progress.
- Westminster & Pacific Flow meter connections & MetriNet installation work.
- Bore drilling construction contract, to engage a contractor to investigate, drill, construct four new municipal water supply bores.
- Water Supply Air Valve renewals work-phase 3
- Water Supply - Reservoir Air Vent Upgrade work
- IAF Maraenui Te Awa pump station main contractor engagement work

Tenders issued to market

- Taradale Reservoir Electrical controls upgrade work.
- 3 waters - Utilities Electrical maintenance work

Tenders in Evaluation

- Waters Services Professional Services Panel final negotiation in progress.
- Georges Drive pump station Electrical upgrade work issued to market

Tenders Awarded

- The construction contract for the 36 and 96 Battery Road pipe renewals contract awarded to HEB Construction.
- Awatoto Wastewater Treatment plant pump replacement work
- Wastewater Treatment Plant domestic milliscreen safety upgrades work contract awarded to Pro Electrical
- Stormwater Cross Country Drain outfall pods refurbishment contract awarded to Eric Wiig Ltd

KEY HIGHLIGHTS

- The Taradale & Herrick Culvert project concrete culvert sections installation work in progress.
- The Water Services Strategic Asset Management Plan is scheduled to be presented to Council on 4th June.
- An open house event was held on 20th April, with strong public attendance at the Water Services booth.
- Wastewater flow meter installation is progressing successfully, with network data now being received.

On Track

Monitor

Off track

*The overall RAG status is inclusive of cost, schedule & risk

*The RAG status displayed is based on information provided by project managers.

NCC WATER SERVICES CAPITAL PROGRAMME DASHBOARD



May 2026



PROJECTS COMPLETED

Capital works - Renewal

- Franklin road reservoir MetriNet installation
- Harpham street - 63mm rider main upgrade
- 15 Enfield road wastewater realignment
- Russell Road - 125 Main upgrade
- Taradale Road Rider main Extension work

Capital works

- Mission Hills Water Supply- Rising Main and Booster pump station
- SCADA relocation work
- Skink enclosure on Foreshore Reserve (Awatoto)
- Lighthouse road storm water improvements
- Waghorne and Sea point Stormwater improvement
- Thames Street stormwater swale construction work
- 41 Thames street trade waste connection and flow metering
- Water Quality Monitoring station installation work

Taradale Culvert construction work is in progress



Purimu pump station roof remediation work is in progress



PROJECTS IN CONSTRUCTION

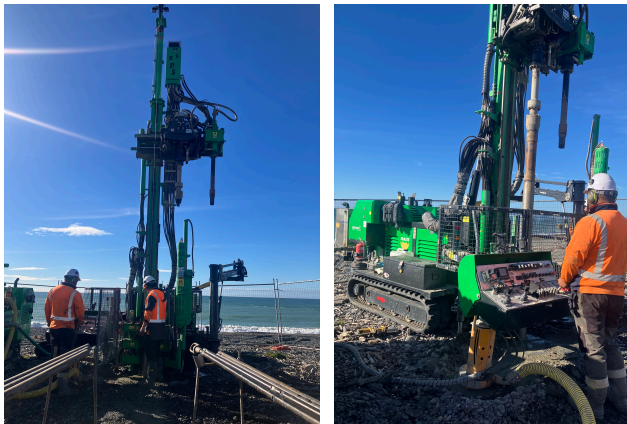
Capital works - Renewal

- Northe street to Delhi Rd storm water Upgrade
- 15 Enfield Road wastewater realignment
- Pipe Relining from Thompson road to Prestitley road
- Water Air Valves Survey and Replacement project
- Tennyson outfall face plate repair work
- Purimu pump station roof remediation work

Capital works

- 36 & 96 Battery Road stormwater and wastewater upgrade
- Cross country Drain pump station electrical upgrade & generator re coating work
- Carlyle street stormwater improvements
- Taradale & Herrick culvert project
- Latham Street Flume replacement work
- Water Supply Flowmeter installation
- Emerson Street revitalization.

Wastewater outfall site investigation work is in progress



DELIVERY & REGULATORY PERFORMANCE COMMITTEE

Open Minutes

Meeting Date: Thursday 16 April 2026

Time: 9.30am - 10.39am (*Open*)
10.45am - 11.15am (*Public Excluded*)

Venue Small Exhibition Hall
War Memorial Centre
Marine Parade
Napier

Livestreamed via Council's YouTube Channel

Present **Chair:** Councillor Price
Members: Mayor McGrath, Deputy Mayor Taylor, Councillors Brownlie, Chrystal, Crown, Isaac-Sharland, Lawrence, Mawson (Deputy Chair), Morley, Raihania and Simpson
Ngā Mānukanuka o te Iwi Representatives: Kirk Leonard and Evelyn Ratima

In Attendance Chief Executive (Louise Miller)
Executive Director Water Services (Russell Bond)
Acting Executive Director Strategy & Urban Development (Simon Bradshaw)
Excutive Director Community Services (Thunes Cloete)
Senior Communications & Engagement Advisor (Kate Penny)
Head of Strategy and Investments (Stephen Moratti)
Head of Strategy and Programme Delivery (Stephanie Murphy)
Principal Urban Designer (Georgina Ratcliffe)
Urban Design Lead (Gemma Guildford)
Property Advisor (Bryan Faulknor)

Drinking Water Compliance Officer (Jean Paul Kombara)
Manager Compliance & Standards (Sarah (Schaare))
Principal Policy Analyst (Michele Grigg)
Manager Planning & Investments (Syed Andrabi)
Manager Capital Delivery (Sue Kelly)
Programme Performance and Quality Lead (Hansika Iranthi)
Programme Management Project Manager (Josh Lloyd)
Commercial Transition Manager (Steve Gregory) [online]

Also in attendance **Public Forum:** Lynne Anderson, Chairperson, Napier Branch
Forest and Bird Society

Administration Governance Advisors (Carolyn Hunt and Jemma McDade)

Note: *At the Council meeting held on 9 April 2026, the following appointments to the
Delivery and Regulatory Performance Committee were resolved:*

- *Councillor Price (Chair)*
- *Councillor Mawson (Deputy Chair)*

*Ngā Mānukanuka o te Iwi representatives Kirk Leonard **and** Evelyn Ratima were appointed
as members of the Committee.*

DELIVERY & REGULATORY PERFORMANCE COMMITTEE – Open Minutes

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ORDER OF BUSINESS

Karakia

The meeting opened with the Council karakia.

Apologies

Nil

Conflicts of interest

Nil

Public forum

Lynne Anderson, Chairperson of the Napier Branch of Forest and Bird Society was also speaking on behalf Biodiversity Hawke's Bay, Save the Dotterels, The Ahuriri Estuary Protection Society, Hawke's Bay Regional Representative Hawke's Bay Birds, on concerns regarding the ongoing lack of control over frequent and ad-lib fires on Napier's shingle beaches. She highlighted associated public safety risks and the damage these fires are causing to natural shingle beach habitats.

Ms Anderson spoke to a PowerPoint presentation (Doc Id 1907226) advising that, if the current situation continues, the Society holds serious concerns about the long-term impacts on local beach ecosystems. The Society expressed a strong desire to see increased protection measures implemented for Napier's beaches. The request was for Napier City Council (NCC) to:

- Reinstatement of the Fire Control Bylaw with some realistic enforcement
- For NCC to champion all controlled events relating to the foreshore
- Fire bans, at least during the nesting season, would be welcomed
- Consider designated beach areas for special protection and restoration
- Assist with education and why this matters
- Work towards adopting a Beach Bylaw

ACTION: Direct Council staff to collaborate with Hawke's Bay Regional Council (HBRC), Fire and Emergency New Zealand (FENZ) and other councils to explore options for fires on beaches and provide a response (method to be determined).

Attachments

- 1 Forest and Bird Society PowerPoint presentation (Doc Id 1907226)
-

The meeting adjourned at 9.43am and reconvened at 9.46am

Announcements by the Mayor

The Mayor acknowledged and thanked the community and all agencies involved in the response to Cyclone Vaianu. He noted that significant lessons had been learned since Cyclone Gabrielle, and this was reflected in the effectiveness of the weekend's response.

Announcements by the Chairperson

Nil

Announcements by the management

Nil

Confirmation of minutes

COMMITTEE RESOLUTION

Deputy Mayor Taylor / Councillor Chrystal

That the Minutes of the meeting held on 5 March 2026 were taken as a true and accurate record of the meeting.

Carried

AGENDA ITEMS

1. TRANSPORTATION HUB STRATEGY

Type of Report: Operational

Legal Reference: N/A

Document ID: 1899055

Reporting Officer/s & Unit: Georgina Ratcliffe, Principal Urban Designer

1.0 Executive Summary - Te Kaupapa me te Whakarāpopototanga:

- 1.1. The Transport Hub Strategy recommends establishing a consolidated Transport Hub at the existing Bus Terminus at Clive Square - an under-utilised asset owned by Napier City Council. The Strategy proposes bringing all urban (goBus) and intercity buses together to one easy-to-access location on the edge of the city centre, whilst also providing for charter and domestic tour buses within the wider precinct.
- 1.2. The Strategy identifies the Hub as a catalyst for revitalising Napier's city centre: improving connectivity and operational efficiency of our bus services, strengthening wayfinding within our CBD, increasing foot traffic and passive surveillance in a less frequented part of town – all contributing to a more vibrant and welcoming “Western Gateway” to the CBD.
- 1.3. Extensive Stakeholder engagement has been undertaken in the development of the Transport Hub Strategy, and all Parties involved have endorsed the relocation of urban and regional bus services to the proposed Transport Hub.
- 1.4. Transport Hub Strategy is informed by a number of physical trials, traffic modelling, and road safety audits, and proposes a flexible and adaptive approach in combination with ongoing monitoring, once operational, to ensure the Hub remains responsive to city needs and contributes effectively to Napier's long-term urban development aspirations.

At the meeting

The Principal Urban Designer, Ms Ratcliffe, supported by Ms Guildford, Urban Design Lead displayed a PowerPoint presentation (Doc Id 1907322) providing an overview of the Transport Hub Strategy.

In response to questions the following was clarified:

- The Hawke's Bay Regional Council (HBRC) in its current plan is looking to upgrade its current bus fleet to electric buses and it would be their responsibility to organise where the charging facilities would be located.
- A tri-partite Memorandum of Understanding Agreement will be drafted between NCC, HBRC and Tranzit outlining the operational parameters within which the Transport Hub will function, including costs.
- A Working Group will be established for re-routing Cruise Shuttles to Clive Square West which would include Transport Providers (Port, HBRC), Operators (Tranzit, Art Deco Trust) and Council staff (Facility representatives, Transport Hub Project Owner) and could also include representatives from the Napier City Business community.

COMMITTEE RESOLUTION

Councillors Crown / Deputy Mayor Taylor

That Delivery and Regulatory Performance Committee:

- a) **Receive** the Transportation Hub Strategy report dated 16 April 2026
- b) **Approve** consolidating Napier's urban and regional bus services to the Transport Hub (NCC owned Clive Square Bus Terminus)
- c) **Approve** progressing future investigations into the viability and functionality of rerouting cruise shuttles to the Transport Hub.

Carried

Attachments

- 1 PowerPoint presentation (Doc Id 1907322)

2. FORD ROAD EXTENSION - LAND LEGALISATION

Type of Report: Legal and Operational

Legal Reference: Public Works Act 1981, Local Government Act 1974

Document ID: 1902388

Reporting Officer/s & Unit: Bryan Faulknor, Property Advisor
Richard Munneke, Commercial Property Manager

1.0 Executive Summary - Te Kaupapa me te Whakarāpopototanga:

- 1.1 The purpose of the report is to seek resolutions pursuant to the Public Works Act 1981 to consent to Road being stopped and vested in exchange for other land to be acquired for Road.
- 1.2 This involves a small land swap at the entrance to K Mart on Ford Road, where land which is currently legal road is required to be stopped and vested in the neighbouring land in

exchange for land being vested in Council for Road. This legalises the current formed roading situation.

1.3 This is required to complete complicated land legalisation matters relating to the Ford Road Extension project.

1.4 The legalisation is required pursuant to a binding agreement with the adjoining land owner.

At the meeting

The Property Advisor, Mr Faulknor took the report as read. There were no questions.

COMMITTEE RESOLUTION

Councillors Mawson / Morley

That Delivery and Regulatory Performance Committee:

- a) **Receives** the report titled Ford Extension – Land Legislation dated 16 April 2026.
- b) **Approves** to consent to:
 1. The road described in Schedule 1 below being stopped pursuant to Sections 116(2)(b)(ii) and (d) of the Public Works Act 1981; and
 2. The land described in Schedule 1 below being vested in the owner of the adjoining land described in Schedule 1 (with the Napier City Council requiring both parcels of land to be amalgamated in one title pursuant to Section 345(2) of the Local Government Act 1974) with that vesting to be in exchange for the land described in Schedule 2 below being declared road and vested in the Napier City Council pursuant to Sections 117(3)(a) and 114(2)(h) of the Public Works Act 1981.

SCHEDULE 1

Hawkes Bay Land District - Napier City Road to be Stopped

Area (hectares)	Legal Description	Adjoining Land (Record of Title)
0.0218 ha	Section 2 SO 532605	Section 3 SO 532605 (RT 872174)

SCHEDULE 2

Hawkes Bay Land District - Napier City Land to be Declared Road

Area (hectares)	Legal Description	Comprised in Part Record of Title
0.0043 ha	Section 1 SO 532605	RT 1174832

Carried

3. CONSENT TO LAND BEING DECLARED ROAD - GLOUCESTER STREET

Type of Report:	Legal and Operational
Legal Reference:	N/A
Document ID:	1902395
Reporting Officer/s & Unit:	Bryan Faulknor, Property Advisor Richard Munneke, Commercial Property Manager

1.0 Executive Summary - Te Kaupapa me te Whakarāpopototanga:

- 1.1 The purpose of the report is to seek a resolution pursuant to Section 114 of the Public Works Act 1981 to consent to land being declared to be road.
- 1.2 This involves the acquisition of a strip of land on Gloucester Street, Taradale which was subject to a Designation in the Napier City Council District Plan as required for Road.
- 1.3 At the request of landowners, over a number of years Council has acquired various portions of residential land on Gloucester Street subject to the designation.
- 1.4 The consent subject to this item is required to finalise the legal work relating to one of these properties.

At the meeting

The Property Advisor, Mr Faulknor took the report as read. There were no questions.

COMMITTEE RESOLUTION

Councillors Mawson / Deputy Mayor Taylor

That Delivery and Regulatory Performance Committee:

- a) **Receive** the report titled Consent to Land being Declared Road – Gloucester Street dated 16 April 2026.
- b) **Resolve** pursuant to Section 114(2)(h) of the Public Works Act 1981 to consent to the land described in the Schedule below to be declared road and vested in the Napier City Council.

SCHEDULE

Hawkes Bay Land District – Napier City

Area (ha)	Legal Description	Record of Title
0.0095	½ share of Section 3 SO Plan 505062	HBL4/139
0.0008	½ share of Section 4 SO Plan 505062	HBL4/139

Carried

4. NAPIER DRINKING WATER COMPLIANCE ASSESSMENT FOR 2025 CALENDAR YEAR

<i>Type of Report:</i>	Operational
<i>Legal Reference:</i>	N/A
<i>Document ID:</i>	1901683
<i>Reporting Officer/s & Unit:</i>	Jean Paul Kombara, Drinking Water Compliance Officer

1.0 Executive summary - te kaupapa me te whakarāpopototanga:

- 1.1. The purpose of this report is to inform the Council of the annual compliance assessment of Napier's drinking water supply for the 2025 calendar year.
- 1.2. Napier City Council operates a large, networked drinking water supply and is required to comply with the Water Services Act 2021 and the Drinking Water Quality Assurance Rules (DWQAR) issued by Taumata Arowai. Compliance is assessed across four categories of rules:
 - General Rules (G-Rules)
 - Source Water Rules (S-Rules)
 - Treatment Rules (T-Rules)
 - Distribution Rules (D-Rules)
- 1.3. The assessment evaluates operational performance, monitoring requirements, and regulatory compliance for the period 1 January 2025 to 31 December 2025.
- 1.4. Overall results indicate continued improvement in compliance performance compared with previous years, particularly in governance documentation and operational monitoring. Some non-compliance remains in Treatment and Distribution Rules, primarily due to infrastructure constraints and documentation still under development.
- 1.5. Despite some rule non-compliances, microbiological testing results confirm that the drinking water supplied to consumers remained microbiologically safe throughout the year.
- 1.6. Corrective actions are underway through infrastructure upgrades, operational improvements, and implementation of new compliance documents.
- 1.7. These actions are expected to significantly improve compliance outcomes in the coming years.

At the meeting

The Drinking Water Compliance Officer, Mr Kombara supported by the Manager Compliance & Standards, Ms Schaare provided a brief summary of the report.

In response to questions the following was clarified:

- Napier's compliance has improved across all four categories of the Drinking Water Quality Assurance Rules (DWQAR). Full compliance has now been achieved in both the General Rules and Source Water Rules.
 - Despite this progress, the DWQAR require suppliers to verify adequate disinfection, specifically by confirming the contact time between chlorine and water.
-

-
- NCC currently lacks systems to measure or verify this chlorine contact time, meaning full compliance in this area cannot yet be demonstrated.
 - As part of the Taumata Arawai pathway a new treatment plant for the Taradale bores is planned and expected to be completed with the plant fully operational by 2028.
-

COMMITTEE RESOLUTION

Councillors Price / Chrystal

That Delivery and Regulatory Performance Committee:

- a. **Receives** the report titled “Napier Drinking Water Compliance Assessment for 2025 Calendar Year” dated 16 April 2026.

Carried

5. REIMAGINING FLOOD RESILIENCE PROJECT UPDATE

Type of Report: Information

Legal Reference: N/A

Document ID: 1891213

Reporting Officer/s & Unit: Michele Grigg, Principal Policy Analyst
Syed Andrabi, Manager Planning & Investments

0.0 Executive Summary - Te Kaupapa me te Whakarāpopototanga:

- 0.1 The purpose of this report is to provide an update on the HBRC-led Reimagining Flood Resilience project.
- 0.2 HBRC is progressing the Reimagining Flood Resilience project for the Upper Tukituki and Heretaunga Plains flood control schemes. It was established in response to recommendations from the Hawke’s Bay Independent Flood Review and is focused on developing a long-term view of river flood resilience in Hawke’s Bay.
- 0.3 The project is currently in the stakeholder engagement phase, including Stakeholder Reference Groups, Focus Groups, and a regional community survey.
- 0.4 Outputs from this phase will include a “Community Vision for Flood Resilience” for each scheme and a supporting Action Plan. These are expected to be presented to the project Steering Groups in April 2026.
- 0.5 This report provides a summary of the update presented to HBRC on 25 March 2026.

At the meeting

The Principal Policy Analyst, Ms Grigg, supported by the Manager Planning & Investments, Mr Andrabi presented the report.

Councillor Simpson withdrew from the meeting at 10.21 and rejoined the meeting at 10.25am

Ms Grigg advised that the Esk River is not included in the current flood-resilience scheme because the Esk River does not have engineered flood-protection structures associated with it.

The schemes under review are those that are actively managed to protect people and property through engineered interventions. As a result, the Esk River sits outside the scope of this project.

COMMITTEE RESOLUTION

Councillor Lawrence / Deputy Mayor Taylor

That Delivery and Regulatory Performance Committee:

- a) **Receives** the report titled Reimagining Flood Resilience Project Update dated 16 April 2026.
- b) **Notes** the progress of the Reimagining Flood Resilience project, including stakeholder engagement activities and the development of a Community Vision for Flood Resilience and supporting Action Plan, to be presented to project Steering Groups in April 2026.

Carried

6. WATER SERVICES CAPITAL PROGRAMME DELIVERY UPDATE

<i>Type of Report:</i>	Information
<i>Legal Reference:</i>	N/A
<i>Document ID:</i>	1905124
<i>Reporting Officer/s & Unit:</i>	Sue Kelly, Manager Capital Delivery Hansika Iranthi, Programme Performance and Quality Lead

1.0 Executive Summary - Te Kaupapa me te Whakarāpopototanga:

This report presents an update on the 2025/26 Water Services Capital Programme, including major projects, objectives, and financial tracking.

Capital Programme Overview

The programme has a total capital budget of \$32,134,546 (2025/26) comprising the LTP budget and approved carry-forward funding from the previous financial year. The budget is distributed across all three water services as below.

There have been no changes to the overall budget since the 05 March paper. However, it should be noted that there are changes proposed in relation to the paper 36 and 96A Battery Road Wastewater and Stormwater Pipe Renewals Paper due for discussion in the 16 April Delivery and Regulatory Meeting.

Department	Annual Plan Budget	Carry Forward budgets	Total 25/26 capital budget	Additional requests	Revised budget
Water supply	\$9,548,856	\$1,399,854	\$10,948,710	\$1,500,000	\$12,448,710
Storm water	\$9,745,606	\$799,847	\$10,545,453		\$10,545,453
Wastewater	\$8,349,728	\$2,290,655	\$10,640,383		\$10,640,383
	\$27,644,190	\$4,490,356	\$32,134,546	\$1,500,000	\$33,634,546

Figure 1: Budget summary FY25/26

Programme Delivery Update-March 2026

There are 74 active projects and underway and 9 completed projects. Projects on hold/not started include growth projects triggered by external demand. The attached NCC Water Services Capital Programme Dashboard Update gives March programme and project updates.

Financial update- February 2026

Financial data from February 2026 shows year-to-date spend at approximately **\$14.03M**, accounting for 42% of the 2025/26 allocated budget. This is marginally lower than February 2025 year to date spend of \$14.3M.

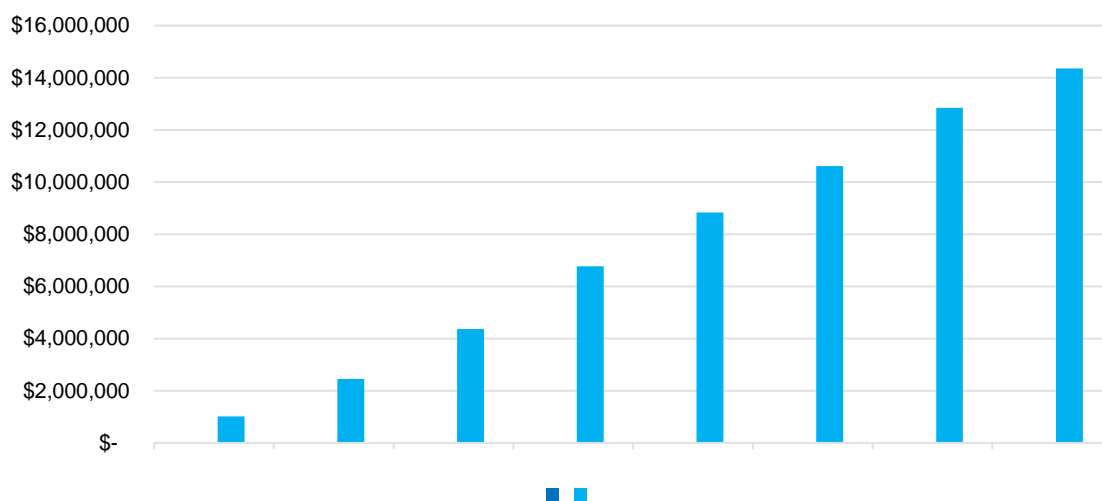


Figure 2: Year to date Spend comparison FY24/25 Vs FY25/26

Budget Phasing

The capital delivery team, assisted by finance, are working to ensure project spend is re-phased (forecast) on a regular cadence for reporting on the NCC Water Services Capital Programme Dashboard. There is a new dashed line indicating the phased monthly spend through to the end of the financial year. Currently this phasing is shown with a confidence level of +/- 15%. The accuracy of the phasing will improve with two factors; the closer we get to year end and continued practice of regular phasing.

The phasing does show a significant spend over the remainder of the financial year as a result of a number of projects being in construction over the next few months. Current phasing has the year end spend between \$27-\$31M.

At the meeting

The Manager Capital Delivery, Ms Kelly, supported by Programme Performance and Quality Lead, Ms Iranthi. Displayed a PowerPoint presentation of the programme dashboard (Doc ID 1907244). Ms Kelly and Ms Iranthi provided an overview of the financial performance and spend across capital programmes.

In response to questions the following was clarified:

- If current projects continue to progress well, the programme is expected to come close to the revised budget of \$33m. A more conservative estimate places the likely spend at approximately \$23m. Recent delays have impacted delivery timelines, making the \$33m target ambitious. A further update with clearer forecasting will be provided in six weeks.
- Several projects remain on hold or not yet initiated. These are primarily growth-related projects that rely on external demand to trigger commencement. Where that demand has not materialised, the projects remain in the on-hold/not-started category.

COMMITTEE RESOLUTION

Councillors Simpson / Crown

That Delivery and Regulatory Performance Committee::

- a) **Receive** the report titled Water Services Capital Programme Delivery Update 16 April 2026.

Carried

Attachments

- 1 Water Services Dashboard (Doc Id 1907244)

Minor matters

There were no minor matters to discuss.

RESOLUTION TO EXCLUDE THE PUBLIC

COMMITTEE RESOLUTION

Deputy Mayor Taylor / Evelyn Ratima

That the public be excluded from the following parts of the proceedings of this meeting, namely:

1. 3 Waters Professional Services Panel Contract Award
2. Additional Budget Request - 36 & 96A Battery Rd Wastewater & Stormwater Pipe Renewals
3. Update on Proposed Napier District Plan (Decisions Version) 2025 Appeals

Carried

The general subject of each matter to be considered while the public was excluded, the reasons for passing this resolution in relation to each matter, and the specific grounds under section 48(1) of the Local Government Official Information and Meetings Act 1987 for the passing of this resolution were as follows:

General subject of each matter to be considered.	Reason for passing this resolution in relation to each matter.	Ground(s) under section 48(1) to the passing of this resolution.	Plain English reason for passing this resolution in relation to each matter.
1. 3 Waters Professional Services Panel Contract Award	<p>7(2)(h) Enable the local authority to carry out, without prejudice or disadvantage, commercial activities</p> <p>7(2)(i) Enable the local authority to carry on, without prejudice or disadvantage, negotiations (including commercial and industrial negotiations)</p>	<p>48(1)(a) That the public conduct of the whole or the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist:</p> <p>(i) Where the local authority is named or specified in Schedule 1 of this Act, under section 6 or 7 (except 7(2)(f)(i)) of the Local Government Official Information and Meetings Act 1987.</p>	<p>This Paper deals with commercially sensitive contract and procurement information</p>

General subject of each matter to be considered.	Reason for passing this resolution in relation to each matter.	Ground(s) under section 48(1) to the passing of this resolution.	Plain English reason for passing this resolution in relation to each matter.
<p>2. Additional Budget Request - 36 & 96A Battery Rd Wastewater & Stormwater Pipe Renewals</p>	<p>7(2)(b)(ii) Protect information where the making available of the information would be likely unreasonably to prejudice the commercial position of the person who supplied or who is the subject of the information</p>	<p>48(1)(a) That the public conduct of the whole or the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist: (i) Where the local authority is named or specified in Schedule 1 of this Act, under section 6 or 7 (except 7(2)(f)(i)) of the Local Government Official Information and Meetings Act 1987.</p>	<p>This report contains tender prices related to the project.</p>
<p>3. Update on Proposed Napier District Plan (Decisions Version) 2025 Appeals</p>	<p>7(2)(i) Enable the local authority to carry on, without prejudice or disadvantage, negotiations (including commercial and industrial negotiations)</p>	<p>48(1)(a) That the public conduct of the whole or the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist: (i) Where the local authority is named or specified in Schedule 1 of this Act, under section 6 or 7 (except 7(2)(f)(i)) of the Local Government Official Information and Meetings Act 1987.</p>	<p>This is excluded from the public to enable Council to undertake negotiations relating to sensitive material</p>

Public Excluded Text

Council has considered the public interest in the information above and balanced those interests with the reason(s) for withholding this information. This ensures Council has met the requirements for withholding information under section 7(2) of the Local Government and Official Information and Meetings Act 1987.

The meeting adjourned at 10.39am and reconvened in Public Excluded at 10.45am

The meeting closed with a karakia at 11.15am

Approved and adopted as a true and accurate record of the meeting.

Chairperson

Date of approval