



ANNUAL REPORT

JULY 2024 – JUNE 2025





EXECUTIVE SUMMARY

July 2024 – June 2025



Over the past year, I have focused on turning the Board's strategic priorities into tangible results for Central City businesses. We've worked closely with members, city partners, and stakeholders to make sure the CCBA is a practical and effective voice for the central city.

One of the most significant operational achievements has been the ongoing work of our CCBA Safety Team. Supported by Christchurch City Council funding, the team maintained a consistent, on-the-ground presence throughout the City Centre.

Their relationship-focused approach built through close collaboration with Police, the Council, City Mission and others, contributed to a 52% reduction in reported antisocial behaviour. This result reflects not only the effectiveness of the model, but the strength of our partnerships.

On the advocacy front, we've made sure members' concerns about things like unfair commercial competition, transport changes, and council policies were heard loud and clear. Through submissions, media, and direct engagement, including petitions and meetings, we helped shape key decisions that impact how the central city operates.

Member engagement has also stepped up significantly. We launched a new member website to make information and support easier to access. Our communications include 18 newsletters and 16 feature stories, which outperformed industry benchmarks for open and click rates, showing we're connecting well. Plus, our team and I made hundreds of visits to businesses, strengthening relationships and ensuring we understand and respond to real needs on the ground.

Membership growth is strong, too, with 40 new businesses signing up, bringing us to a total of 615 members. This reflects growing trust and recognition that there is value in being part of the CCBA.

Looking ahead, I'm confident that by continuing to deliver focused advocacy, effective safety initiatives, and member-centred services, we can keep building a safer, more vibrant, and commercially successful central city.

Paul Lonsdale

Manager, Central City Business Association



CITY TOUR

TATTOO STUDIO

QUAKE CITY

MAORI GONDOLA

LET'S GO AND ROLL

GINGER BREAD MAN

Information Technology
at Whitecliffe in Feb 2023

Whitecliffe
Intake opens now for Feb 2023
Gain essential knowledge, skills, and
practical experience through a range of
workshops to design final programmes.



Bella
coffee - food - pastries

REPORT FROM THE CHAIR

Over the past year, the CCBA has focused on turning strategy into results. Our priorities have been clear: strong advocacy, a safer city, and real value for members.

A standout achievement has been the **CCBA Safety Team**, which was co-funded by the Christchurch City Council. Their visible, relationship-driven approach—working alongside Police, Council, and City Mission—helped deliver a **52% reduction in reported antisocial behaviour**. This is proof that partnership provides results.

We have strongly advocated on key issues affecting our members. This included a detailed submission on the **Christchurch City Council Long Term Plan**, where we urged the Council to manage its spending and avoid unnecessary rate increases carefully. Through submissions, media, petitions, and direct engagement, CCBA has consistently ensured members' voices are represented in decisions that shape the future of the central city.

To strengthen this work, and in line with our latest Strategic Plan, we have also established **subcommittees in advocacy, finance, and marketing**, with Executive members contributing in areas that play to their strengths.

Through submissions, media, petitions, and direct engagement, CCBA has consistently ensured members' voices are represented in decisions that shape the future of the central city.

Member engagement is stronger than ever. A new website, 18 newsletters, 16 feature stories, and hundreds of business visits kept us connected and responsive. Membership increased by 40 new businesses, bringing our total to **615 members**—a clear sign of trust in CCBA's role.

This year also marked a **refresh of our Strategic Plan**, prompted by the central city's strong growth since 2021. Members and strategic partners, including the Christchurch City Council and ChristchurchNZ, helped shape the direction. Ratepayers and signed members had early access, and at the AGM, the refreshed plan was formally adopted.

For 2024–2027, our refreshed priorities are clear:

- **Vision:** A welcoming, vibrant city centre where businesses thrive, our culture is shared, and growth is celebrated.
- **Purpose:** To be an effective voice for central city businesses, focused on advocacy, accessibility, marketing, and safety.
- **Advocacy:** Ensure members' voices shape central city decisions.
- **Marketing & Engagement:** Build connections with members and partners while promoting the central city's offerings.
- **The Place to Be:** Support a clean, safe, attractive city that draws people, businesses, and investment.

Looking forward, we are building on this momentum, focusing on advocacy, practical safety initiatives, and services that put members first. Together, we are shaping a safer, more vibrant, and commercially successful central city.

Finally, a huge thank you to our **Executive Team**—Nicki Carter (Secretary), Shaun Stockman (Treasurer), Kerri Bloomfield, Sarah Priddle, Antony Gough, Pete Glasson, Andrew Plimmer, Josie Baker, Shafeeq Ismail, and Jonathon Ballantyne—who generously volunteer their time and expertise. I would also like to acknowledge the hard work of our **Manager, Paul Lonsdale**, and the valuable support of our **Christchurch City Council representative, John Meeker**.

And a very special thank you to **Shaun Stockman**, who has stepped down as Treasurer after an incredible **16 years of service to the CCBA**. His dedication and contribution over such a long period have been invaluable, and we are deeply grateful for his commitment to the central city and our association.

Annabel Turley

Chair, Central City Business Association



2024-2027

OUR PRIORITIES

The central city has experienced significant growth since our 2021 Strategic Plan, prompting the board to initiate a strategy refresh. To help guide our direction, we surveyed our members for input on priority areas and sought feedback from key strategic partners, including Christchurch City Council and ChristchurchNZ.

Ratepayers and signed members were given early access to the Strategic Plan Refresh and were also made available to members attending the AGM where our board Chair Annabel Turley moved that the Strategic Plan Refresh formally adopted.

For the 2024 – 2027 period we set out our priorities as follows:

VISION

Christchurch Central is a welcoming vibrant City Centre where businesses thrive, our culture and story is shared, and growth is supported and celebrated

PURPOSE

To be an effective representative body for the Central City business community focused on strategy, advocacy, accessibility, marketing and safety.

▶ ADVOCACY

Advocate for members on Central City issues that are important to members, businesses and contributing ratepayers and engage constructively with partners on those issues.

▶ MARKETING & ENGAGEMENT

Engage with our members and key city partners and strategically market the Central City offering using available resources effectively and efficiently.

▶ THE PLACE TO BE

Contribute to a Central City that attracts businesses and new investment, and maintain a clean, safe city environment that people want to regularly visit and enjoy.

2024-2025

REFLECTING OUR STRATEGIC PRIORITIES

OUR 2024-25 WORK PLAN ACTION INCLUDED:

What we said we would do	Who	When	Why
Update governance structure by establishing committees	Board	Following AGM	To align Board structure and workload with CCBA strategic priorities

What We Did:

To ensure we achieved our goals, the board agreed to update the governance structure to align with the CCBA’s agreed priorities. As part of this, we established subcommittees for Advocacy, Marketing & Engagement, and Finance.

DELIVERING OUR 2024/25 ANNUAL WORK PLAN

PRIORITY ONE ADVOCACY

Advocate for members on Central City issues that are important to members, businesses and contributing ratepayers and engage constructively with partners on those issues.

ADVOCACY & ENGAGEMENT SUMMARY

Our Chair Annabel Turley regularly fronts the media on issues that concern our members, and we meet regularly with Christchurch City Council senior staff through our CCC Liaison Committee to discuss city issues. This year we undertook several important advocacy initiatives to ensure the voice of our members was heard on key local issues.

What we said we would do	Who	When	Why
Continue advocacy on behalf of central city businesses	Advocacy committee & Board	All year	To be a voice for members on important issues for central city businesses
What We did			
1. The Art Centre Food Truck Expansion Plan	We advocated to Council that rates funded Art Centre created unfair competition for city business ratepayers. We held direct engagement with the Council, Art Centre's Chief Executive, media outreach, plus a member-led petition. These actions were aimed to protect member interests but also strengthened our connection with those affected businesses.		
2. Te Kaha Roothing project and Lichfield access issue	Through direct discussions with contractors, collaboration with Business Canterbury, and ongoing monitoring, we raised awareness and helped maintain vital access for local businesses.		
3. Advocated to have pigeons classed as a pest	We engaged directly with Environment Canterbury (ECan), wrote to the Government's Chief Medical Officer, and liaised with the Waimakariri, Selwyn, and Hurunui districts to gain broader support. This issue remains active.		
What we said we would do	Who	When	Why
Liaison with Council, Police and social agencies	Advocacy committee & Board	All year	To be connected with key organisations within central city

What We did

SUBMISSIONS TO THE CHRISTCHURCH CITY COUNCIL

We also made key submissions to Christchurch City Council on policies affecting our sector. In response to the Licensed Alcohol Policy review, we met with Hospitality New Zealand and resolved through our Advocacy Committee to submit formal feedback. With the policy was still in its early development stages, it was critical that our views were incorporated early in the process.

Additionally, our Board submitted to the Council's Annual Plan, voicing strong concern about proposed rate rises and their potential impact on our members. As the plan was under development, we continued to engage to ensure that business perspectives are not overlooked.

INNER CITY COLABORATIVE WORKING GROUP

The CCBA helped establish the group early in 2019 to work on inner city safety initiatives. The Inner-City Collaborative Working Group, comprising the Central City Business Association (CCBA), Police, Council, City Mission, Corrections, Housing First, Central Library, and other agencies as required, met six times over the past year. The group's primary focus was addressing inner city anti-social behaviour and developing strategies to combat and manage ongoing street-level issues.

Through the work of this group, our manager and safety team have established a good working relationship with both the new Police beat section and City Mission helping resolve issues and improve safety perceptions of our city. This collaborative approach has enhanced our collective ability to respond proactively to challenges in the inner city and support a safer, more vibrant urban environment.

PRIORITY TWO

MARKETING & ENGAGEMENT

Engage with our members and key city partners and strategically market the Central City offering using available resources effectively and efficiently.

MARKETING & COMMUNICATIONS

This year, CCBA placed a strong emphasis on deepening member engagement and increasing awareness across the Central City business community. Our commitment to proactive communication, on-the-ground support, and storytelling has helped strengthen relationships and enhance visibility.

What we said we would do	Who	When	Why
Prepare marketing plan for the year including use of social media assets to highlight diversity of offer in the central city	Marketing committee & Board	Q1 & ongoing	To support members' efforts to bring customers and visitors to central city to shop, eat and enjoy central city offering
Communicate with members	Marketing committee & Board	Ongoing	To engage with members
Prepare Key Partnership Plan	Marketing committee & Board	Q3/Q4	To build relationships with key partners as new civic assets come on stream

What We did

CCBA MEMBER WEBSITE

We developed tools on our member website to provide CCBA Member Website access to:

- CCBA Annual Reports / Annual Plans
- CCBA Meeting Agendas / Minutes / Manager Reports
- CCBA Safety Team Statistics & CCBA Submissions

We also rebuilt our outwardly facing website to ensure it contained relevant and easy to access city information. The website is set to go live early in the new business year.

COMMUNICATION WITH MEMBERS

We had a strong year of engagement, connection, and growth across the central city business community, welcoming 40 new businesses into our network. Our regular communications kept members informed and involved, while storytelling initiatives—such as our "Our People" articles and member events, provided valuable opportunities to engage directly, highlight individual stories, and promote both member contributions and the city in a positive light.

The CCBA Member Newsletter open rates over the year have ranged between 51 – 67% depending on the topic. This trend is significantly higher with the average via Mailchimp statistics with the Business / Finance sector coming in at 43.26%. Retail at 37.5% and Restaurant/Hospitality at 43.69% highlighting good engagement with our information.

COMMERCIAL PARTNERSHIPS

The Marketing & Engagement committee's aim for commercial partnerships was to amplify the impact of the CCBA by delivering greater value to our stakeholders' activities through commercial win-win partnerships along with increasing our visibility.

Through these commercial partnerships we aim to create better outcomes for central Christchurch and its business community through positive collaborations, while potentially creating diversified revenue to support CCBA initiatives. Conversations with commercial partners are at the early stages and we are looking to drive this forward in the coming year.

KEY ACHEIVEMENTS

- **Comprehensive Member Outreach:**
Our manager visited all members to update the CCBA's comprehensive member database. This effort has enabled us to maintain accurate records and better understand member needs.
- **Membership Growth:**
We successfully signed 40 new members, reflecting the growing value businesses see in being part of the CCBA network.
- **Increased Business Engagement:**
Both the CCBA Safety Team and the CCBA Manager conducted regular visits to businesses throughout the year. These visits provided opportunities to offer direct support, gather feedback, and build stronger community ties.
- **Showcasing Our People:**
We featured 16 "Our People" member stories, highlighting the individuals behind the businesses and celebrating the diversity and innovation within our City Centre.
- **Ongoing Communication:**
We published 18 E-Member Newsletters, ensuring our members remained informed about initiatives, opportunities, and developments affecting the central city.



MEMBER EVENTS & PROMOTIONS

Over the year we ran a series of member events and promotions including:

1. **CCBA AGM**..... 10th September 2024
2. **Retail Crime – Unplugged**..... 25th November 2024
We invited members to meet Matt Tierney head of NZ Police Nation Retail Investigation Support Unit. Matts unit identify and facilitate the apprehension of the most prolific and harmful retail crime offenders nationwide.
3. **Christmas Trails**..... 6 – 24th December 2024
We launched the successful Christmas Trail on 6th December, featuring 32 participating businesses. we personally delivered letters and decals to all participating business, and the trails went live on the 6th of December 2024.
Social Media: 43,600 Views - 27,200 Reach - 32,613 Impressions
4. **Meet the Mayor**..... 22nd January 2025
5. **Retail Crime Forum**..... 11th June 2025
We invited Key Retailers, Police and other strategic partners to engage directly with the New Zealand Government's Ministerial Advisory Group for Retail Crime to an open discussion on challenges faced by both small and large businesses and the recent changes to legislation impacting the retail sector

SOCIAL CHANNELS

Our overall social channel results were down over the previous year due to a summer season campaign that we ran the previous year. This campaign was supported by funding from the Christchurch City Council BID Fund and was particularly effective.

However, our channels performed strongly throughout the year, with consistently good engagement rates, indicating that our content is valued amongst our audiences.

	Reach	Views
Facebook	376,345	930,534
Instagram	21,468	

PRIORITY THREE

PLACE TO BE

Contribute to a Central City that attracts businesses and new investment, and maintain a clean, safe city environment that people want to regularly visit and enjoy.

As part of our priority “The Place to Be,” we identified safety as a critical focus in our efforts to enhance the perception, safety, and overall experience of Central City. In collaboration with key stakeholders, we are committed to creating a safer, more welcoming environment for everyone who visits, works, or lives in the city.

Ensuring that both visitors and workers feel safe in the city is essential. To support this goal, we established and managed the CCBA Safety Team since August 2023 with funding support from the Christchurch City Council. The safety team has maintained a consistent presence in the service area, actively patrolling and addressing safety-related issues, working closely with the Police, City Council and the City Mission.

What we said we would do	Who	When	Why
Continue management of CCBA Safety Team	Advocacy committee & Board	All year	To continue to focus on central city safety and support members by having a safety presence within the central city
What We did			

MAINTENANCE & CLEANING

Over the past year, we have worked closely with Council contractors and advocated for uninterrupted access to local businesses during street repairs and infrastructure upgrades. A key focus was the redevelopment around the new stadium, particularly along Lichfield Street, where we actively engaged to ensure suitable access was maintained for the business community.

In addition to advocating for access, we continue to work with street cleaning contractors to uphold a high standard of cleanliness and urban maintenance in the central city. Our manager meets regularly with key Council cleaning and maintenance contractors to address and resolve emerging issues efficiently.

Through our advocacy, we successfully lobbied the Council to enhance its street cleaning efforts—resulting in increased cleaning frequency and more targeted scheduling during peak weekend periods.

CCBA SAFETY TEAM MANAGEMENT

A core function of the CCBA has been the management of our dedicated safety team. Working under the direction of our manager, the team responds swiftly to incidents and plays a vital role in de-escalating potential conflicts. Since the removal of the highly visible encampment on Colombo Street, the safety team now engages directly with the street community to ensure that rough sleepers are moved along respectfully and safely during the day. In addition to our patrols, the CCBA's extensive membership base has become an invaluable asset in monitoring and reporting issues in real time. With over a thousand sets of eyes across the city, our members contact the safety team daily to report concerning behaviour. This real-time communication allows for early intervention and resolution of issues before they escalate, contributing to a safer and more welcoming inner city for all.

The daily interaction between our members and the CCBA safety patrol has not only enhanced our ability to respond to issues promptly but has also significantly elevated the visibility and credibility of our organisation within the central city ecosystem. Our consistent presence and work on the street has also strengthened our relationship with the Police, with whom our manager and safety team engage regularly to support a coordinated and effective approach to managing street-level concerns.

CCBA SAFETY TEAM STATISTICS

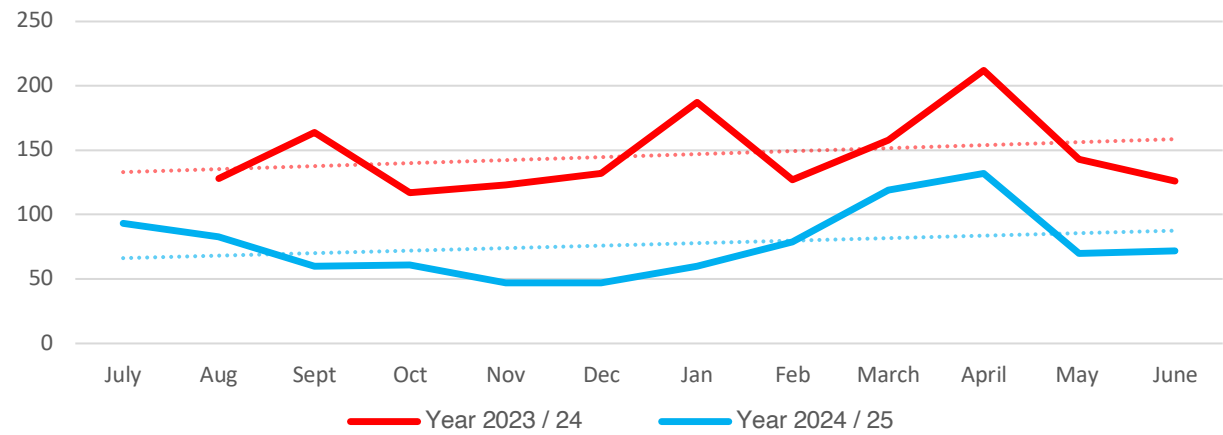
As of 31 June 2025, the CCBA Safety Team has responded to a total of 2,532 incidents and the graphs below provide a breakdown of the types of incidents recorded, along with year-on-year trendlines to illustrate patterns and progress. Over the two-year period we have seen a 43.8% drop in overall recorded issues.

CCBA SAFETY TEAM STATISTICS CONTINUED

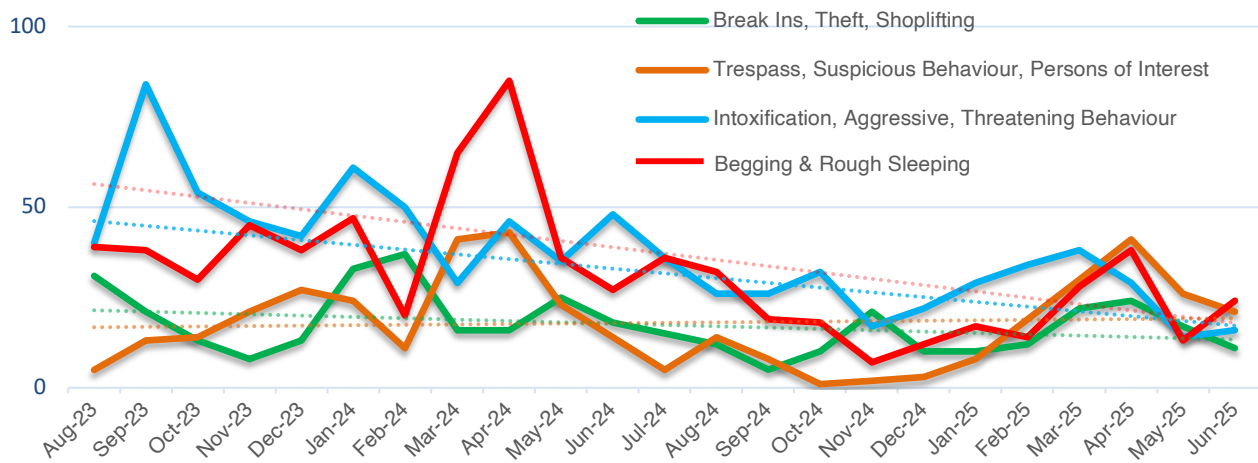
A deeper breakdown of the data reveals a significant reduction across all categories of street-based issues:

- 1. Break-ins, theft, and shoplifting..... ↓ 34.6%
- 2. Trespass, suspicious behaviour, and persons of interest... ↓ 26.7%
- 3. Intoxication, aggressive or threatening behaviour..... ↓ 47.3%
- 4. Begging and rough sleeping..... ↓ 52.8%

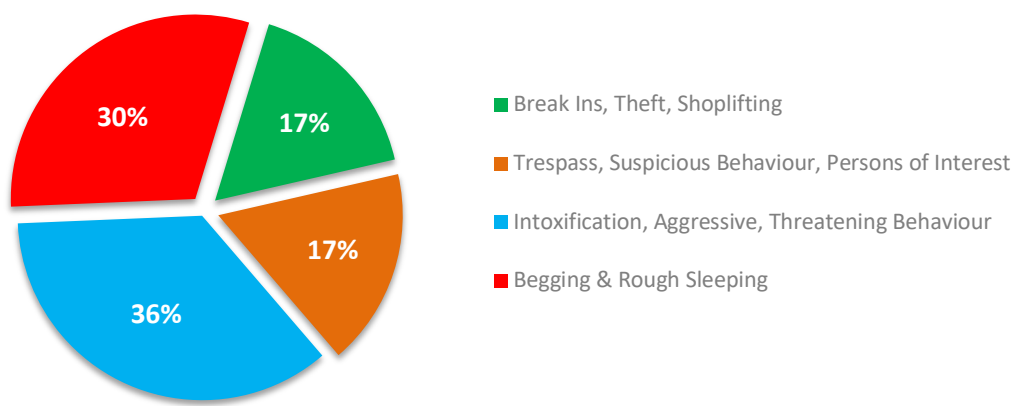
CCBA SAFETY TEAM RECORDED ISSUES



MONTHLY ISSUES BY TYPE



OVERALL ISSUES BY TYPE



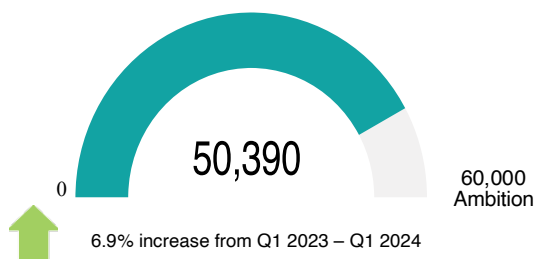


KEY CITY CENTRE PERFORMANCE METRICS

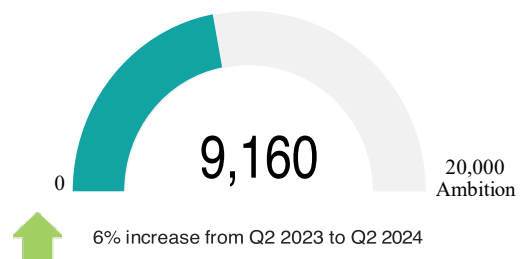
A crucial aspect of our work is to keep track of key City Centre metrics. Below the city metrics highlight the central city is performing well in terms of employment, residential growth, spend, and foot traffic data.

Strong growth in new residents now living in the Central City and we are ahead on all other targets and now commanding 20% of the city's overall retail spend along with a very strong commercial and retail sector.

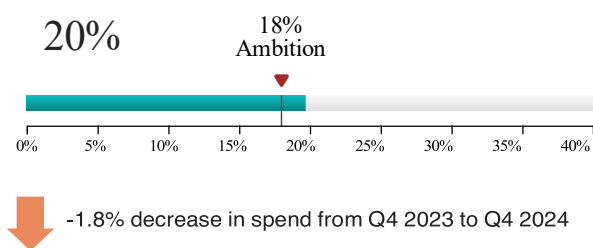
Employees that work in the Central City



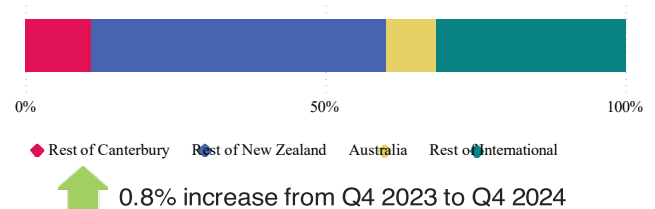
Residents that live in the Central City



Percentage of retail spend made in the Central City



Annual visitors spend in the Central City by origin



Data sources: [Christchurch City Council Progress Dashboard](#)

CBD VACANCY RATES

City	Prime CBD Retail Vacancy	Overall CBD Retail Vacancy
Christchurch	0% in prime street-front locations (Cashel Mall, High Street) as of mid-2024	Extremely low vacancy across prime retail precincts
Wellington	1.13% (prime CBD space), December 2024	8.5% overall in CBD retail precincts (e.g. Courtenay Place), December 2024
Auckland	9.9% strip retail vacancy in CBD at end 2024	1.9% for retail Centre's across Auckland region as of June 2024

Source: [CBRE](#) - [Inside Retail NZ](#) - [Colliers](#)

CBD Office Vacancy Rates Comparison

City	Overall Vacancy	Prime-Grade Vacancy
Christchurch	4.5% overall (Q4 2024)	2.9–3.2%
Wellington	13.4–14.3% by late 2024/early 2025	5.8–6.0%
Auckland	13.9–15.1% as of late 2024/early 2025	9.8–10.3%

- **Christchurch** leads the country with significantly lower office vacancy in both segments, a reflection of its sustained demand and limited new supply.
- **Wellington** shows moderate prime-grade vacancy but elevated secondary vacancy, contributing to a high overall figure.
- **Auckland** has the highest rates overall and in prime space, amid large recent completions and tenant relocation trends.

Source: [Colliers](#) – [CBRE](#) – [JLL](#)



OUR MEMBERSHIP AND GOVERNANCE

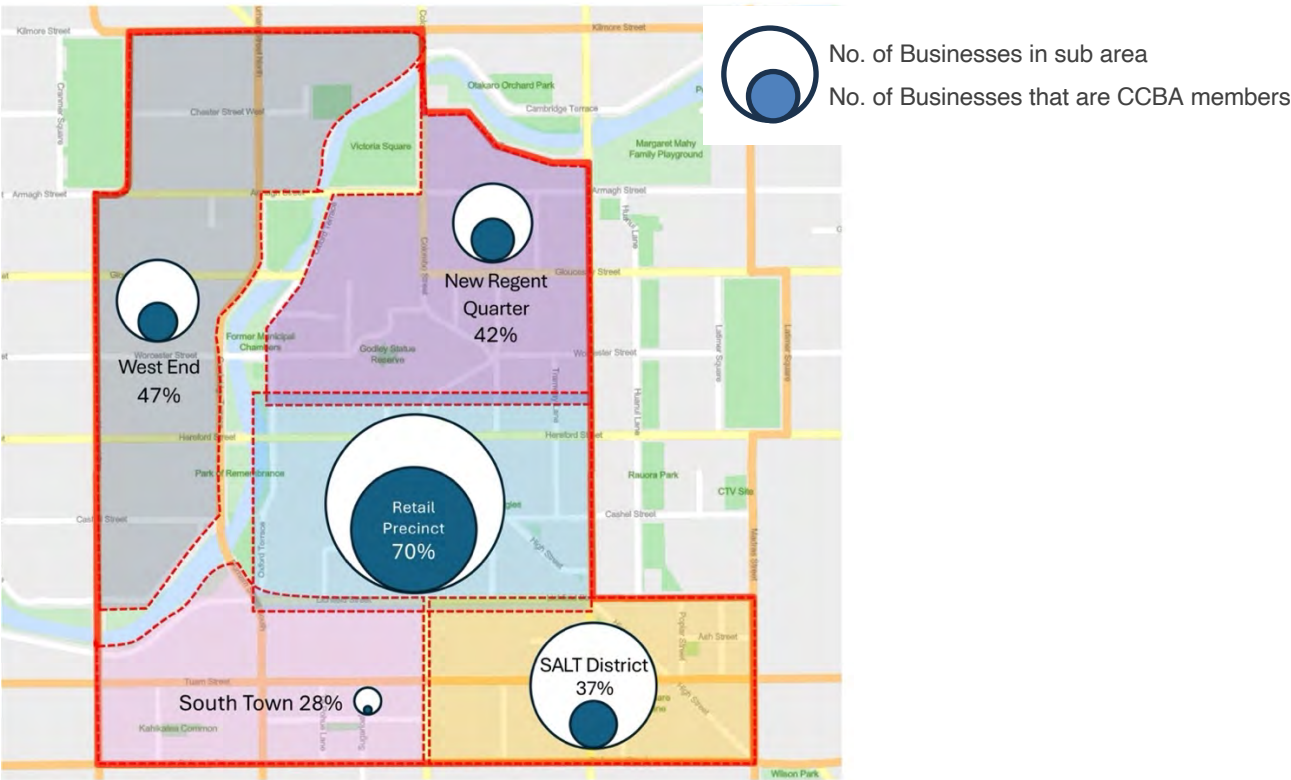
CCBA MEMBERSHIP

In 2024 / 25, the total number of rateable properties within our service area contributing to the CCBA targeted rate was \$485.06 per property.

Service Area Business Information	2024	2025
Total Businesses	1126	1137
Total Signed Members	592	615
New Signed Members	21	40
Members Closed	1	20

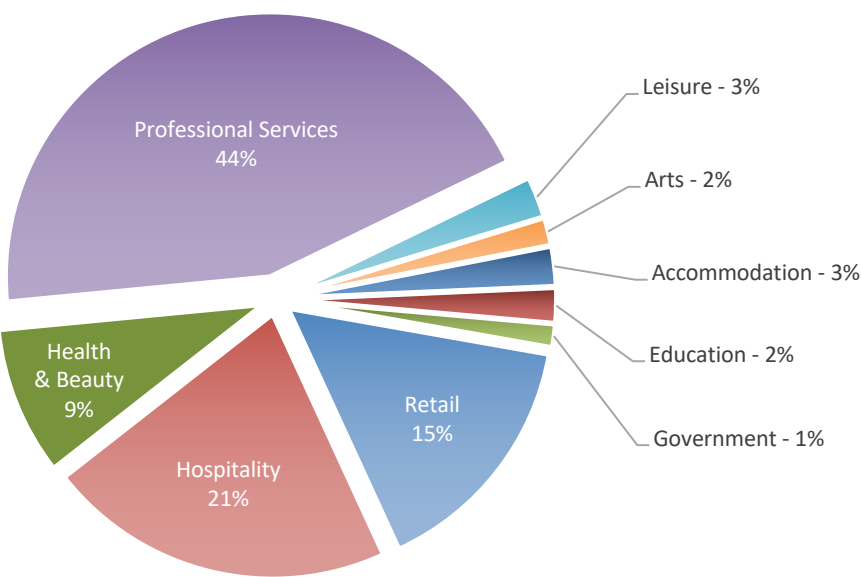
Members - Geography		Total Members	Total Businesses	Members %
1	Retail Precinct	267	381	70.08%
2	West End	82	174	47.13%
3	New Regent Quarter	77	183	41.76%
5	South Town	16	57	28.07%
6	Salt District	99	269	36.80%
7	Property Owners	40	40	
8	Associate Members - Outside Service Area	34	34	
TOTAL MEMBERS		615	1136	54.14%

CCBA MEMBER BUSINESSES PROPORTIONATE TO ALL BUSINESSES IN THE CITY NEIGHBOURHOODS



DIVERSITY OF OUR MEMBERSHIP

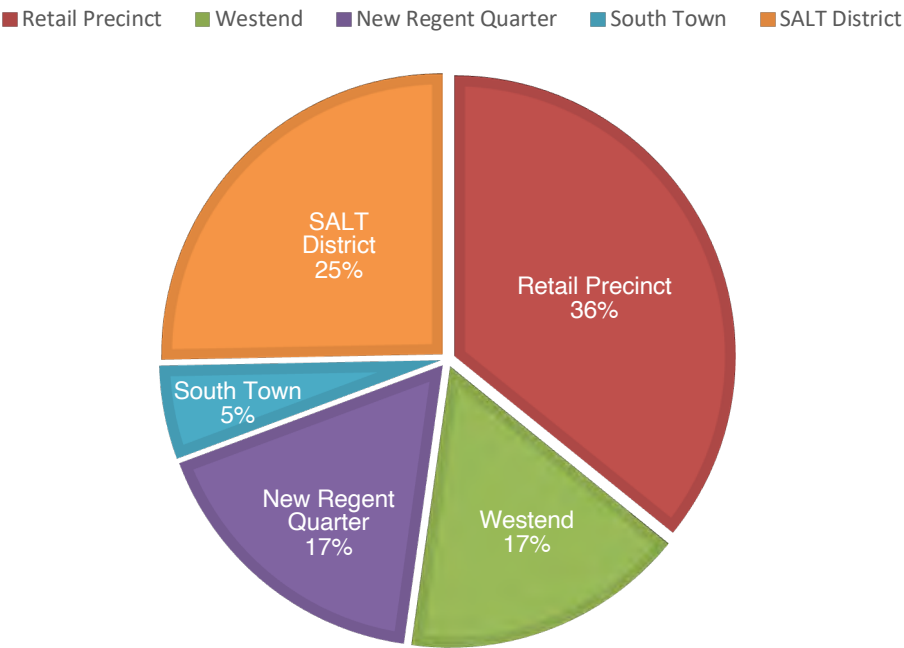
CCBA SERVICE AREA BUSINESSES - WHO WE ARE BY THE NUMBERS



BUSINESS DISTRIBUTION

An analysis of the data and business distribution highlights that the SALT District has a notably high concentration of businesses. However, this is skewed by the presence of several curated workspaces that offer smaller office tenancies, enabling a higher density of businesses to operate within a single building. Of the 269 businesses recorded in the district, more than 90 professional service-based businesses are located within just five of these curated workspace environments.

CCBA SERVICE AREA - BUSINESS DISTRIBUTION



CCBA GOVERNANCE



ANNABEL TURLEY
CCBA Chair

Business Owner
Cashel Pharmacy
Forte Health Pharmacy
First Elected: 2018
Up for Re-Election: 2026



SHAUN STOCKMAN
CCBA Treasurer

Property Owner
Stockman Group
First Elected: 2010
Up for Re-Election: 2025



NICKI CARTER
CCBA Secretary

Property Representative
Carter Group
First Elected: 2018
Up for Re-Election: 2025



ANTONY GOUGH
Executive Member

Property Owner
The Terrace
First Elected: 2007
Up for Re-Election: 2025



KERRIE BLOOMFIELD
Executive Member

CHC Properties & Property Manager
ANZ Centre / Hereford Carpark
First Elected: 2018
Up for Re-Election: 2025



SARAH PRIDDLE
Executive Member

Executive Finance Manager
Forsyth Barr
First Elected: 2021
Up for Re-Election: 2025



PETE GLASSON
Executive Member

Managing Partner
Antony & Mates
First Elected: 2022
Up for Re-Election: 2026



ANDREW PLIMMER
Executive Member

Business Owner
Colony Stores
First Elected: 2023
Up for Re-Election: 2025



JOSIE BAKER
Executive Member

Business Owner – Cascade
Craft Embassy / Soul Quarter
First Elected: 2024
Up for Re-Election: 2026



SHAFEEQ ISMAIL
Executive Member

Business Owner – Story
& Odeon Restaurants
First Elected: 2024
Up for Re-Election: 2026



JOHN MEEKER
Executive Member

Non-Voting Board Member
Christchurch City Council
Appointed: 2019



JONATHAN BALLANTYNE
Executive Member

Non-Voting Board Member
Ballantynes
Appointed: 2025

This year, the Board agreed to strengthen our governance structure to better support the organisation into the future and better align board structure and workload with our strategic priorities.

As part of this initiative, three sub-committees were established: **Advocacy**, **Marketing & Engagement**, and **Finance**. Each committee developed a work plan outlining its key responsibilities, to align with the annual business plan.

▶ **ADVOCACY COMMITTEE**

Chair & Spokesperson: Annabel Turley
Antony Gough & Josie Baler

▶ **MARKETING & ENGAGEMENT COMMITTEE**

Chair: Pete Glasson
Andrew Plimmer, Kerrie Bloomfield & Shafeeq Ismail

▶ **FINANCE COMMITTEE**

Chair: Shaun Stockman
Nicki Carter & Sarah Priddle



OUR 2024-2027 STRATEGIC PLAN

***Our Vision:** Christchurch Central, a vibrant City Centre to discover our culture, share our story and celebrate our transformation*

***Our Purpose / Mission:** To be an effective representative body for the Central City business community focused on strategy, advocacy, accessibility, marketing and safety.*

Strategic Plan Theme	Rationale	Activity	Who	When	Expected Impact
Advocacy	Advocate for Members on Central City issues that are important to members, businesses and contributing ratepayers and engage constructively with partners on those issues.	Constructively advocate on Central City issues raised by members	Advocacy Committee / Manager	Ongoing	Provide our members a voice on city issues
		Provide annual updates on the CCBA's work to the Annual General Meeting and CCC (as grant funder)	CCBA Board / Manager	September 2025	Provide oversight of resources and work programme outcomes
		Actively participate in the multi-agency Inner-City Collaborative Working Group	Manager	Ongoing	Advocate and coordinate effective responses to street-based issues
Engagement & Marketing	Engage with our members and key city partners and strategically market the Central City offering using available resources effectively and efficiently	Develop Commercial Win-Win Partnerships with partners, service providers and businesses	Engagement & Marketing Committee	March 2026	Strengthen partner relationships / amplify the impact of the CCBA for the benefit of our members
		Digital Management - Regularly update CCBA Member Website - Use Media platforms to promote the city in a positive way - Profile CCBA Businesses and Members	Engagement & Marketing Committee Manager	October 2025 Ongoing	To provide clear direction and consistent messaging across all media channels
		Regular Newsletter Communication to members	Manager	Ongoing	Update and engage members
		Run at least three member events/briefings on matters relevant to business	Manager	Ongoing	Provides opportunities to engage and connect with members
		Work with Strategic Partners ¹ to amplify city activities	Engagement & Marketing Committee / Manager	Ongoing	Ensures consistent & amplified messaging across city agencies
The Place to Be	Contribute to a Central City that attracts businesses and new investment, and maintain a clean, safe city environment that people want to regularly visit and enjoy	Management of the Alpha Security safety team	Manager	Ongoing	Safer & more welcoming city streets
		Manage the Christmas Decoration Installation Contract	Manager	November 2025	To be festive & welcoming over the Christmas period
		Monitor the maintenance and upkeep of Central City streets	Manager	Ongoing	Ensure the streets are safe, clean & welcoming for visitors
Finance	Effectively and efficiently manage and allocate CCBA resources and funding in a way that supports the CCBA's strategic priorities and is consistent with good governance.	Prepare Year Budget Lead & manage allocation of resources - Management of finances and accounts - Oversight of budget - Management of human resource relationships	Finance Committee	September 2025 Ongoing	CCBA is effectively and efficiently managed

2025 Financial Statements

Christchurch Central City Business Association Incorporated
For the year ended 30 June 2025

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Company Directory

Christchurch Central City Business Association Incorporated For the year ended 30 June 2025

Nature of Business

Business Association

Registered Office

3rd Floor, BNZ Centre
101 Cashel Street
Christchurch Central
Christchurch, 8011

Date of Incorporation

24 May 2007

Executive Committee Members - Voting Members

Annabel Turley
Nicki Carter
Shaun Stockman
Antony Gough
Kerrie Bloomfield
Sarah Priddle
Pete Glasson
Andrew Plimmer
Josie Baker
Shafeeq Ismail

Chair
Secretary
Treasurer
Deputy Chair

Re-elected September 2024
Elected - September 2024
Elected - September 2024

Invited Members - Non Voting

Paul McConnell
Paul Lonsdale
John Meeker

Invited - November 2023
Manager
Christchurch City Council Representative

Incorporated Society Registration Number

1947337

IRD Number

097-052-271

Accountants

PricewaterhouseCoopers (PwC)
Chartered Accountants

Banker

Bank of New Zealand (BNZ)

Approval of Financial Report

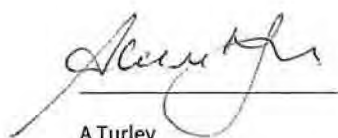
Christchurch Central City Business Association Incorporated For the year ended 30 June 2025

Introduction

The Committee Members are pleased to present the approved financial report including the historical financial statements of Christchurch Central City Business Association Incorporated for the year ended 30 June 2025.

APPROVED

For and on behalf of the Committee Members.



A Turley

Chairperson

Date 16/9/25



S Stockman

Treasurer

Date 17 September 2025

Compilation Report

Christchurch Central City Business Association Incorporated For the year ended 30 June 2025

Compilation Report to the Directors

Reporting Scope

On the basis of information that you provided we have compiled, in accordance with "Service Engagement Standard Number 2: Compilation of Financial Information", the financial statements of Christchurch Central City Business Association Incorporated for the year ended 30 June 2025 as set out on the following pages.

These statements have been prepared on the basis as described in Note 1 to the financial statements.

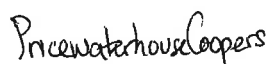
These are special purpose financial statements and should not be relied upon for any other purpose.

Responsibilities

You are solely responsible for the information contained in the financial statements and have determined that the financial reporting basis stated above is appropriate to meet your needs and for the purpose that the financial statements were prepared. The financial statements were prepared exclusively for your benefit. We do not accept responsibility to any other person for the contents of the financial statements.

No Audit or Review Engagement Undertaken

Our procedures use accounting expertise to undertake the compilation of the financial statements from information you provided. Our procedures do not include verification or validation procedures. No audit or review engagement has been performed and accordingly no assurance is expressed.



PricewaterhouseCoopers (PwC)

Chartered Accountants

Dated: 30 July 2025

Profit and Loss Statement

Christchurch Central City Business Association Incorporated For the year ended 30 June 2025

	2025	2024
Income		
Christchurch City Council Funding	240,000	454,000
Advertising Revenue	-	250
Total Income	240,000	454,250
Other Income		
Interest Received	6,617	7,141
Total Income	246,617	461,391
Expenses		
ACC Levies	346	354
Accountancy Fees	8,050	6,900
Advertising	1,087	31,639
Bank Fees & Charges	60	60
Conference Expenses	-	1,064
Consultancy Fees	22,064	61,454
Depreciation	659	798
Events	2,126	4,431
General Expenses	291	368
Insurance	1,310	1,310
Office Expenses	119	-
Rental, Lease & Licence Payments	6,000	6,000
Salaries & Wages	72,992	79,747
Security	161,001	180,924
Subscriptions & Licences	2,641	1,244
Telephone & Tolls	422	1,038
Website & Social Media Expenses	407	1,614
Loss on Sale of Fixed Assets	-	49
Total Expenses	279,576	378,994
Net Operating (Loss) / Profit	(32,959)	82,397

These financial statements have been prepared without conducting an audit or review engagement, and should be read in conjunction with the attached Compilation Report.

Balance Sheet

Christchurch Central City Business Association Incorporated As at 30 June 2025

	NOTES	30 JUN 2025	30 JUN 2024
Assets			
Current Assets			
Cash and Bank	2	2,485	51,940
GST Receivable		4,662	7,790
Total Current Assets		7,148	59,729
Non-Current Assets			
Fixed Assets		659	1,317
Investments		177,294	160,972
Total Non-Current Assets		177,953	162,289
Total Assets		185,101	222,019
Liabilities			
Current Liabilities			
Funds withheld - Christchurch City Council Safety Projects		10,000	-
Business First Visa	2	40	264
Payables & Accruals	3	8,973	22,709
Total Liabilities		19,013	22,973
Net Assets		166,087	199,046
Equity			
Accumulated Funds		166,087	199,046
Total Equity		166,087	199,046

These statements are to be read in conjunction with the Notes to the Financial Statements and the accompanying Compilation Report. These statements have been compiled without undertaking an audit or review engagement.

Statement of Changes in Net Assets

Christchurch Central City Business Association Incorporated
For the year ended 30 June 2025

	2025	2024
Net Assets		
Opening Balance	199,046	116,649
Recognised Revenues and Expenses		
Operating (Loss) / Profit	(32,959)	82,397
Total Net Assets	166,087	199,046

These statements are to be read in conjunction with the Notes to the Financial Statements and the accompanying Compilation Report. These statements have been compiled without undertaking an audit or review engagement.



Tax Depreciation Schedule

Christchurch Central City Business Association Incorporated
For the year ended 30 June 2025

NAME	PURCHASED	DISPOSED	COST	OPENING VALUE	PURCHASES	SALE PRICE	CAPITAL GAIN	DEP RECOVERED	LOSS	RATE	METHOD	DEPRECIATION	CLOSING ACCUM DEP	CLOSING VALUE
Office Equipment														
HP Laptop	6 Nov 2018		912	19	-	-	-	-	-	50.00%	DV	10	902	9
MacBook Air 13"	25 Oct 2023		2,077	1,298	-	-	-	-	-	50.00%	DV	649	1,428	649
Total Office Equipment			2,989	1,317	-	-	-	-	-			659	2,330	659
Total			2,989	1,317	-	-	-	-	-			659	2,330	659

These statements are to be read in conjunction with the Notes to the Financial Statements and the accompanying Compilation Report. These statements have been compiled without undertaking an audit or review engagement.

Notes to the Financial Statements

Christchurch Central City Business Association Incorporated For the year ended 30 June 2025

1. Statement of Accounting Policies

The financial statements presented here are for Christchurch Central City Business Association Incorporated. The entity was registered on 24 May 2007 under Societies Act 1908.

These financial statements are a special purpose report. The report is only for the Christchurch Central City Business Association Incorporated and its members and may not be suitable for any other purpose.

Basis of Preparation

These special purpose financial statements have been prepared in accordance with the measurement and recognition principles outlined in the accounting policies below.

The information is presented in New Zealand dollars. All values are rounded to the nearest dollar.

Measurement Basis

These financial statements have been prepared on the basis of historical cost with the exception of certain items for which specific accounting policies are identified. Accrual accounting is used to match expenses and revenue.

Revenue Recognition

Grants received are recognised in the profit and loss statement when the requirements under the grant agreement have been met. Any grants for which the requirements under the grant agreement have not completed are carried as liabilities until all the conditions have been fulfilled.

Interest received is recognised on an accrual basis.

Property, Plant & Equipment

Property, plant and equipment is recognised at cost less aggregate depreciation. Historical cost includes expenditure directly attributable to the acquisition of assets, and includes the cost of replacements that are eligible for capitalisation when these are incurred.

Depreciation has been calculated using the maximum rates permitted by the Income Tax Act 2007.

The following estimated depreciation rates/useful lives have been used:

Account	Method	Rate
Office Equipment	Diminishing Value (DV)	50%

Gains and losses on disposal of property, plant and equipment are taken into account in determining the operating result for the year.

Goods and Services Tax (GST)

Revenues and expenses have been recognised in the financial statements exclusive of GST except that irrecoverable GST input tax has been recognised in association with the expense to which it relates. All items in the balance sheet are stated exclusive of GST except for receivables and payables which are stated inclusive of GST.

These statements are to be read in conjunction with the Notes to the Financial Statements and the accompanying Compilation Report. These statements have been compiled without undertaking an audit or review engagement.

Income Tax

No income tax expense is payable by Christchurch Central City Business Association Incorporated due to it being granted exemption under Section CW 40 of the Income Tax Act 2007. The Society has also been granted donee status by the Inland Revenue with effect from 3 July 2008.

	2025	2024
2. Cash & Bank Balances		
Cash and Deposits		
Bank Cheque Account	262	49,760
Bus First Oncall Account	2,173	2,129
Petty Cash	50	50
Total Cash and Deposits	2,485	51,940
Credit Cards		
Business First Visa	(40)	(264)
Total Cash & Bank Balances	2,445	51,675
	2025	2024
3. Accounts Payable		
Trade payables	1,633	11,292
PAYE Payable	1,575	1,644
Employee Entitlements	5,765	9,773
Total Accounts Payable	8,973	22,709

4. Securities and Guarantees

Total overdrafts as at balance date, relating to the Business First Visa, was \$40 (2024: \$264). The limit of the facility arranged for the Business First Visa is \$500.

5. Commitments

Total capital expenditure contracted for at balance date but not provided for in the financial statements was nil (2024: Nil).

The Society leases desk space at the rate of \$500 plus GST per desk per month. The lease agreement commenced on 1 February 2019 and ceased on 31 January 2020. The lease was extended by mutual agreement and a flexible arrangement was reached whereby The Society can cancel the lease with a few days notice.

6. Related Party Transactions

There were no related party transactions for the year ended 30 June 2025 (2024: Nil).

7. Contingent Asset and Liabilities

The Society has no contingent liabilities as at 30 June 2025 (2024: Nil).

These statements are to be read in conjunction with the Notes to the Financial Statements and the accompanying Compilation Report. These statements have been compiled without undertaking an audit or review engagement.

8. Going Concern

For the year ended 30 June 2025 the Society recorded a deficit of \$32,959 (2024: \$82,397 surplus). The Society continues to be reliant on funding from the Christchurch City Council to fund its services. This is a material uncertainty that may cast significant doubt on the Society's ability to continue as a going concern and, therefore, that it may be unable to realise its assets and discharge its liabilities in the normal course of business.

These statements are to be read in conjunction with the Notes to the Financial Statements and the accompanying Compilation Report. These statements have been compiled without undertaking an audit or review engagement.