

C. The Gables. This being a very old building and minor repairs only having been done over the past 15 years, requires a very extensive overhaul. Some floor joists have decayed, some

weather boards require replacing, windows and doors adjusting, chimney and fireplace must have some attention. The roof leaks badly in places and the house, shed and gate requires 3 coats of Paint. £250

D. Brooklands. The implement shed, office lavatories and gates require painting, at least two coats. £50

E. Pukekura. The Pavilion in the Sports ground requires painting and new spouting, boiler room put in better condition and the concrete floor re-surfaced. £35

F. Reporters room, ticket Boxes. Railing around the playing area and gates require painting very badly. £50

G. The Engine and Implement shed. Much of the iron is decaying, new iron required and the shed thoroughly overhauled. £15

H. Band Rotunda. This badly requires painting and roof inspected for leaks in the iron. £25

I. Mens Lavatorys. These are in a deplorable condition and I suggest that a new building is absolutely necessary. I can't enumerate all the details of their deterioration and unsuitability but advise you to inspect them. Cost £250

J. The staff room and tool sheds. A new site should be found for this building. The position of the present building is very damp, being under large trees and close to the foot of a hill. Nothing can be kept dry during winter months, and tools get rusty and deteriorate and mens clothing kept there for changes etc., are practically always damp.

Cost at least £200

K. The Ladies Rest Room and Office. These require a complete overhaul, new spouting and painting. £60

L. Fernery Conservatory Begonia and Propogating Houses. These comprise a group of six glass houses with two potting-sheds attached. These require a complete overhaul. There are many leaks and some broken glass, ventilators are in bad order and all the houses require at least two coats of paint. These buildings have not been repainted since their construction 19 or 20 years ago. Rough estimate £250

M. Superintendent's Office. For many years a small room attached to the Ladies Rest Room has been used for this purpose. This is situated in a very shady and damp position and all books, papers and records, are perpetually damp and mouldy and many books are absolutely ruined. In spite of using a small radiator during the winter and wettest periods, it is most unhealthy and unsuitable. I suggest that provision be made as early as possible for a new office.

Probable cost £100

N. The Boat House. The present house is beyond repair and a new building is definitely necessary. The late chairman and myself went into this matter some time ago and we agreed

that something was urgently required to be done to provide better accommodation for the boats. but on account of the shortage of material and high cost of labour, it was decided to leave the matter in abeyance for a time. This may cost about £150

This brings us to the latest of the buildings in the Park.

There are several other jobs I wish to draw your attention to.

1. The Pillions at the Main entrance and the wall in Fillis St., are getting smutty and black and should be cleaned and re-surfaced, and the doors or gates in this wall badly require painting. The Main gates require painting too. The iron work has all been cleaned and prepared ready for this to be done. Say £35

2. The Main Drive and parking area is beginning to break up and should be re-surfaced and put in good condition. Approx. cost £25

3. Terrace seating needs attention. Many new blocks are required to replace those decaying, and broken seats must be renewed. Cost £30

4. The Poet Bridge. As you know the framework of this bridge is constructed of steel. This steel work in many parts has rusted and corroded. This requires to be removed and cleaned off, preparatory to treating with a coat of material for the purpose, and then the whole bridge painting with two coats of paint. If this is well and faithfully done, it should maintain the bridge for many years in good condition. Approx. cost £60 to £80

5. The Boat—Shed Bridge. This is the smaller bridge by the boat shed. This has been partly repaired, but requires further strengthening and painting two coats. £25

6. Brooklands Lake. This requires another clean out. Rushes have grown and developed there to an incredible extent and should be removed. The foot—bridge over this lake has been torn or pulled to pieces by vandals and what bit of framework is left is decaying. I do not recommend its re-construction, as it served no very useful purpose and would be very expensive. £100

7. The main Lake. The streams, (one from the Highlands and one from the Brooklands Road areas) that feed this lake have brought down such large quantities of silt since the lake was last cleaned out, that it is almost filling up the water ways and the upper reaches of the lake. It is one of the most serious problems we have to contend with.

The dam constructed to trap the silt at the Brooklands Road end, is not capable of holding it back. The water after heavy flood rains comes in with such a rush from the Vogeltown and Brooklands Road areas, that although the dam catches a good deal the silt, the bulk of it is carried into the lake and deposited there.

This deposit has got to be removed sooner or later or the trouble will extend and it will be more difficult to contend with. There must be at least a thousand yards of silt already there.

I think the removal of this is too big a job altogether for men and barrows and that machinery will be necessary to remove it. The undertaking is altogether too big for our own staff to attempt and as I think it requires the services an Engineer. I suggest that the Borough Council be asked to allow their Engineer to report on the work or perhaps to undertake it. £500

8. Fences gates and Park Entrances. There are approximately 4 to 4 ½ miles of post and wire fencing around the boundries and various other parts of the Park. Hundreds of battens require replacing, some posts and strainers renewed and wires tightened up.

I cannot close this schedule of proposed improvements, without reference to the Pine Trees.

These are Pinus Radiata and they are growing old and dangerous. They are nearly all of them over 60 years of age and some are 70 years old and as a result of old age are getting thin and grey in their foliage and as they have practically ceased growing, all the lower branches and many of the higher ones have died, and periodically they break off and fall to the ground and so are a danger to pedestrians.

This variety of pine matures at thirty-five to forty-five years of age and after that they deteriorate. What should be done about them is a matter for you to consider and decide.

I might mention that where any group of Pines have been removed in the Park, there is now growing groups of native and other trees, many of which are permanent, tall growing, sky line conifers. There are all doing remarkably well, and hill tops formerly growing old ragged looking pine trees are now being covered with permanent heavy foliated and beautiful trees, which ultimately will be the admiration of everybody. After only being planted a few years, many are twenty to thirty feet high.

( signed )

Yours faithfully,

Thomas Horton

Superintendent.