

**Date:** Thursday 6 June 2024  
**Time:** 10.00am  
**Meeting Room:** Reception Lounge  
**Venue:** Auckland Town Hall  
301-305 Queen Street  
Auckland

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## **Komiti mō ngā Tūnuku me ngā Rawa Tūāhanga / Transport and Infrastructure Committee**

### **OPEN MINUTE ITEM ATTACHMENTS**

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# Historic Sea Wall

By Gael Baldock

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**CITY CENTRE MASTERPLAN**

**ENHANCE AS A POSTCARD IMAGE**  
**STRATEGICALLY IMPORTANT**  
**LANEWAY CIRCUIT**  
**LIVELY ACTIVE URBAN SPACE**  
**BRITOMART WEST** **GATEWAY TO AUCKLAND**

**THE DOWNTOWN CAR PARK AND ITS SURROUNDS IS ONE OF THE MAIN REDEVELOPMENT AND PUBLIC REALM OPPORTUNITIES IN THE MASTERPLAN.**

The foot of Albert, Federal and Hobson Streets, referred to in this document as Britomart West, could be redeveloped as the 'harbour window'. The two city blocks flanked by Lower Queen, Lower Hobson, Quay and Fanshawe Customs Streets are perfectly positioned to provide an easy, natural and vital connection to the waterfront and play a key role in uniting it with the city centre.

The precinct is strategically important as a comprehensive redevelopment opportunity and part of the public space network, specifically the city centre laneway circuit. For this reason, Britomart West is included in Episode 1 of the masterplan delivery and the Council's priority Engine Room/Harbour Edge investment package (see page 199).

At present, the council-owned, 1900 space Downtown Car Park Building and Lower Hobson Tiyerer near the area. They obscure views to the city from the waterfront, act as a barrier to pedestrian movement, and create an unattractive environment.

City Rail Link investment and other public transport and road improvements are expected to reduce people's reliance on the car to get into the city centre. This would free up existing parking buildings, most notably the Downtown Car Park, for redevelopment.

Queen Elizabeth Square and Lower Queen Street, as the forecourt to Britomart and to an extent the Ferry Building, represent the gateway to Auckland for thousands of international cruise ship tourists, daily commuters and casual visitors. The space needs to be enhanced as a postcard image of the city, to give a great and lasting first impression. Currently the square is not as much more than a thoroughfare. The bus stops on Lower Queen Street divide Britomart Station from the square and inhibit pedestrians from crossing the street. Restructuring the city centre bus services will also allow for the improved provision of bus stops.

The construction requirements for the City Rail Link in this area provide an opportunity to enhance the Britomart West Precinct into a lively and attractive urban space post construction.

Potential built form

**VIEWS OF THE WATERFRONT**

▶ EXISTING THE VIEW FROM THE DOWNTOWN CAR PARK IN LOWER HOBSON STREET IS ONE OF AUCKLAND'S FINEST BUT IS CURRENTLY PRESERVED FOR VEHICLES

**HARBOUR WINDOW**



























































