



FRIENDS of
BOLTON STREET
CEMETERY INCORPORATED
PO BOX 2386 WELLINGTON

NEWSLETTER NO 21

SPECIAL REPORT TO MEMBERS OF THE SOCIETY FOR ANNUAL GENERAL MEETING,
MONDAY 26 MAY 1986, ON PROPOSED DEVELOPMENT IN MOWBRAY STREET

Members will be aware that the Society has striven for many years to achieve public use of land in Mowbray Street adjacent to the Memorial Park, as compensation for land taken for the Motorway.

Proposals to achieve this aim have centred around underground parking beneath the land presently used for parking, with a landscaped area on top for public use. It was earlier hoped that the site occupied by the University Grants Committee building could be added to the park, but it later became apparent that the Grants Committee planned to redevelop this site.

In late March a scheme was announced by Fletcher Development and Construction for development of these sites. The scheme is put forward on behalf of the landowners involved. These, together with Fletchers themselves, are partners in the proposed development. The scheme involves:

- 1 An office building on Bowen Street replacing the University Grants Committee building. This building will be 10 stories plus a mezzanine floor.
- 2 A car parking structure between the new building and Bolton Street. The central part has cars on the top deck.
- 3 Landscaping on the top surface at Bolton Street end. The car park structure is 3m high at the Bolton Street/Mowbray Street corner, and has level access off Bolton Street. The reconstructed chapel is to go in this area.
- 4 Mowbray Street is to be realigned so that there is less land left between the street and the cemetery.

Fletchers have advised the Friends that the scheme cannot be altered substantially without affecting its financial viability.

A planning application was lodged with the City Council for the car parking, which is a conditional use in this area.

Unfortunately Fletchers' scheme falls well short of the objectives of the Friends for this area. The following aspects are unacceptable to the Friends:

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- 1 The loss of land through the realignment of Mowbray Street.
- 2 The failure to extend landscaping over the whole of the upper surface of the car parking structure. The central portion has cars on the upper surface visible from the cemetery.
- 3 The height of the parking structure adjacent to the memorial lawn which is overshadowed and a canyon-like effect created.
- 4 The size of the new building on the University Grants Committee site.

The Friends Committee has had a number of discussions with Fletchers at which we sought improvements to these aspects, and suggested some ways these could be achieved. To protect the Friends' rights in the event of these negotiations proving unfruitful, an objection has been lodged against the planning application. This will be pursued by the Committee if necessary.

At the same time, the Committee has made its views known to the City Council, both by written communications and by personal approaches to councillors. This had the effect of delaying Council consideration of the matter so that changes could be considered. The Council has set up a subcommittee to hold discussions with Fletchers and the Friends. It concerns the Committee that, while the subcommittee has had several meetings with Fletchers, it has not yet met with the Friends. The subcommittee has, however, invited the Friends to meet it this Wednesday 21 May.

A report on the outcome of these discussions will be made to the Annual General Meeting of the Society. We hope that the end of this long-drawn-out saga is close to hand. However, improvements will need to be made to the present scheme before the Friends' interests, and we believe the public interests, are fully satisfied.

Please come to the Annual General Meeting to hear the latest developments and support your Committee in its efforts to achieve a good solution for the historic cemetery and the city.

The AGM is on Monday 26 May at St Andrews on the Terrace, at 8.00pm.



John Daniels
Chairman
20 May 1986