

Friday 13 June 2025

03 941 8999

53 Hereford Street
Christchurch 8013

ccc.govt.nz

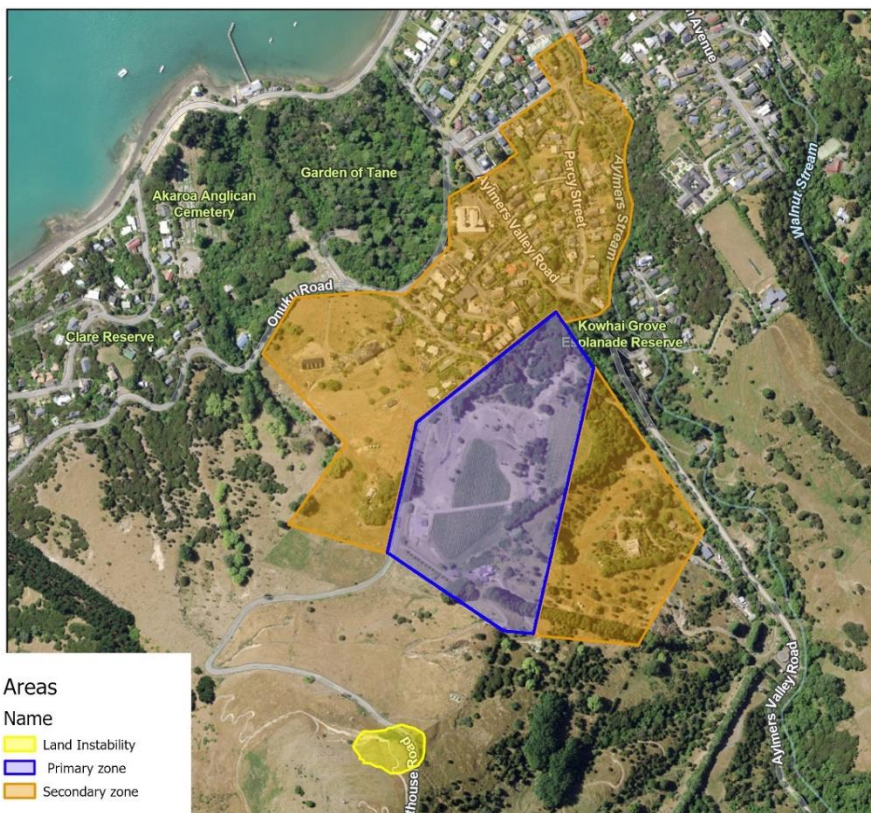
Lighthouse Road land instability update

Kia ora,

We're getting in touch to let you know your property is in a **secondary zone** due to a section of Lighthouse Road and surrounding land experiencing instability.

We appreciate this may be unsettling and we want to assure you that we're here to support you with clear information, practical guidance, and ongoing updates as the situation evolves.

Your safety and wellbeing – and that of anyone visiting the affected area – are our top priorities.



What you need to know

During the state of emergency in Banks Peninsula, we placed a designation under the Building Act on primary and secondary areas surrounding the land instability zone. This allows us to carry out urgent work to reduce risks and better understand the potential impacts on people, property, and infrastructure.

At this stage, the designation will remain in place for three years due to a continued risk of land instability, but it will not be recorded on your property's LIM (Land Information Memorandum). However, if the situation worsens and poses an immediate threat to life or property, we may have to place warning placards (stickers) on affected buildings and notify property owners. In such cases, the designation would then be added to the LIM.

Your property is in a secondary zone. We've recently done further investigations to better understand land instability in the area, and we'd like to update you on what this means for you and your property.

We previously installed monitoring equipment on Lighthouse Road, which provides us with regular updates throughout the day and night. This system allows us to detect any land movement. Our team monitor the data throughout the day and night, and established protocols are in place to ensure a prompt and effective response if needed.

What this means for you

Please be assured that we are closely monitoring the situation, and at this time, there is no cause for alarm. You can continue with your daily routines as normal.

In the event of a change, FENZ and Civil Defence personnel are prepared and will be activated to coordinate emergency response efforts, ensure public safety, and provide timely information and support to affected communities.

We encourage everyone to be prepared for the possibility that future severe weather events could increase the land instability risk. Please have a grab bag ready – just in case. This should contain essentials such as medication, warm clothes, water, snack food, torch, batteries, radio, phone charger, cash and important documents.

To learn more about preparedness, visit www.getready.govt.nz

What we've learned

We don't have all the answers yet, but here's what we know.

Monitoring equipment installed on Lighthouse Road gives us regular information about land movement. There has been no significant movement since the severe weather event on 30 April – 1 May 2025.

However, there may be some on-going minor movement, and you may see cracks in the road surface or surrounding land open – this is to be expected as the land continues to settle. Our contractors will be out and about making repairs. If you see a large or new crack, please report this to FENZ – call 111.

Building on our initial work, we've now completed further geotechnical investigations, which is helping to guide the next stages of our ongoing response.

What we're doing

We're working closely with our geotechnical experts to better understand the situation, our options and plan our next steps. We've completed:

- Debris flow modelling, which helps us understand where debris could travel under different scenarios. This modelling has allowed us to update the zones with greater accuracy and confidence.
- Geological mapping, which helps us better understand the area of land instability by analysing soil layers and surface features. This process has enabled us to identify specific areas that require further investigation.

What's next

We understand that many of those affected are looking for clear information about what work will be carried out and when. We're actively working to provide residents with a detailed update, including sequencing and, where possible, options to accelerate the process to reduce uncertainty and support recovery.

Borehole drilling will begin in the coming weeks to help us better understand the groundwater conditions. The insights gained from this work will inform the planning and design of potential remedial measures.

Need support?

If you or someone you know requires immediate welfare assistance, please contact our community support team banks.peninsula@ccc.govt.nz

Stay in touch

We're committed to keeping you informed. We'll update you as new information becomes available.

However, in an emergency where there's an immediate risk to life or property, call 111.

For updates and to sign-up for our e-newsletter, visit www.ccc.govt.nz/lighthouseroad

Email us, at lighthouseroad@ccc.govt.nz

To speak to our staff, phone 03 941 8999 or 0800 800 169

Ngā mihi nui

Lighthouse Road Land Instability Team
Christchurch City Council