

Mercury Lane Public Toilets Project

April 2024



Meeting Purpose

- To update the community on the public toilets on Mercury Lane and address any concerns.





Karangahape Road

Karangahape Road is a vibrant, 24/7 mixed-use area with a high proportion of retail activities, cafes, restaurants and bars, creative industries and entertainment activities, as well as residential apartments and commercial office and art space.

Average daily pedestrian count in 2023 of 7,800. Over 10,000 during weekends.



Need for Toilets

- The permanent toilets located on Pitt Street (Beresford Square) were removed as part of the CRL (Central Rail Link) development of the Beresford Street train station.
- CRL will be installing new public toilets in Beresford Square, completion in December 2025. Feedback from stakeholders indicated that the location is removed from key pedestrian areas, and its location does not have enough passive surveillance during after-hour use.
- An additional toilet is required closer to and with clear sightlines from main activity areas.
- Lack of public toilets has resulted in members of the public resorting to utilising public spaces as makeshift toilets.
- This has impacted negatively on visitors and the community.



Waitemata Local Board Support

The proposed toilets are supported by the Waitemata Local Board

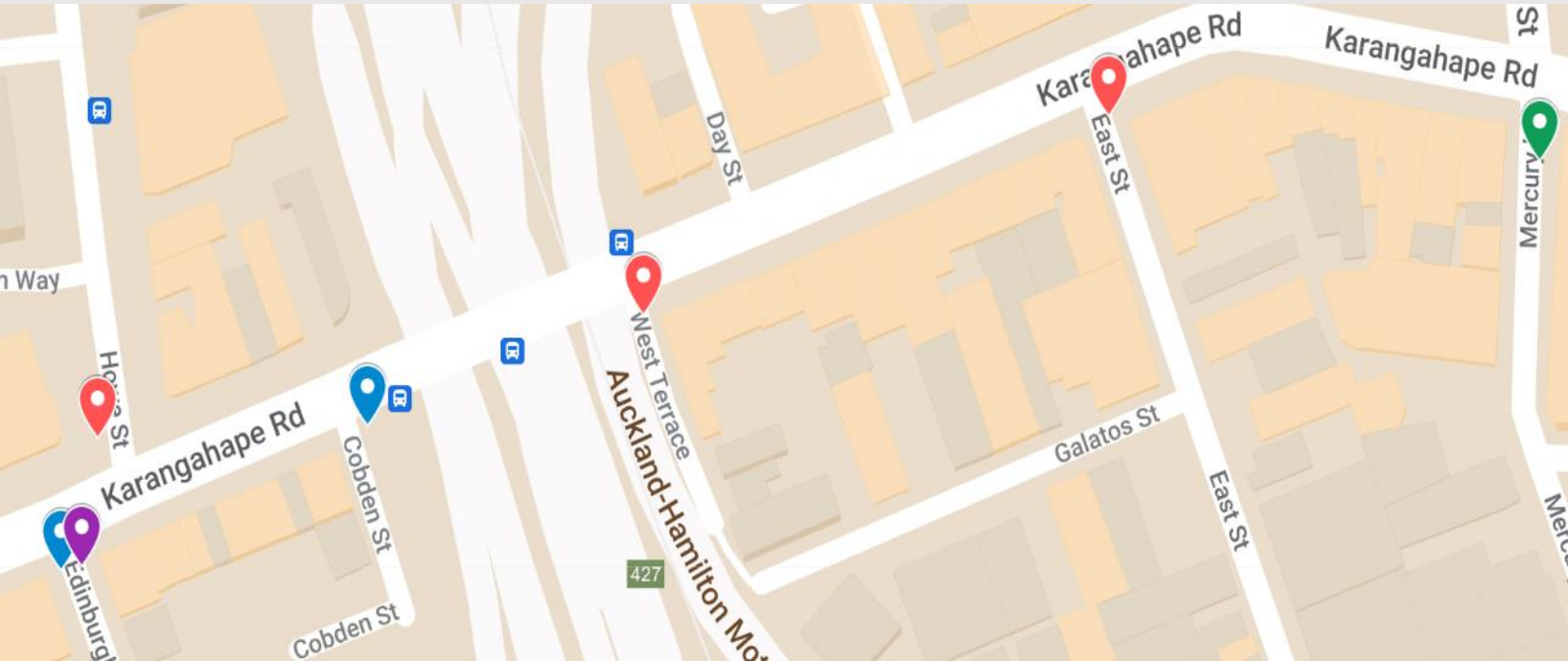
Resolution number WTM/2023/132

MOVED by Member A Bonham, seconded by Deputy Chairperson G Moyle:

d) note there is a key requirement for mid-town public toilets which service the Karangahape Road area. An accessible and safe public toilet facility needs to be considered and delivered at street level that can service not only public transport users but also general public in the Mercury Lane locality



Location Investigations



The project team investigated 7 potential locations for new public toilets.

Locations were discounted based on essential utilities, space constraints, or proximity to areas of demand.



Unsuitable utilities



Unsuitable utilities and safety concerns



Traffic and safety concerns



Integration with Project K

- The Council project team has appointed the Project K designer to deliver utilities and foundation design for toilets.
- Council will gain resource consent approval and deliver the above-ground toilets.





Considerations included:

- High levels of pedestrian activity.
- Well-illuminated during night hours to avoid unsafe and antisocial behaviour.
- Not located on a pavement fronting a restaurant, cafe, or any other eating establishment out of line of site.
- Not situated in front of a building entry and the entry to the restroom should be oriented away from entry to building.
- Does not block scenic views.
- Alignment to heritage considerations.
- Availability of underground utilities.



Preferred Location – Mercury Lane

Looking down Mercury Lane from Karangahape Road intersection



Preliminary Design – eastern elevation



Preliminary Design – western elevation



Toilet Features



- **Automated flush** – toilet pan automatically flushes after use.
- **Door locking** - electronic locking – remote locking.
- **Auto-wash** – 5 stage automatic cubicle wash and refresh system.
- **Night-time locking** on time clock – adjustable.
- **Time occupation** – programmable use time to avoid loitering and vandalism e.g. 10 minutes before doors open – message system.
- **Loiter alarm** – pre-programmed voice messages to deter vagrancy and extended operation.
- **Anti-tampering accessories.**
- **Exterior lighting**



Accessibility

The objective is to provide level landing access to the accessible units' doors and tie this level into the existing street as best as possible.

Safety

This site is close to two light poles, and the proposed CCTV.



Project Outcome

This project will provide greater public amenities for the community, which are currently lacking in the area.

It will provide a cleaner environment as the public will now have a facility in an accessible location.



Questions?

