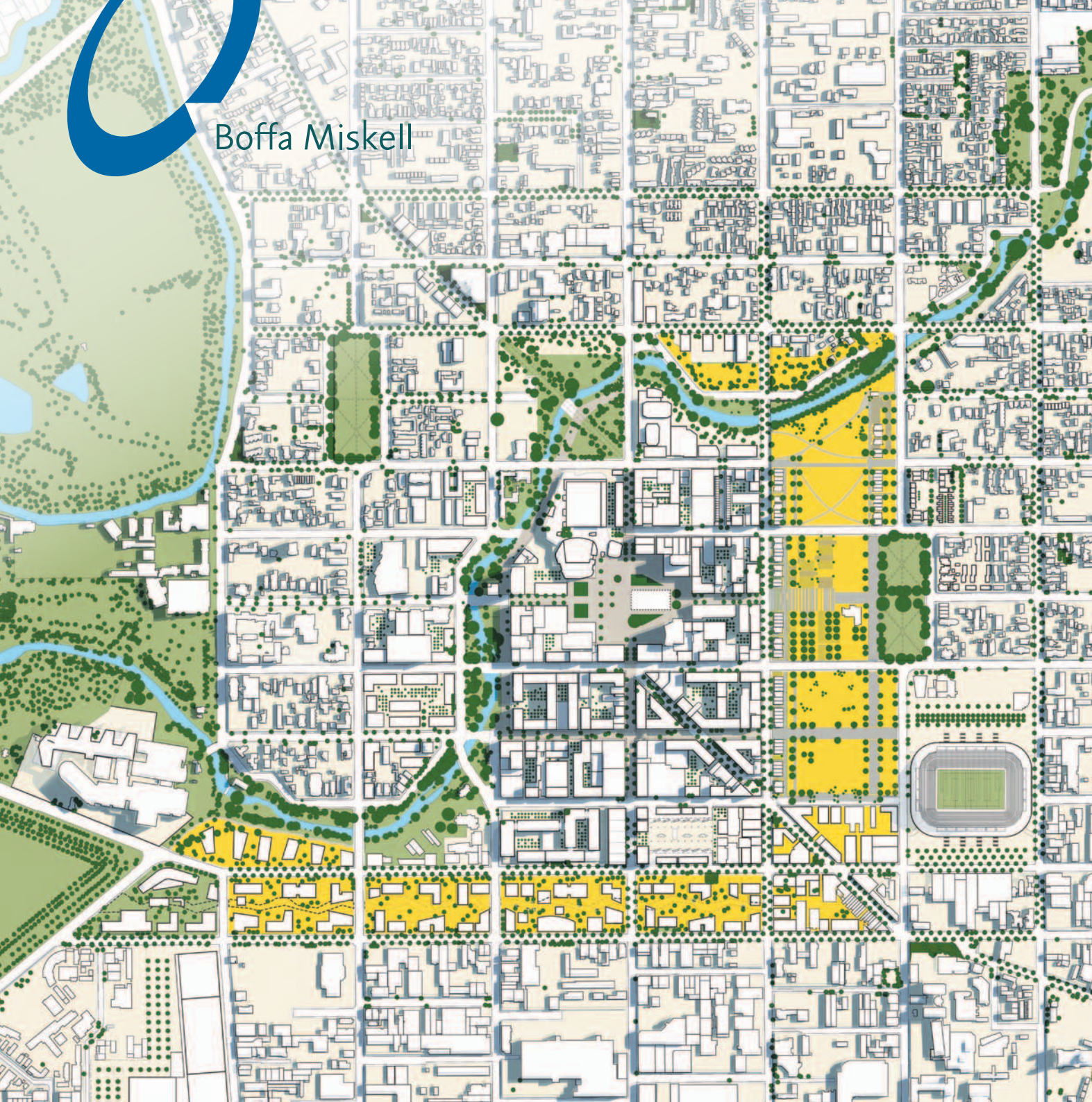




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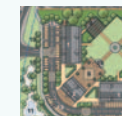


Highway
of quality

03

A major motorway upgrade sets exemplary urban design standards.

— SEE PAGE 3.

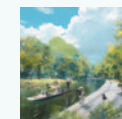


Visualising
a village

04

A rural community looks ahead to developing a new centre.

— SEE PAGE 4.



Blueprint for
Christchurch

08

The vision for rebuilding and revitalising the quake-damaged city centre takes shape under Boffa Miskell leadership.

— SEE PAGE 8.

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news



Editorial:

Meeting expectations of quality

In recent years, transport infrastructure projects have been a significant opportunity for us – in particular, the New Zealand Transport Agency (NZTA) Roads of National Significance including the Victoria Park Tunnel, Transmission Gully and the Waterview Connection project, featured in this edition of *Boffa Miskell NEWS*. The range of services we offer our alliance partners on these projects is expanding from landscape architecture, urban design and ecology to also include GIS analysis and mapping, visualisations/animations, and cultural heritage advice to assist in dealing with potentially affected communities.

It has been particularly satisfying to see the commitment to high quality outcomes and environmental key performance indicators on these projects. The NZTA recognised, for instance, that the success of the Victoria Park Tunnel project would be measured by the outcomes of not only the transport corridor but the integration and delivery of a positive legacy for the community on the surrounding public land.

Within our own team, we value these projects for the challenges they present to keep extending our skills in the creative design/problem solving process and as a great training ground for our young professionals – seeing commitment to quality and openness to innovation can only lift the standard of their work in the future – for the benefit of all our clients and their projects.

Leading the Christchurch Blueprint100 Consortium (see P.8) has, of course, been another exciting opportunity (and a meaningful one, given our Christchurch roots) to aim for a world standard on a far-reaching project.

In this, our 40th year, Boffa Miskell's involvement with major projects signals the company's continued evolution and commitment to high-quality outcomes.

Peter Whiting, Senior Principal

People first in street upgrade

Whitianga's main street is to be redeveloped as a more people-friendly place.

Boffa Miskell designed the Albert Street concept for the Thames Coromandel District Council, taking into account direction from the local Community Board as well as the results of extensive pedestrian/customer surveys.

Space currently used for vehicle parking and traffic will be reduced and a more spacious, uncluttered street environment created by widening footpaths and focal crossing points, rationalising street furniture, and introducing a simple palette of high quality materials and planting.

The design will reflect Whitianga's coastal character and history as well as encouraging both local people and holiday makers to linger and enjoy activities in the street.

Detailed design is now underway, with construction due to commence in April 2013.

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▼ Street space for people: widened footpaths, simple use of high quality materials and clear connections to the foreshore (far distance).

Boffa Miskell NEWS

spring²⁰¹²

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COVER: The Christchurch Blueprint: a more compact commercial core (centre) contained within the 'Frame', together with strategically located anchor projects, will help activate a vital city centre (see more P.8).

ILLUSTRATIONS: P.6 (top right) perspective by Warren and Mahoney, P.7 (bottom left) photograph by Haakon Carruthers.

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Setting sights on urban quality

The \$340-million Victoria Park Tunnel upgrade of State Highway 1 in central Auckland, has been completed – with urban quality to the forefront.

The project, on one of seven Roads of National Significance identified by the Government, involved building a tunnel under Victoria Park and widening the motorway from the park to the Auckland Harbour Bridge to relieve traffic congestion.

Boffa Miskell was the urban design and landscape architecture sub-consultant to the Victoria Park Alliance, the consortium responsible for the construction.

“From our first involvement in 2005, when we completed the Urban Design and Landscape Framework for the Notice of Requirement, the NZTA was committed to achieving high social and environmental as well as engineering outcomes and integrating those opportunities into the project,” Boffa Miskell landscape architect Peter Whiting recalls.

The ‘cut and cover’ tunnel enabled Victoria Park’s open space to be retained and enhanced with a new Auckland City Council skate plaza located above the tunnel; improvements to views, safety and walking connections; more tree planting; and artworks embellishing motorway structures.

The public realm south of the park was also enhanced by realigning Franklin Road and narrowing Union Street to create the new Wai-atarau Plaza. The plaza was designed as a setting for the historic, relocated and restored Rob Roy Hotel – providing a new focal area adjacent to the Victoria Park Markets and visually connected to Victoria Park opposite.

Further north, a new walkway and cycle route was constructed beside the widened motorway to Point Erin, where a raised viewing area has opened up harbour views. A new footbridge, soon to open, will connect the walkway and the historic,



▼ Victoria Park and relocated Rob Roy Hotel (centre): restored green space with improved view-lines beneath the pre-existing motorway viaduct and enhanced walking and leisure facilities.

newly restored Jacobs Ladder Stairway down the St Marys Bay cliffs to the Westhaven shoreline across the motorway.

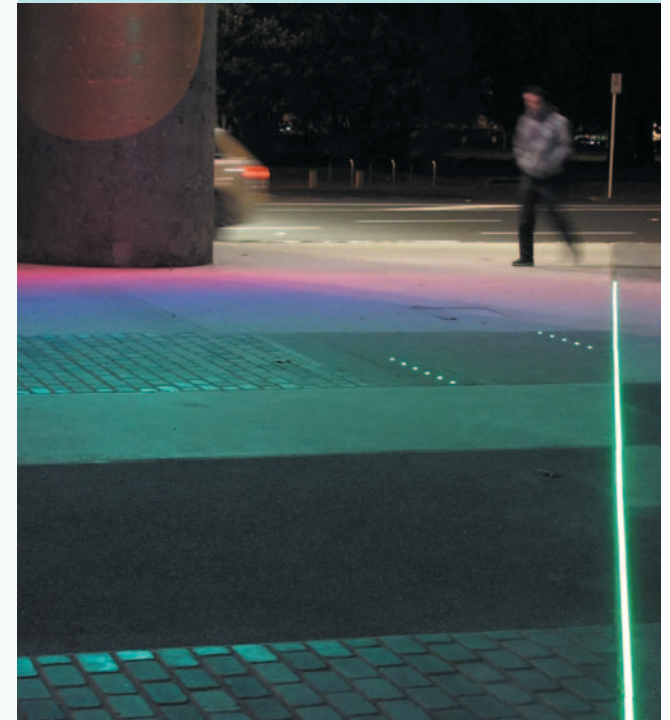
Boffa Miskell was also responsible for the design and supervision of the landscape works along the motorway and associated roadways, including extensive planting, the textured ‘fish wall’ on Westhaven Drive and the transparent noise wall along St Marys Bay.

CONTACT: Peter Whiting peter.whiting@boffamiskell.co.nz

▼ The transparent wall buffers traffic noise whilst allowing motorists to see the pohutukawa-clad cliffs (left) that once overhung the original shoreline.



▼ Wai-atarau Plaza: concrete, weathered steel and granite sett paving, together with coloured ground-level and overhead lighting, distinguish the plaza as a gateway to the CBD.





Regional Park: celebrating the past.

Queen Elizabeth Park on the Kapiti Coast is blessed with a rich natural, historical and cultural heritage.

Greater Wellington Regional Council engaged Boffa Miskell to develop the concept of a decentralised heritage precinct as a way of recognising heritage across the 650-hectare regional park.

“It was an exciting opportunity to look at the overall park, identify its key values and bring into focus the range of experiences and stories it offers that touch on many different periods of its history,” says Boffa Miskell landscape architect Marc Tomes.

Building upon the Council’s prior research and consultation work, the *Queen Elizabeth Park Heritage Framework* was developed based upon five key themes: natural, Māori, farming, military and park history. The framework, including a spatial plan of heritage trails, hubs and nodes, will assist in planning the park’s future and highlighting opportunities for the public to be involved in celebrating Queen Elizabeth Park’s past and protecting its future.

Specific implementation actions are also listed, beginning with the development of the proposed MacKays Crossing Entrance Hub. The hub, which Boffa Miskell designed as part of the project, is to include a proposed interpretation and visitors’ centre.

CONTACT: Marc Tomes marc.tomes@boffamiskell.co.nz

New village hub

When the Tamahere rural residential community, southeast of Hamilton, called for better commercial services and recreational facilities, plans for a future village centre began to unfold.

Concurrently, the Waikato District Council was considering the implications for Tamahere of sub-regional population growth and proposed extensions to the Waikato Expressway.

In the ensuing consultation, a preferred village development option was agreed and the council engaged Boffa Miskell to produce the proposed ‘Business Zone’ concept plan and design guide, together with a master plan for the adjoining active recreation reserve.

“Our role was to help translate the community’s wishes into a tangible, though flexible, plan which, together with the guidelines, would help people visualise and be assured about the form and character of the future development,” says Boffa Miskell landscape architect, Morné Hugo.

Design guide

An important cue for the design guide came from two local buildings – the community centre and the former Tamahere Model Country School, which dates back to 1884. The guidelines on form, scale, siting and detailing of future buildings and landscape design elements, were aimed at enhancing the existing heritage character.



▲ The heritage character of the Tamahere Model Country School, 1884, provided cues for the design guide.

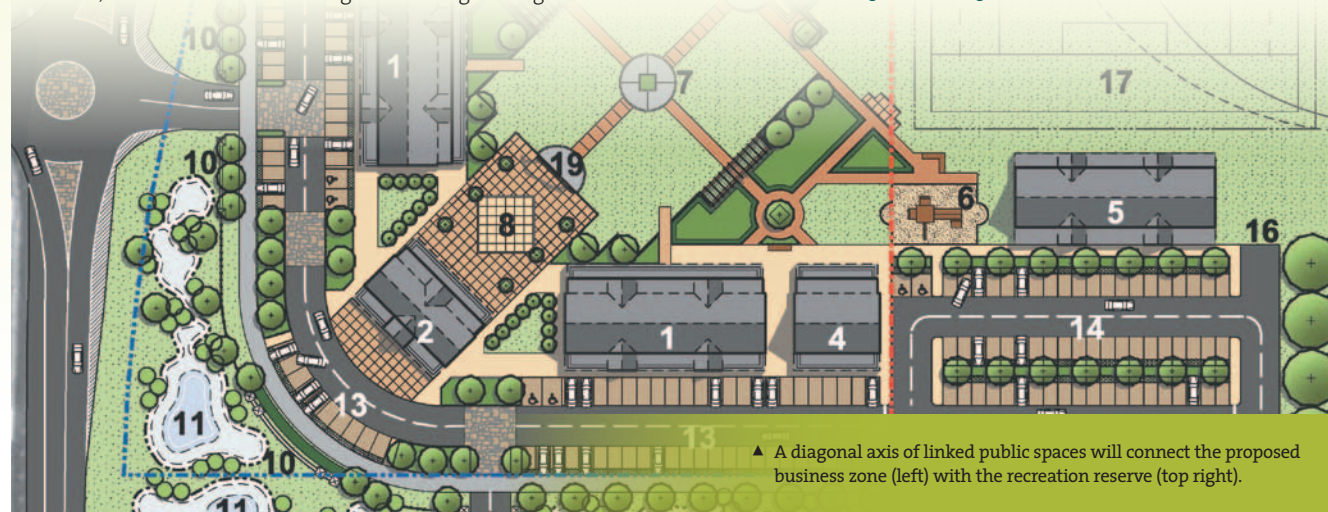
Also included, were principles of sustainable design, such as orienting and designing buildings to facilitate sunlight benefits and weather protection. Tamahere has no reticulated services, so low impact onsite stormwater management options were stipulated as an essential component in any future development.

The concept plan

“Integrating the commercial and recreational land around a cohesive village hub was central to our brief,” Morné says. “We addressed this by defining a village square, partially enclosed by commercial buildings, that will open onto a village green. The green, in turn, will open out to the sports fields beyond. These visually and physically linked public spaces form a strong connecting axis for numerous activities.”

The concept plan and design guide, as part of Plan Change 3: Tamahere Structure Plan to the Waikato District Plan, has been notified and is now open for public submissions.

CONTACT: Morné Hugo morne.hugo@boffamiskell.co.nz



▲ A diagonal axis of linked public spaces will connect the proposed business zone (left) with the recreation reserve (top right).

▼ Ecologist Sharon de Luca, from Boffa Miskell's Tauranga office, taking samples in Pauatahanui Inlet.



▼ Opportunities for flexible play: varied ground surfaces, simple structures and raised planting beds (right).



▼ The 'Trestle Leg Series' encourages readers to move through the under-bridge space and connect to the adjacent landscape.



Transmission Gully Highway

In June 2012, following a Board of Inquiry hearing at which Boffa Miskell ecologists presented extensive evidence, approval was granted to the regulatory consents sought for the planned Transmission Gully highway (MacKays to Linden) north of Wellington.

The 27-kilometre 4-lane inland route will form part of the Wellington Northern Corridor – one of seven roads of national significance identified by the Government for essential upgrading.

Boffa Miskell ecologists presented evidence on behalf of the New Zealand Transport Agency (NZTA) covering marine, freshwater, birds, bats, lizards, vegetation, and terrestrial habitats.

“Our ability to provide comprehensive ecological advice to the NZTA was strengthened by having such a good range of specialist expertise within our company-wide ecology team,” Boffa Miskell ecologist Stephen Fuller says. “We called on ecologists in our Auckland, Tauranga and Christchurch offices as well as Wellington, in order to cover all the required assessments.”

In developing their assessments, the ecology team worked with NZTA's large multi-disciplinary team of consultants to integrate ecological protection, mitigation, and enhancement measures into the design of the highway alignment.

The Transmission Gully route is expected to be completed by 2021.

CONTACT: Stephen Fuller stephen.fuller@boffamiskell.co.nz

New home for kindergarten

Waterview Kindergarten, relocated to make way for the Waterview Connection motorway project in west Auckland, will open in October in new premises with easy indoor/ outdoor flow.

The New Zealand Transport Agency and Auckland Kindergarten Association engaged Boffa Miskell to design the outdoor area at the new facility.

Sited next to the Waterview Primary School, fencing has been designed for inter-visibility between the two grounds.

Opportunities for flexible outdoor play abound. There's a large soft-mat area, a sandpit area, an adjacent lawn, and a trolley loop leading to an existing feature tree. Places for children to be amongst plants include raised beds for growing flowers or vegetables. Rainwater, harvested from the roof, will supply the ever-popular water play.

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Poetry and prose writ large

Beneath the Auckland Harbour Bridge at Stokes Point/Te Onewa, painted excerpts of New Zealand literature wrap around newly strengthened 'trestle leg' bridge structures – inviting viewers to experience and explore.

The 'Trestle Leg Series' is part of a series of landscape enhancement projects Boffa Miskell is designing for the New Zealand Transport Agency.

“The texts celebrate the North Shore's rich heritage while also providing an intriguing visual connection to the adjacent Te Onewa Pa site, Stokes Point Reserve and the harbour edge,” says Boffa Miskell landscape architect Cathy Challinor.

As part of the design process Cathy consulted literary experts to identify the excerpts, work-shopped the selections with NZTA and local iwi representatives and then commissioned visual artist/ typographer, Catherine Griffiths, to interpret the words onto the bridge columns.

Detailed technical specifications were then developed by Sign Right / Designcraft with Total Bridge Services to ensure the high-performance paint and application methods would be compatible with the bridge's steel coating system and able to withstand ongoing bridge maintenance activities and harsh marine conditions.

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IN PROGRESS...

...updates on projects that span a number of years.



Census 2013 mapping

The next census of population and dwellings is set for 5 March 2013; the first since the 2011 census was cancelled due to the February 2011 Canterbury earthquake.

Statistics New Zealand has contracted Boffa Miskell to prepare all the maps required – updating and checking a massive data set, as was done for the 2011 census mapping (see *Boffa Miskell NEWS* 25). The most significant changes have been in the Christchurch area, where census districts and collection areas have been changed to reflect earthquake damage zones.

More than 8000 maps must be completed by the end of October 2012.

Auckland city streetscapes

Boffa Miskell continues to act as lead design consultant on various projects in the Auckland Council's central city streetscape upgrade programme. The concept design for the Federal Street upgrade is being developed, phase 3 construction is about to start in Fort Street, and consultation on the O'Connell Street concept design is complete. (See *Boffa Miskell NEWS* 24 & 26 also.)



ANZ Centre upgrade

The public plaza around Auckland's ANZ Centre is being redeveloped to a Boffa Miskell design, which will see it better integrated as a public space linking the public realms of adjacent Swanson and Albert Streets and St Patrick's Square opposite.

The project is part of a \$76 million refurbishment of the 42-floor office tower, which RCP project managers are managing for building owner, AMP New Zealand. Boffa Miskell is working in collaboration with the refurbishment architects, Warren and Mahoney.

Stage one of the plaza redevelopment works is complete and completion is expected by late 2012.



Island ecology under care

Just 210 metres offshore in the Taputeranga Marine Reserve on Wellington's south coast, Tapu Te Ranga Island is a well-known natural and landscape feature with recognised conservation value.

Knowing that those conservation values were vulnerable, the Wellington City Council engaged Boffa Miskell to prepare an ecological restoration plan.

Thorough surveys of the 3.2-hectare island showed that competing weeds were the main threat to the indigenous vegetation while rats and mice were likely to be predating or competing with native birds and lizards.

Recommended rehabilitation, therefore, prioritised weed and pest control, with ongoing vigilance to prevent reinfestation. Management measures to contain the impact of recreational visitors exploring the island were also recommended.

Amber Bill, the council's Manager of Community Engagement and Reserves, says a long-term monitoring programme will be put in place to gauge and manage change as the island's ecology recovers.

CONTACT: [Matiu Park](mailto:Matiu.Park@boffamiskell.co.nz) matiu.park@boffamiskell.co.nz

◀ Tapu Te Ranga Island: storm and salt exposure limit the indigenous vegetation cover to low coastal scrub.



▲ Boldly coloured surfacing connects Auckland to the Wynyard Quarter, via the Te Wero Island pedestrian waterfront route.

Award finalists

We are proud to have been associated with the following projects, which have been short-listed for upcoming awards.

Roading New Zealand's 2012 Rooding Excellence Awards

Victoria Park Tunnel is a finalist for the Hirequip Best Practice Award For Environmental Sustainability and the Z Energy Excellence Award for a Major Road Project. We were urban and landscape design consultants to the Victoria Park Alliance (see p.3).

Auckland City Centre Shared Space Streetscape is short-listed in the Maccaferri Excellence Award for a Medium Road Project category. We have been lead consultant for the Fort Street and Elliott/Darby Street area upgrades (see p.6).

New Zealand Best Design Awards 2012

Te Wero Island pedestrian waterfront route is a finalist in the spatial design category. We designed the route for Waterfront Auckland.

Resene Total Colour Awards 2012

Auckland Harbour Bridge Trestle Legs enhancements. Boffa Miskell was the lead consultant for the New Zealand Transport Agency (see p.5).

London Quay redevelopment on **Picton's waterfront**. Boffa Miskell provided urban design and landscape architecture services to the Marlborough District Council (see *Boffa Miskell NEWS* 25).

London Quay Waterfront redevelopment, Picton. ►

Auckland urban design panelists

Three Boffa Miskell people – landscape architects John Potter and Rachel de Lambert, and planner Janine Bell – have been appointed to the Auckland Urban Design Panel. John has been re-appointed for a second term whilst Rachel was a member of the former Manukau City Panel as well as being on the Waterfront Auckland Technical Advisory Group and Westgate Design Review Panel. Janine is a new member nominated by the NZPI.



John Potter



Rachel de Lambert



Janine Bell

NZPI Board member



Planner Robert Schofield, who is based in our Wellington office, has been elected to the Board of the New Zealand Planning Institute (NZPI), a governance role he will hold for three years.

Robert, who is a Fellow of the Institute and a recipient of the Institute's Distinguished Service Award, has been an active NZPI member and office holder for many years at both branch and national level.



Introducing our new Chief Executive



We welcomed our new Chief Executive, Kerry Gupwell, to Boffa Miskell at the end of June.

Kerry has over 25 years' senior management experience in the professional services sector, working for both small firms and large NZ corporates. He was Chief Executive of an international loss adjusters firm during the last 10 years.

Kerry says the formal welcome extended to him – a Mihi Whakatau by cultural advisor Amos Kamo and a waiata sung by the Auckland team – was very special. Having now visited all our New Zealand offices, he has been impressed by the Boffa Miskell people and what they do. "The variety and the positive impact their projects have on communities and environments is far-reaching."

Kerry, who is based in our Auckland office is looking forward to meeting the team in Shanghai in September.

Agroecology course

The application of ecosystem services in the design and management of sustainable 'agro-ecosystems' is an emerging field of knowledge with promise for improving the long-term sustainability of food production in both rural and urban areas.

With this in mind, Boffa Miskell supported two staff, landscape architect **Sam Bourne** and GIS specialist **Matt Daniels**, to successfully complete a new course in agroecology offered at Lincoln University.

Sam and Matt say the course focused on the role of ecosystem services (the benefits from nature, such as clean water, to people and economies) in achieving yields together with such gains as increased biodiversity and reduced farm reliance on costly external inputs.



Sam Bourne



Matt Daniels

Boffa Miskell has been able to apply the principles learnt to both urban and rural projects.



Leading the Christchurch Blueprint

Is it possible to design the spatial plan for rebuilding quake-damaged central Christchurch in just 100 days?

The Boffa Miskell-led Blueprint100 consortium proved it was. The Blueprint was delivered on schedule – in time to inform the *Christchurch Central Recovery Plan*, which the Government announced on 29 July 2012.

Project leader and Boffa Miskell director, Don Miskell, recalls, “There was incredible pressure to work at speed, be decisive and deliver a high quality, innovative plan. The range of specialised expertise, local knowledge and professional experience in the project team gave us the confidence to think boldly and aim for international benchmarks of design excellence.”

The project team, comprising Boffa Miskell (Don Miskell, Marc Baily and Rachel de Lambert), Warren and Mahoney, RCP, Populous, Woods Bagot, and Sheppard & Rout, brought together expertise in

urban design, transport planning, landscape architecture, project management, economics and policy making.

Ken Gimblett, Boffa Miskell director and planner was seconded separately into the Christchurch Central Development Unit (CCDU) planning and design team to work on the planning mechanisms needed to support the delivery of the Blueprint and Recovery Plan.

The Canterbury Earthquake Recovery Authority (CERA) commissioned the Blueprint specifically to locate key anchor projects, outlined in the Council’s December 2011 draft *Christchurch Central City Plan*, which had drawn on more than 106,000 ideas from the community.

The team soon realised that the potential to optimise each project’s post-quake recovery ‘punch’ would be lost within the large area zoned commercial in central Christchurch. The decision quickly came to reduce the city’s central business core from 92 hectares to a much more compact 42 hectares.

Containing the core area is the ‘Frame’ (see front cover), which includes several of the anchor projects and an eastern open space that will uplift the most damaged area.

Don says his experience at Boffa Miskell in managing multi-disciplinary teams proved invaluable.

“It was all about partnership; within our team, with our partners in the CCDU, with the city council and Ngāi Tahu and, ultimately, with the people of Christchurch – translating their vision into a Blueprint that builds on the city’s natural, historic, cultural, civic and economic attributes for the coming 50 to 100 years.

“We’re excited about the possibilities the Blueprint holds for further vision and innovation and, as a company, we are uniquely placed to help our clients understand the opportunities in terms of design, planning and development of Christchurch’s recovery.”

CONTACT: Don Miskell don.miskell@boffamiskell.co.nz

“We’re excited about the possibilities the Blueprint holds for future vision and innovation and, as a company, we are uniquely placed to help our clients understand the opportunities...”

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