

# Waterfront's holiday atmosphere extended

"They paved paradise and put up a parking lot"

Wellingtonians are about to see that famous Joni Mitchell lyric turned on its head with the revamp of the waterfront's **Kumutoto Precinct**, north of Queens Wharf.

"WHAT HAS BEEN A PARKING LOT, occupying prime waterfront land, is about to be transformed into a water's-edge pedestrian paradise of trees, planters, plazas, promenades, boardwalks and a bridge," says Wellington Waterfront Ltd's CEO Ian Pike.

"With these enhancements, the area is sure to become a popular lunchtime or evening refuge from the rat race for office workers and other waterfront users," he says.

"With the services provided to the public by the businesses in the ground floor of the neighbouring building that is currently under construction, Kumutoto will be a pleasant and intimate place to relax by the water, enjoy harbour views, convenient food, great coffee – and only a minute's walk from the CBD," predicts Mr Pike.

Work is just beginning on-site and will continue throughout the year with final completion in time to offer a haven from the pre-Christmas rush of 2007.

#### Design

The public space has been designed by renowned New Zealand architecture firms Studio of Pacific Architecture and Isthmus Group for Wellington Waterfront Ltd with input from the Wellington City Council's Technical Advisory Group.

It includes three distinct public open spaces, the working names of which are Kumutoto Plaza, Wharf Plaza and Brandon Plaza. The plazas are connected by a lane that runs through the precinct. These public spaces will link city to sea, following the lines of the streets across Customhouse Quay.

Each area will have a mix of trees, low level planting, asphalt, concrete paving, granite cobbles, timber inlays and plenty of seating.

A new lighting design will combine an

intimate level of lighting with a good level for security so the area can be used at all times.

#### Heritage combines with contemporary design

The space running from Waring Taylor Street to the water's edge contains the Kumutoto Stream, significant for local Maori as it once ran from its spring in Kelburn through one of the largest pa sites in Wellington at the harbour's old shoreline near what is now where Woodward Street meets Lambton Quay.

The stream runs through an underground culvert with its outfall within the plaza area. The design for Kumutoto Plaza opens up the stream mouth and creates a series of concrete and timber terraces that step down to the water.

Kumutoto Plaza will also feature a large, stepped timber platform designed to be reminiscent of a waka landing place. This platform will allow greater access to the water and provide the perfect place to sit and enjoy the view.

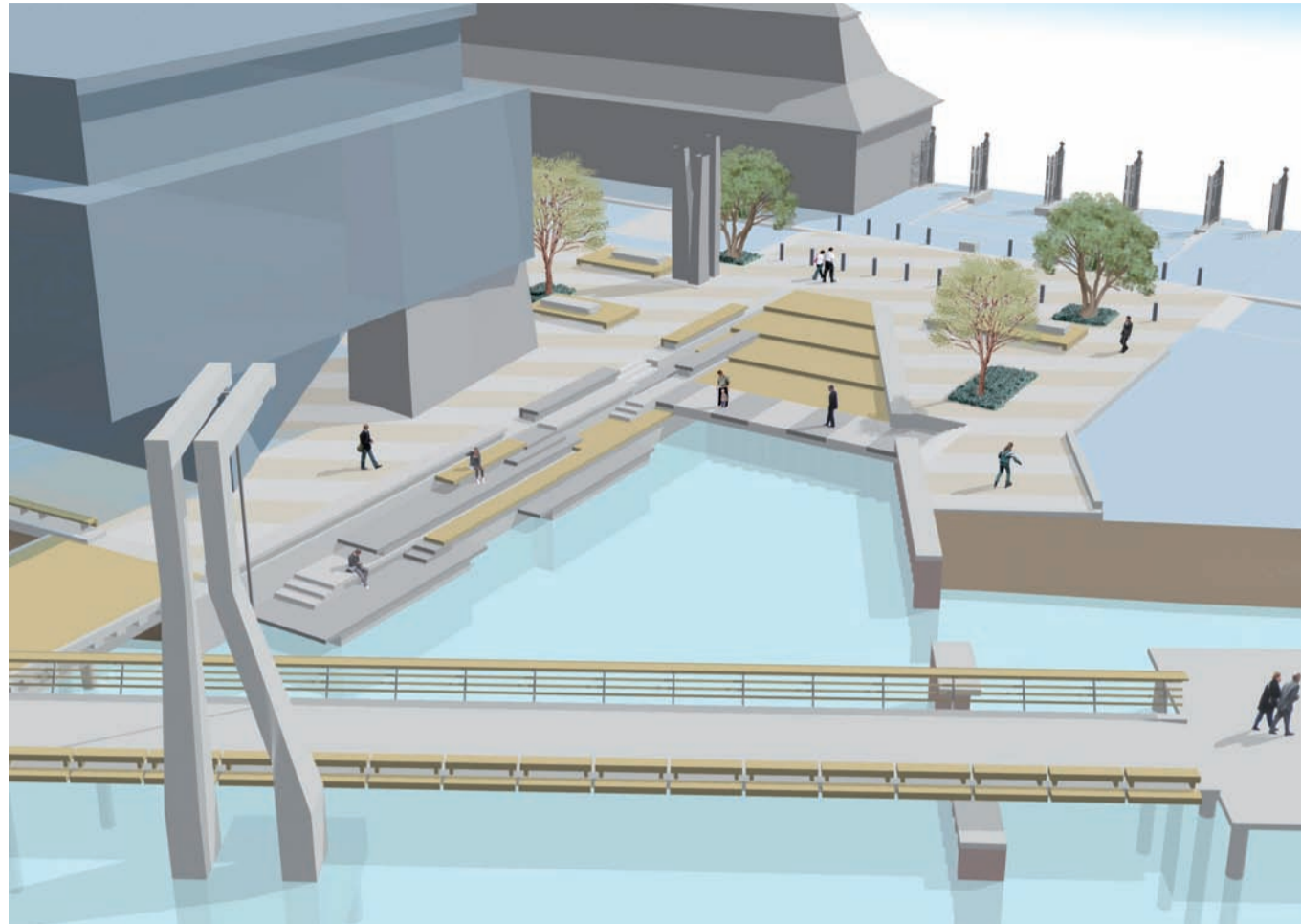
A sunny, sheltered courtyard with large trees and raft seats will be created between Shed 13 and the Meridian Energy building.

Kumutoto Plaza will look north over a new bridge with a crane-like tower structure.

"This innovative bridge design is a new and exciting feature element to the waterfront and will be able to be viewed through the reopened Waring Taylor Street heritage gates and new pedestrian crossing," says Ian Pike.

#### Access to the water

The Wharf Plaza connects to Johnston Street via a pedestrian crossing. The entrance will be enhanced with the restored heritage gates that will be opened permanently. New ramps will also create an invitation to come over to the waterfront.



**Kumutoto Plaza**, featuring timber steps and a new bridge.

This area will include a timber wharf and floating pontoon that will provide better berthing for the Dominion Post Ferry.

The inclusion of trees and planting, together with a number of seating options provides yet another place to sit and enjoy the surroundings.

#### Traffic flows managed

Brandon Plaza, behind the Synergy Harbourside Centre will incorporate a plaza with new trees and planting, disabled parking and space for servicing the adjacent buildings.

The heritage gates opposite Brandon Street will be refurbished and opened to allow traffic in and out of the Queens Wharf underground car park, decreasing the number of vehicles

needing to use the lane between sheds 11 and 13 and the Meridian Energy building.

The existing ramp down into the car park will be realigned to allow the traffic to flow freely.

#### Kumutoto Lane

A lane will run parallel with Customhouse Quay from the entrance to the waterfront opposite Whitmore Street to the new entry/exit opposite Brandon Street and down to the Queens Wharf underground car park.

It will have a tree-lined edge with a small number of car parks inserted between the trees.

A new 2.5m-wide footpath adjacent to Sheds 11 and 13 will have a 600mm-wide

feature kerb which will illustrate the location of the old sea wall that skirted the water's edge until the early 1970s.

#### Impacts of construction

The Tug Wharf promenade will be blocked off to all users for up to four months from 5 February 2007.

In the revamp, some car parks will go, in accordance with the Wellington Waterfront Framework, but will be replaced by a more people-friendly environment of use and access to everyone.

During construction, the safety of pedestrians using space that is shared with vehicles will be managed, but people will still need to look out for vehicular and foot traffic.



**Kumutoto Plaza** will include a sunny, sheltered courtyard with large trees and raft seats.

**Wharf Plaza**, featuring a timber wharf and a floating pontoon.

**Kumutoto Lane**, running parallel to Customhouse Quay, will have a tree-lined edge and a small number of public carparks.

In the first eight weeks of construction, there will be some localised noise and low-level vibration from piling work.

Construction of the Kumutoto and Wharf Plazas are expected to be finished in October 2007, with Brandon Plaza completed by December 2007.

## On the Waterfront... COMING SOON



**TWILIGHT CINEMA**  
Waitangi Park  
Free screening of *Grease*  
8pm for pre-film entertainment  
film begins at 9pm  
Friday 26 January



**ANIMALS ON THE WHARF**  
A free family event  
Queens Wharf Square  
2-4pm, Sunday 4 February



**WAITANGI DAY CELEBRATIONS**  
A free event celebrating  
Wellington's multi-cultural mix  
10am-4pm, Waitangi Park  
Tuesday 6 February



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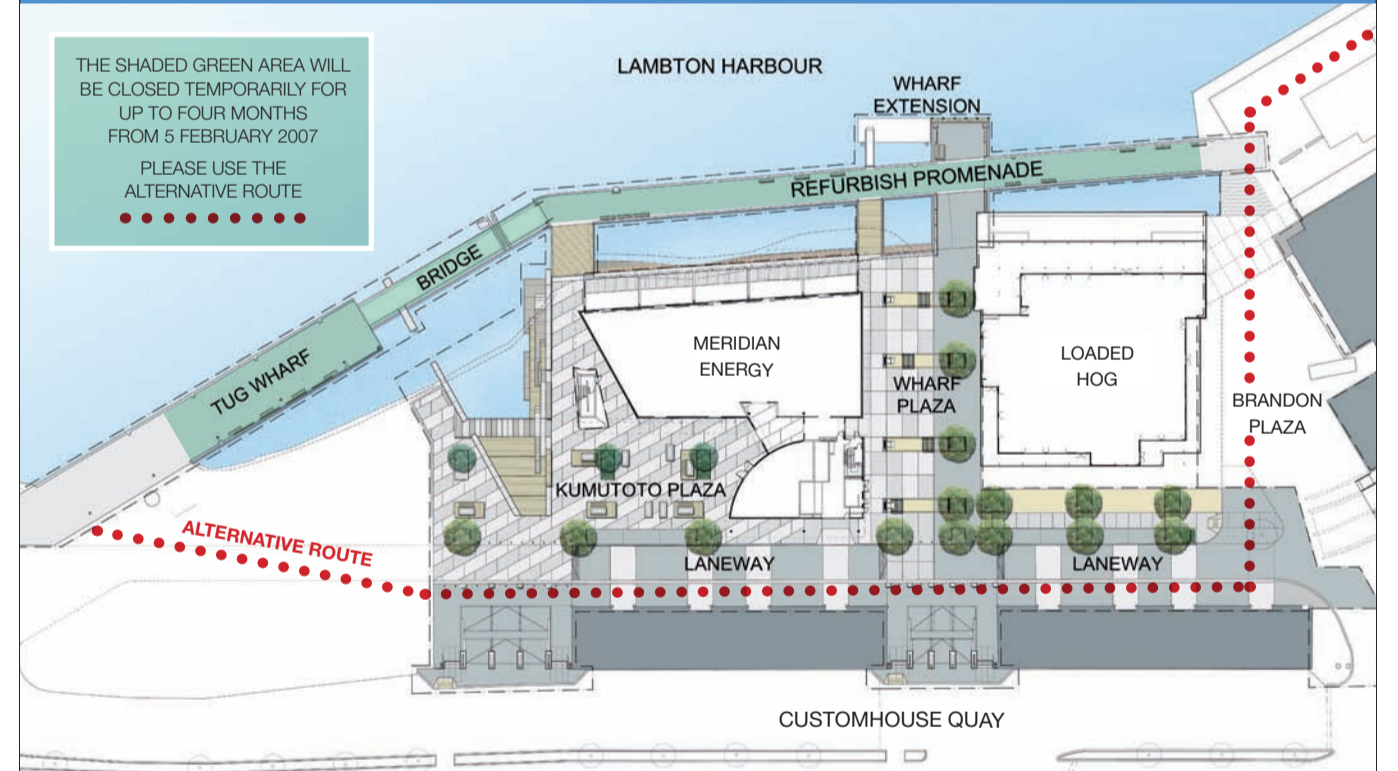
Wellington Waterfront Ltd

**WATERFRONT**

[www.wellingtonwaterfront.co.nz](http://www.wellingtonwaterfront.co.nz)

## NOTICE OF TUG WHARF PROMENADE CLOSURE

THE SHADED GREEN AREA WILL BE CLOSED TEMPORARILY FOR UP TO FOUR MONTHS FROM 5 FEBRUARY 2007. PLEASE USE THE ALTERNATIVE ROUTE.



## KUMUTOTO PRECINCT PUBLIC SPACE DEVELOPMENT

The Tug Wharf promenade will be closed temporarily for up to four months from 5 February 2007. An alternative pedestrian route through Kumutoto Precinct will be signposted and fenced off from vehicular traffic.

A short-term closure will also occur between 29 January and 2 February but will reopen for the Rugby Sevens weekend.

For further information: [www.wellingtonwaterfront.co.nz](http://www.wellingtonwaterfront.co.nz)

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