HARRISON STREET

Online community engagement session - Thurs 28 May
Intro

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Intro

BEN KEEGAN

Redevelopment - Project Manager
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Overview

TODAY'S DISCUSSION
Housekeeping
Background
Current design
Timeline
Questions
Housekeeping

WORK IN PROGRESS

ONGOING TRANSPARENT CONVERSATION

PRIORITY - NEEDS OF THE CITY

QUESTIONS - POSTING PUBLICLY

OUR FIRST ZOOM MEETING
Built by Wellington City Council for Wellington City Council's tenants
Build Wellington

Redevelopment
Team responsible for the redevelopment of the Council's social housing sites

Increasing housing supply
A priority for us is to increase the supply of social and affordable housing for the city
City Housing

- Third largest landlord in NZ
- Approx 3400 tenants
- +2000 units citywide
- Approx 30 staff
- Funded primarily their rents
Tenancy Management

WHAT SETS CITY HOUSING APART

- Asset management
- Sustaining tenancies
- Relationship with tenants
HARRISON STREET REDEVELOPMENT

Current draft site plan
Key principles of this redevelopment

**Warm, dry and healthy**
Quality houses that tenants will be proud to call home

**Sustainable and durable**
Lifecycle of the project materials including maintenance

**Unit type the city needs**
Lack of affordable properties for this client group
### Proposed Site Characteristics

- **Site Area:** 1722m²
- **Building Footprint:** 605m²
- **Site Coverage:** 34.9%
- **Zone:** Outer Res.
- **Proposed Yield:** 9
- **Proposed Bed spaces:** 70

### Typology
- **Detached Terraces** (2 Level)

### Unit Mix
- 8no 4 Bed
- 1no 3 Bed

### Carpark
- 9 (+1 guest)

### Legend
- Timber Decking
- Concrete
- Permeable Paving (carparks)
- Paving units
- Asphalt
- Mixed Planting
- Lawn
- Proposed Trees

### Typical Typology Floor Area
- 4-Bed - Floor Area Approx. = 122m²
- 3-Bed - Floor Area Approx. = 108m²

### Scale

0m | 2m | 4m | 10m
Construction timeline

September
Strengthening of the retaining walls.

November
Work begins on the redevelopment itself.

End 2021
Completed units finished
Communication

We want to have this as an ongoing conversation with local feedback.

Local feedback has already influenced this project.

Where we cannot incorporate this feedback we will say.
Contact Information

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