



Briefing Note: **BUDGET SECRET** - Updating the Christchurch Schools Rebuild Programme

To:	Hon Chris Hipkins, Minister of Education		
Date:	8 December 2020	Priority:	Medium
Security Level:	Budget Secret	METIS No:	1245877
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Purpose of Report

You have requested an update on the progress of the Christchurch School Rebuild Programme (CSR), in preparation for Budget 21, and the final review that will outline the new capital needed to complete the programme.

Summary

- Following the Canterbury Earthquakes, the Christchurch School Rebuild Programme (CSR) was established to address earthquake damaged schools and ensure sufficient education provision in Christchurch. The programme's original business case, approved by Cabinet in 2012, set the total budget at \$1.137 billion.
- There are 115 schools in this programme, of which 58 are already complete. By early-2022, we anticipate this will increase to 76 schools or 66%. By 2023, the programme is expected to be about 95% complete. The final 5% represents more complex projects at larger secondary schools. These projects need to be staged so schools remain operational throughout construction.
- The midpoint review, completed in 2018, signalled that an additional \$206 million was required. As the programme has progressed and works have been completed the schools entering the programme in the later stages expect a comparable scope of works to schools that have been completed even though the original business case may have identified less investment.
- To address issues of scope to complete the programme the Ministry is undertaking a three-quarter point review, which will identify what is now needed to complete the remaining projects, meet the current expectations of schools as they align to the current scope of the programme and all works are complete or underway by 2023.

While the review is still underway, this report updates you on progress and provides an initial estimate of the outcome.

- Attached in appendix one is a list of the schools and their status.



Kim Shannon
Head of Education Infrastructure Service

8/12/2020

Hon Chris Hipkins
Minister of Education

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Updating the CSR Programme Envelope

1. The CSR programme was established to address earthquake damage at 115 Christchurch Schools. Since 2012, the Ministry has delivered seismic remediation at CSR schools. However, through this process we have uncovered significant, non-seismic condition issues in our building stock. This was to be expected. We know that our aging school property portfolio carries significant deferred liabilities that need to be addressed.
2. Where it was possible, and sensible, to address these issues, we have done so. The purpose of this approach was to leave schools with quality learning environments and minimise our future liabilities in Christchurch.
3. In 2018, a mid-point review was conducted. The original programme approved by Cabinet in 2012 did not adequately provide for expansionary pressures on the network, construction cost escalation, nor could it reasonably provide for the extent of upgrade works required at each school. The review identified the need to increase the programme envelope for the CSR programme by an additional \$206 million to cover, both initial project cost estimates that were too low, and estimate the known additional programme costs at the time, bringing the total project envelope to \$1.343 billion.

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Reintroducing CSR schools to mainstream Ministry property programmes and funding

7. As part of the review we will consider how Christchurch schools are reintegrated into the Ministry business as usual property redevelopment and maintenance programme. While the schools will have had significant investment, it is important that ongoing funding is in place to ensure they remain well maintained including how to plan and fund future redevelopment work at CSR schools. The Ministry will update you on this as part of the outcomes of the programme review in the new year.
8. We will discuss further funding requirements for Christchurch Schools with you in preparation for Budget 22.

Proactive Release

9. We recommend that this Briefing is not released at this time because it contains information that is budget secret.

Schools - construction complete	Completion date
Halswell School	Q3 2014
Pegasus Bay School	Q2 2014
Rāwhiti School	Q4 2015
West Rolleston Primary School	Q4 2015
Lyttelton Primary School	Q2 2016
Waitākiri Primary School	Q3 2016
Rolleston College	Q4 2016
Papanui School	Q4 2016
Avonhead School	Q1 2017
Haeata Community Campus	Q1 2017
Marshland School	Q1 2017
Shirley Primary School	Q2 2017
South Hornby School	Q3 2017
Halswell Residential College	Q3 2017
St Albans School	Q3 2017
Rolleston School	Q3 2017
Wharenui School	Q3 2017
Clearview Primary	Q4 2017
Cashmere Primary Te Pae Kererū	Q4 2017
Waitaha School	Q4 2017
Te Waka Unua School	Q4 2017
Little River School	Q4 2017
Woodend School	Q4 2017
Gilberthorpe School	Q1 2018
Beckenham Te Kura o Pūroto	Q2 2018
Kaiapoi Borough School	Q3 2018
Spreydon School	Q3 2018
Kaiapoi North School	Q3 2018
Karanga Mai Young Parents College	Q3 2018
Ararira Springs Primary - Te Puna o Ararira	Q4 2018
Knights Stream School - Mingimangi Hautoa	Q4 2018
Wairakei School (stage 1 complete)	Q4 2018
Te Kōmanawa Rowley School	Q1 2019
Wigram Primary School - Te Piki Kāhu	Q1 2019
Waltham School	Q2 2019
Avonside Girls' High School (co-located campus)	Q2 2019
Bromley School	Q2 2019
Shirley Boys' High School (co-located campus)	Q2 2019
Kaiapoi High School	Q3 2019
Cashmere High School	Q3 2019
Ao Tawhiti Unlimited Discovery	Q3 2019

Bishopdale School	Q3 2019
Addington Te Kura Taumatua	Q4 2019
Okains Bay School	Q4 2019
South New Brighton School	Q1 2020
St Martins School	Q1 2020
Parkview Pārua	Q2 2020
Te Raekura Redcliffs School	Q2 2020
Sumner School	Q2 2020
Opawa School	Q3 2020
Te Matauru Primary	Q3 2020
Hornby High School	Q3 2020
Hornby Primary School	Q3 2020
Somerfield Te Kura Wairepo	Q3 2020
TKKM o Waitaha	Q3 2020
Whītau School	Q4 2020
Linwood Avenue School	Q4 2020
Duvauchelle School	Q4 2020

Schools in construction	Estimated completion date
Cotswold School	Q4 2020
Bamford Ngutuawa School	Q4 2020
Governors Bay School	Q4 2020
Mt Pleasant School	Q4 2020
Waimairi School	Q1 2021
Queenspark School	Q1 2021
Oaklands School	Q1 2021
Diamond Harbour School	Q1 2021
Hillmorton High School	Q2 2021
Te Ara Koropiko West Spreydon School	Q2 2021
Christchurch East School	Q3 2021
Heathcote Valley School	Q3 2021
Akaroa Area School	Q3 2021
Breens Intermediate	Q3 2021
Westburn School	Q3 2021
Hagley Community College	Q2 2022
Linwood College	Q2 2022
Christchurch Boys' High School	Q4 2022
Mairehau Primary School	Q1 2023

Schools in tender, planning and design phases	Estimated completion date
Harewood School	Q3 2021
Burnham School - Te Kura o Tiori	Q1 2022
Isleworth School	Q1 2022
Redwood School (Christchurch)	Q1 2022
Yaldhurst Model School	Q1 2022
Kimihia Parents' College	Q2 2022
Shirley Intermediate	Q2 2022
Banks Avenue School	Q4 2022
Belfast #2 Proposed Site	Q4 2022
Belfast School	Q4 2022
Elmwood Normal School	Q4 2022
Fendalton Open Air School	Q4 2022
Kirkwood Intermediate	Q4 2022
Merrin School	Q4 2022
Northcote School (Christchurch)	Q4 2022
Te Ara Maurea Roydvale School	Q4 2022
Templeton School	Q4 2022
Thorrington School	Q4 2022
TKKM o Te Whānau Tahī	Q4 2022
Allenvale Special School and Residential Centre	Q1 2023
Heaton Normal Intermediate	Q1 2023
Hoon Hay School	Q1 2023
Mairehau High School	Q1 2023
Christchurch South Karamata Intermediate School	Q2 2023
Ferndale School (Christchurch)	Q2 2023
Ilam School	Q2 2023
Russley School	Q2 2023
Burnside Primary School	Q3 2023
Casebrook Intermediate	Q3 2023
Cobham Intermediate	Q3 2023
Paparoa Street School	Q3 2023
Riccarton School	Q3 2023
Papanui High School	Q1 2024
Burnside High School	Q2 2024
Riccarton High School	Q4 2024
Christchurch Girls' High School	TBC

Schools yet to enter the CSR programme	Estimated completion date
Chisnallwood Intermediate	TBC
van Asch Deaf Education Centre – Ko Taku Reo	TBC