

Beacon Neighbourhood Sustainability Framework and Tools

Market Briefing: Communities Rating Tools and Frameworks - June 2016



Creating homes and neighbourhoods that work well into the future and don't cost the Earth

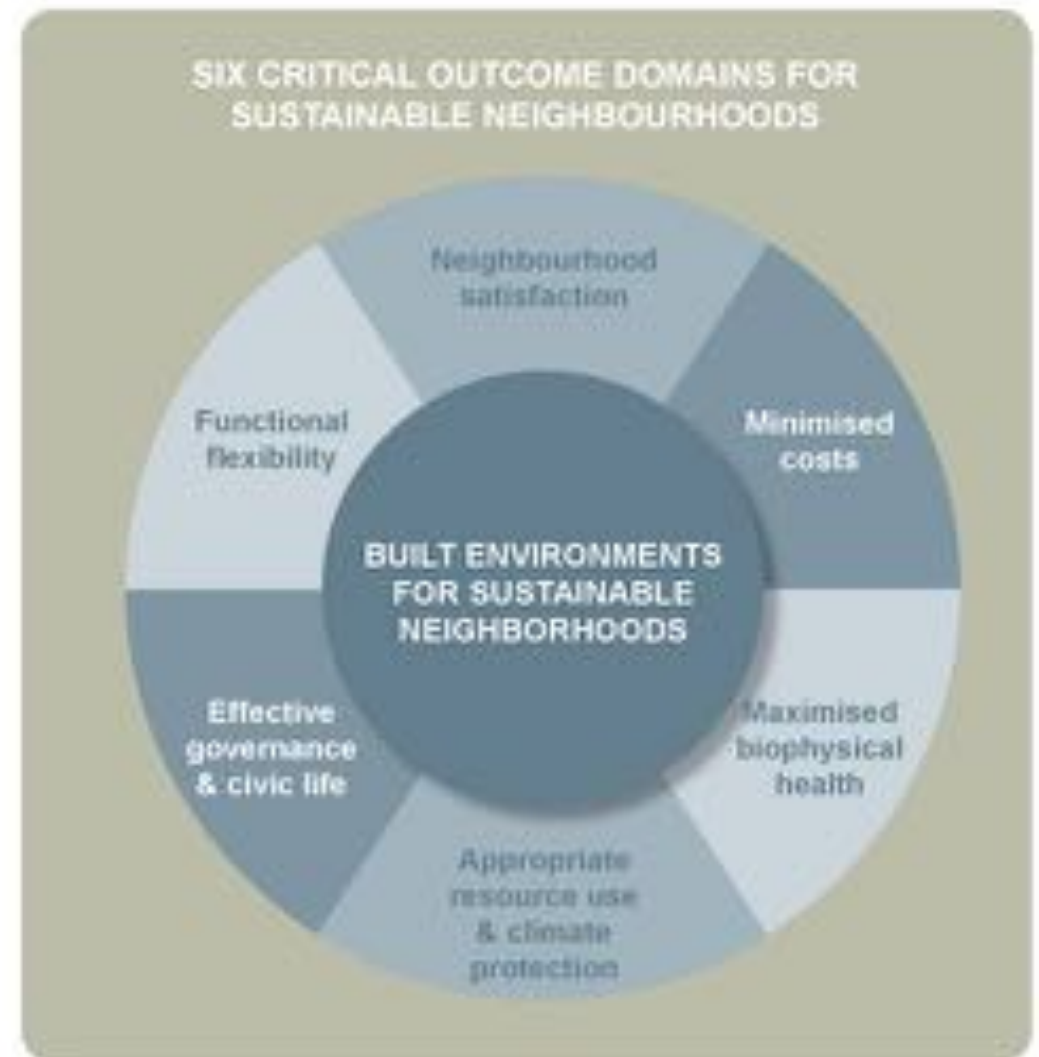
What is Beacon's Neighbourhood Sustainability Framework?

- A means to independently assess neighbourhoods in order to inform neighbourhood-level decision making.
- Measures a neighbourhood's sustainability against a framework of key elements
- Assesses through 2 practical tools:
 1. Observational Assessment Tool
 2. Resident Self-Report Tool
- *Designed for, and tested in, New Zealand neighbourhoods*



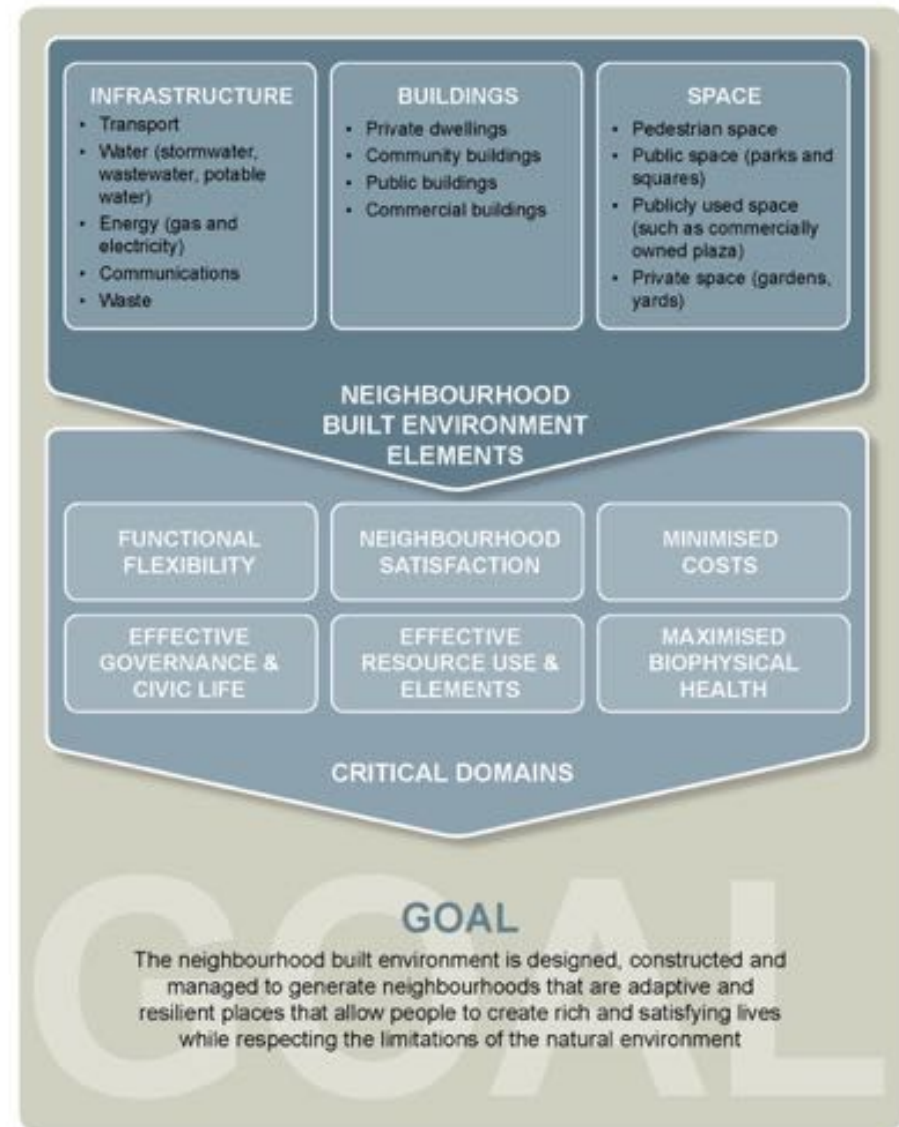
Six Critical Domains of Neighbourhood Sustainability

ALL domains need to perform well and complement each other, for a neighbourhood to be sustainable in a positive way...



NSF Structure

- Independent assessment of neighbourhood sustainability
- Informs neighbourhood-level decision-making
- Helps design, construct and manage neighbourhoods which:
 - are adaptive and resilient
 - allow people to create rich and satisfying lives
 - respect the limitations of the environment



The goal

A structured assessment of how well a neighbourhood is currently meeting this goal:

*The neighbourhood built environment is designed, constructed and managed to generate neighbourhoods that are **adaptive and resilient** places that allow people to create **rich and satisfying** lives while respecting the limitations of the **natural environment**.*



NSF Tools

1. Observational Assessment Tool

2. Residents Self Report Tool

Combined Analysis



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Observational Assessment Tool

- Assesses both existing and new neighbourhoods
- Includes
 - credits which can be measured, e.g. density or the percentage of dwellings within a certain distance of a bus stop.
 - credits which require professional judgement, e.g. whether there is good surveillance of a public space
- Highlights strengths and weaknesses
- Identifies what outcomes need to be addressed

Observational Tool

Divided into 9 sections looking at:

- **Access** to basic every day facilities within walking and active travel distance – schools, reserves, local shops
- Access to and adequacy of **public transport** within walking distance
- **Quality of space** - streetscape, including but not limited to walkability, public open space, efficient use of space and viability of local centres, residential density, previous use of the site



Observational Tool

- Diversity - mixed use, public space, housing diversity (cost, size, typology)
- Protection and enhancement of the natural environment – storm water, habitat, riparian, coastal and wetland management
- Household sustainability
- Innovation and ‘eco-alternatives’ (changing!)



Sample Pages

70% of dwellings are within walking distance of:

		Max points	Actual points	Notes
- a reserve with recreational facilities (playground, seating, walking tracks, beach)	within 400m	3	3	Enter one cell only
	within 800m	2	0	
	within 1600m	1	0	
- two or more reserves with different recreational facilities	within 800m	1	0	1 additional point

Results					
Section	Features	Section assessed?	Section score	Maximum possible	Sustainability rating
1	Walking access to basic everyday facilities	✓	3	16	Low
2	Access to public transport	✓	0	16	Low
3	Efficient use of space and viability of local centres				
	3.1 Previous use [use this for new developments only]	✓	0	28	Low
	3.2 Surrounding sites [use this for new developments only]	✗			
	3.3 Residential density.	✓			



Residential Self-Report Tool

- Assesses neighbourhood sustainability by collecting information residents' perceptions, experiences, behaviours and aspirations.
- Can only be used in existing neighbourhoods
- A survey process with data analysis calibrated by the National Neighbourhood Survey, Quality of Life Survey and Census data.



Self-Assessment Tool

Resident Self Report Survey

- Travel habits
- Use of local facilities
- Community participation
- Resource consumption
- Natural environment
- Neighbourhood satisfaction (e.g. intention to move, perception of safety, house condition)



Combined assessment

- Identifies priorities for optimising sustainability by:
 - Indicating strengths and weaknesses
 - Targeting built environment or social interventions
- Helps to prioritise in the development / design and consenting process
- Supports house and neighbourhood level interventions



Who is the NSF useful for?

People and organisations wanting to improve the neighbourhoods that they are planning, retrofitting and managing. These include:

- communities
- housing developers
- local authority planners, engineers, policy makers or community developers
- designers and planners
- neighbourhood managers, for example, with Housing New Zealand Corporation or a housing trust

NSF Framework and Tools

- Useful to inform design, delivery and management decisions
- Begin with baseline research – what is currently in a neighbourhood, how do development plans stack up
- Evaluate progress and success at key milestones
- Tools provide the opportunity to contract developers to deliver outputs (e.g. amenity, well functioning neighbourhood) which will lead to improved societal outcomes.



Beacon's NSF and Tools

- Beacon offers
 - advice and interpretation
 - full application service
 - training to use the tools
 - Partnership and collaboration



Come with us on the journey...

Beacon runs study tours...

GOAL: Experience successful and more sustainable medium density housing and neighbourhoods in both suburban and inner city settings.

