

Principal Agent's Office – Miscellaneous papers

Archives New Zealand Reference AAYZ 8999 NZC 131/3/14

Items in this file have got numbers written in pencil in the top right hand corner

[1] NZ Company Embarkation Order dated 25 Nov 1841

Application No.4832 Wellington ... will grant you and your wife a passage to New Zealand by the ship 'Clifford'. It will be necessary that all Passengers should be at the Depot, Grove Street, Deptford, with their baggage, punctually, on Saturday the eleventh of December next. Benjamin Lusty and wife. Capper & Gole, agents.

[2] NZ Company Embarkation Order dated 26 Nov 1841

Application No.3737 Wellington... will grant you and your wife and four children a passage of New Zealand by the ship 'Clifford'. It will be necessary that all Passengers should be at the Depot, Grove Street, Deptford, with their baggage, punctually, on Saturday the eleventh of December next. John Cook and wife with 2 boys (aged 6 and 4yrs) and 2 girls (aged 9 and 2yrs).

[3] Enclosed envelope of papers labelled NZC 131/14 (3)

[1] Statement for Messrs Greenwood & Milne & Allen – Intermediates per 'Lady Nugent' Captain Santry from London – some notes only:- "We sailed from Gravesend on the 21st October, the vessel having been advertised for the 10th... When the passages were paid for, the steerage, allotted for our sitting & dining room, was pretty large & is so on the plan of the vessel. When we came to sail we found the steerage crammed full of goods, to such an extent, that we had not even sitting room, but were assured by Captain Haviside one of the owners, who was on board, that all would soon be put to rights... Each intermediate passenger was entitled to 20 cubic feet to put goods or luggage in the hold over and above what he could take in his cabin... all were stowed into our sleeping cabin which measures about 7 feet square... and by the contents of two boxes (best cheddar cheeses) which for personal safety and to prevent farther damage, we had been compelled to remove to our dining room and use these as seats – no seats having been provided... by scale we are allowed ½ pint wine each per day – our mess consisted of five which is 17½ pints per week. The Captain allowed us 12 bottles which we objected to as inadequate from 20th January..."

[2] no date or author "The land higher up the valley out of the reach of the swamp to be the site of the City. Cleared land to be leased to holders of land orders and others at a low rent in any part of the harbour they may select for any period until it may be required for distribution in country sections. A road to be made from the beach to the river in its available parts. A jetty for landing goods to be constructed immediately opposite to the commencement of the road. Persons not wishing to locate on other lands to be temporarily settled on the dry land near the beach. The landing place for goods belonging to land holders in ships chartered by the N. Z. L. Company will be on the beach opposite the Company's houses, where... facility will be afforded for housing them for a limited period – but the landing them at other places in the harbour or removal from the Company's houses must be undertaken by their owners either by private arrangement with the Captains after their vessels shall be reported discharged or otherwise. The Emigrant labourers will be located on suitable spots near the beach by the Emigration Agent under the directions of the Principal Agent."

[3] no date or author

A plan by which all parties may have their Land speedily without waiting the result of each section being surveyed.

1st That the Surveyor General's chart of the Coast from Porirua along the Coast be a Base Line

2nd That all Rivers be also Base Lines.

3rd That three months be allowed to all parties who hold land orders to examine the Country.

4th That a Public Notice be issued by Colonel Wakefield, fixing a day immediately after the three months has elapsed declaring that all parties, according to the order of choice, shall then be allowed to choose land and continue to do so daily within certain Bounds, perhaps between the Manewatu and Port Nicholson, and up the River Hutt.

5th That it shall then, according to the order of choice, be imperative on all parties to choose land.

6th That all parties who hold more than one section, and agents representing parties in England shall be allowed to Wave their choice, if they so incline, and choose all their sections together.

7th That the choosing shall be on these Base Lines, and no one shall be allowed on these Base Lines more frontage than 20 chains for each section of 100 acres.

8th That the same rule or shape, shall apply to those who choose their land together, for each 100 acres.

9th That an allowance be made for survey, providing that survey is made by a professional surveyor, and approved by the Surveyor General, of the same sum per acre, which Government allow the Company.

10th That the effect, it is conceived of this plan, [which is precisely that of the Government to the Company] will be, to draw all the one section holders together in tens or twentys, or in such Numbers as the land will best suit, and also induce the Agents of parties in England, to choose their lands together, which will greatly simplify the finding and measuring of the land, thus benefiting all parties and ultimately the Company.

11th That these unsurveyed choices shall be registered at the Land office as they are chosen, and as accurately described as maybe.

12th That a General power is reserved to the Company to make Roads wherever they shall consider best for opening the Country after all its bearings are better known.

13th That in case of any difference arising in the carrying out this plan, the parties shall state their case to the Surveyor General who shall report his opinion to Colonel Wakefield, whose decision shall be final.

[4] no date or author

Present prospect of the Survey and the consequence to the Company and Colony

1st That it will require four years to give out the first 110,000 acres with the present strength of the staff

2nd That it will take two years more to survey a quantity of land to enable the company to sell on a sufficient scale to maintain their expences. Consequently it will be six years before the Company are again in the receipt of a suitable income. The unavoidable annual expenses of the Company, it is assumed, amount to £10,000 which in six years will amount to £60,000. If the Company cease to pay a dividend they will be totally discredited. If they pay a dividend, it cannot well be less than 5% or £5,000 on their Capital of £100,000. This would amount to £30,000 in six years – added to the former the amount required in the next six years amounts to £90,000. It is evident that the Company must... an income and that must immediately be provided, if they are to be useful. Were I convinced that there was no other remedy I should state that it would be for the interest of the claimants of the first series, after having a boundary marked around the lands from which they were to select, to propose that the survey force should be at once engaged in surveying land to be thrown open to sale, and ... these classes for the present.

The following are the several remedies which might be used to meet the position of the Colony.

1st Increase the surveying staff to an extent which would secure the lands now sold being delivered in 8 months. My opinion is that 10 surveyors and 150 men could accomplish this purpose. In 4 months from that date with this force a considerable quantity of land might be open to sale.

2nd Declare the boundary of the Principal Settlement and put a force as above described to survey the territory within. At the same time employ another staff to survey lands without the boundary and almost immediately the Company would have lands for sale.

The second is the best of these two plans because it would at a very early date put the Company in possession of funds. Henceforward before the Company will again be able to sell lands they will ... to pledge their honor that the purchasers will be able to obtain them so soon as they please, and this plan would enable them to do so.

3rd Plan Com... the land orders of the first series

1st by giving another order for an equivalent quantity of land

2nd by giving another order for land part payable in old land orders, and part payable in cash

Thus first declare the boundary of the first and principal settlement. There are three strong reasons in favour of declaring that to be the same boundary understood by the agreement made with Sir George Gipps. First because our friends in England may have adopted it and if they... our not doing so may lead to some confusion. Secondly because it overcomes all difficulty about the lands at Porirua the land within Sir G. Gibbs limit, if taken under his arrangement I consider, is thereby rendered secure. Thirdly because the narrower the boundary the more the Company can offer as in the shape of inducement without it.

It is an essential portion of this view that some boundary, less than all the Company's possessions, be declared forthwith to embrace the "First and Principal Settlement." Having declared this boundary then state, in some public manner, that the Company's agent will allow special surveys of blocks containing 5000 acres or more, without the

boundary of the first and principal settlement, in exchange for land orders, representing an equivalent number of acres.

The Company's agent should only bind himself to this arrangement for say one month. That time would fully prove the feeling on the subject; if it answered the period could be extended. The order in which claims for special surveys might be arranged is: 1st according to the numbers in the lands presented within the first month. Should two or more be equal, they might draw as among themselves or it might be done by a general drawing.

The parties having possessed themselves of orders for special surveys, they might be required to state, in their order, written one week of each other, the places they select. Any party not complying would lose his turn. Instead of drawing for right of choice of special survey, the drawing might be for a specified special survey. Thus, if 10 special surveys were demanded 10 special surveys named by the Company Agent, might be named and drawn for.

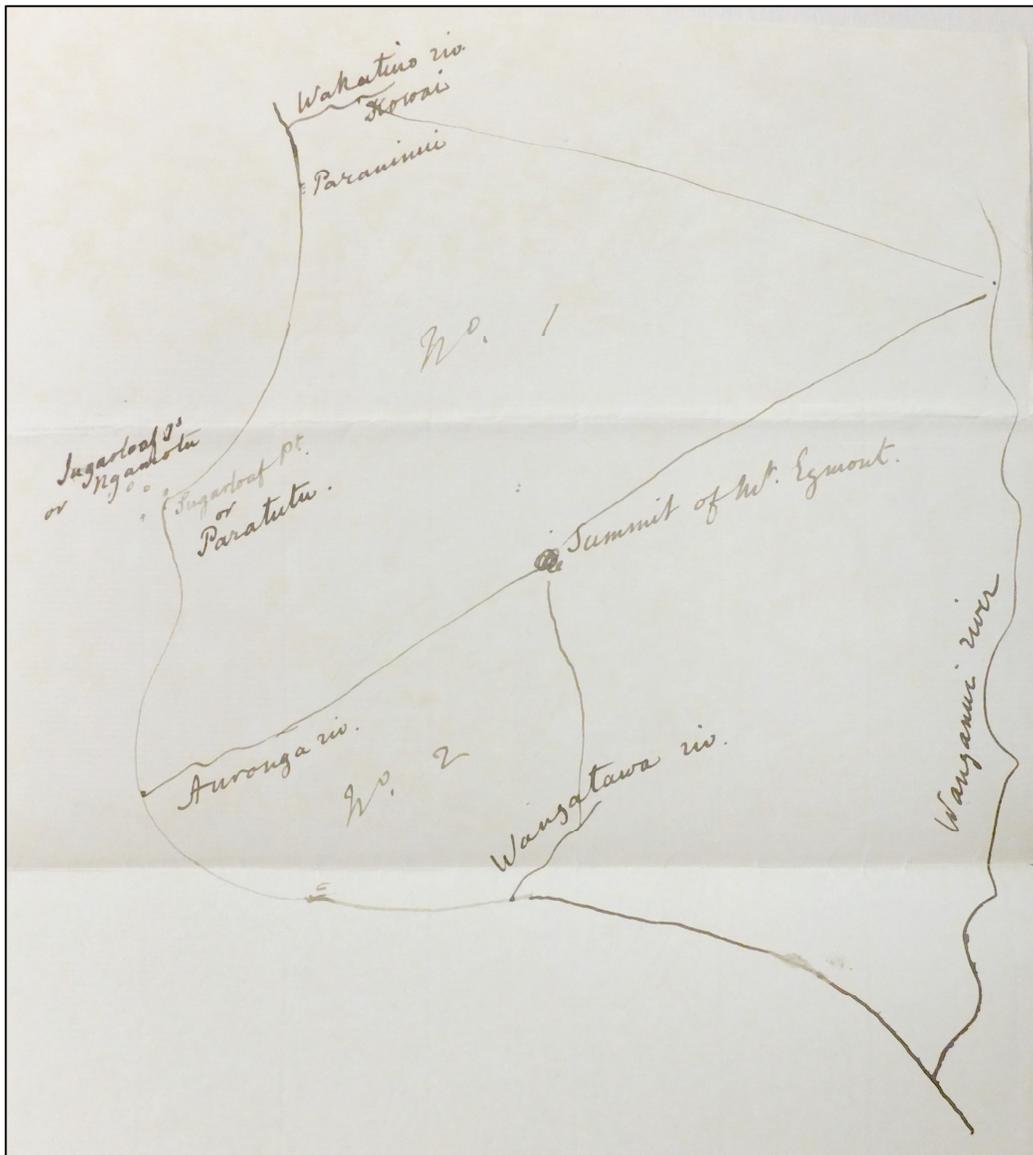
The second plan, commutation in part and part in Cash, the special surveys, would be most advantageous to the Company... state that the Company would grant special surveys of 5000 acres or more upon receiving land orders representing 4000 acres and £1000 cash – another advantage in this is that it would give those present an advantage over those who are absent, and to which they generally feel they are entitled...

[4] Enclosed envelope of papers labelled NZC 131/14 (4)

[1] A sketch of Taranaki showing land blocks No.1 and No.2

No.1 From the mouth of the Wakatino river, (whose embouchure is miles north of the white cliffs called Paraniui) along the sea-shore past Sugarloaf Pt to the mouth of the Auronga river. From Auronga to the summit of Mt Egmont. From the summit of Mt Egmont, by the spots mentioned in the deed, to the banks of the Wanganui river, between two places called Te Po and Te Tangi-tangi. From Te Tangi-tangi, by the places mentioned in the deed, to Kowai on the Wakatino river and down the said river to its mouth.

No.2 From the mouth of the Auronga river, along the sea-coast, to the mouth of the Wangatawa river – from the mouth to the source of the said Wangatawa river – from the source of the Wangatawa river to the summit of Mt Egmont – from the summit of Mt Egmont, along the Southern boundary of No.1 back to the mouth of the Auronga.



[2] Know all men by these Presents that we the undersigned Chiefs of the District of Taranaki and Wanganui in New Zealand have this day sold and parted with all our Rights, Claims, Titles and interests in all the Lands, Islands, Tenements, Woods, Bays, Harbours, Rivers, Streams and Creeks as shall be truly described in this Deed or Instrument unto John Dorset Esquire, in trust for the Governors Directors and Shareholders of the New Zealand Land Company of London, their heirs, administrators, and assigns forever, in consideration of having received as a full and just payment for the same which we the aforesaid Chiefs do hereby acknowledge to have been received by us from the said John Dorset. And in order to prevent any dispute or misunderstanding, and to guarantee more fully unto the said Governors, Directors and Shareholders of the New Zealand Land Company of London, their heirs, administrators & assigns forever, true and undisputed possession of the said Lands &c we the said Chiefs as Undersigned do hereby, for ourselves, our families, tribes and successors forever, agree and bind ourselves to the Description following, which constitutes the Boundaries of the aforesaid Lands &c now sold by us to the said John Dorset, this day of... in the year of our Lord one thousand eight hundred and forty; that is to say...

Description (in pencil and difficult to read in places – and several names are missed)

Wakatino River, Te Kowwow, Otau, Tongaporoto, Kati Katiake, Te Oro, Parani nui, Buka Arawa, Parairoa, Otumatua, Wakarewa, Otapopa, Mimi, Alapana, Udenui river, Te Pianga, Onoero, Waiiau, Te Tanawa, Turangi, Waitera Rio, Waiorua, Waiongana, Te Rewatap, Bukatap, Pohiu, Waita, Mangate, Matakitaki, Reka lagoon, Kawakaio river, Bukaweka, Tehenui river, Uatoki river, Kawarua, Te Arawata, Pukatute, Waitap, Otake, Mataipu, Araka... Ongi ongi, Te Tutu, Kimi Kotahi, Te Kutu, Paparua, Paratutu, Wahine Taranaki, Mataora, Motu o te matea, Arakawe, Aha.. Waireka, Omata, Te Wairede, Opo, Otete, Tapuwairuru, Kakiorangi, Omuria, Uakura, Wakau, Wairau, Waimoka, Otuporo, Te Wai., Oau, Oraukiwa, Auronga || Timaru, Aipapaka, Terai, Pukatap, Maunatahi, Waihoeru, Pito one, Tateraimaka, Katikara, Witikao, Waikoko, Parawaha, Kaipipi, Monukawa, Te Mahei... Waiheruniu, Turirau, Te Kaparui, Taraki

Patua, Teringa, Powaka, Te Kiri, Powakai, Taranaki Summit, Taunatutawa, Piriakahupa, Wakahuierangi, Ratapiko, Pukerimu, Mangatuku, Wakaikatoa, Makapu, Wangaihu, Motangiha, Te Kopua, Te Waititanga, Wangamomono, Makuri, Te Po, Wanganui River, Te Tungitangi, Mangohewa, Paringa, Rikekura, Onairo river, Te Tuahi, Kaipikari, Wakamahuki, Tupari, Pukewaha, Maru, Udenui river, Puketerata, Mimi river, Rangiorapaki, Waitaowia, Te Pokuru, Papatiki river, Turangarua, Komanu, Pukekao, Te Aweru, Waikaramuramu river, Wai Pikao river, Paraniniu, Timanuka, Wanga, Kowai

And we the aforesaid Chiefs do hereby acknowledge for ourselves, our families, tribes and successors forever, to have this day received a full and just payment for the said lands and he the said John Dorset is to have and to hold the said lands &c, in trust for the Governors, Directors &c as and for their own proper goods and chattels, and to and for their own proper use and uses, henceforth and forever. And we the aforesaid Chiefs for ourselves, our families, tribes and successors forever do hereby covenant promise and agree to and with the said John Dorset in manner following, that is to say:- That all the said lands &c and every part thereof are and so forever shall be, remain and continue unto the said Governors, Directors and Shareholders &c free and clear, and freely and clearly acquitted discharged and exonerated of all... and former Gifts, Claims, Grants, Bargains, Sales and Incumbrances whatsoever, from henceforth and forever. And the said John Dorset, on the behalf of the said Governors &c does hereby covenant promise and agree to and with the said Chiefs in manner following, that is to say:- That a portion of the land ceded by them to one tenth will be reserved by the said Governors &c and held in trust by them for the future benefit of the said Chiefs, their families, tribes and successors forever...

[5] Memo re Nelson with a note saying “the handwriting seems to be that of George Clark Jnr”.

There are four different parties who laid claim to this district – besides Te Rauparaha and the natives of Kapiti – The Makapuaka about 90 individuals – Motueka 200 – Taitapu 200 and another (number not known). Most have received presents from the late Captain Wakefield and there is no doubt that they took them. As compensation for their claims in the district, there are however a great number who have not received anything – the only misunderstanding appears to be about the quantity reserved – though the system of reserves and their proportion was explained to some definitely – many of the others were not only told that the land would be divided between the Europeans and natives they however state positively that they made a special stipulation for the whole of the wood Te Matu – besides their Pa... not being near the Tentatiu natives... many of them have received presents as payment for land but in what proportion I do not know – they all acknowledge that Te Rauparaha had a joint right to the land with them but do not acknowledge his right to dispose of the land without their consent... The Motueka natives complain very much about the...

[6] Printed notice issued in English and Maori by M. Richmond, Superintendent Southern Division, New Zealand dated 31 March 1845. “Friends, You have doubtless heard that Hone Heki has again transgressed the law, again defied the authority of the Governor, and that an engagement has taken place at Kororareka, in which many Natives and some Europeans have been killed...”

[7] Watanui, Horowenua – Meurant’s translation

[8] Instructions for Mr C. M. Cohen on behalf of Mr W. Brodie

[12] Take Arnurry, or one of his chiefs over from Chatham Island to Port Nicholson and get him to show you his boundary there. Get the Captain of the ‘Hope’ to go with you at the time, and he can take a drawing of the Bay of Port Nicholson. Do not let anyone know what you are about when at Port Nicholson.

[13] List of Subscribers – 1 copy each – 9 copies
 His Excellency Captain Hobson R.N., Bay of Islands
 His Excellency John Hutt Esq., Western Australia
 General Sir Maurice O’Connell, Sydney
 Messrs Willis & Co., Sydney, Launceston and Hobart Town
 Messrs Becher & Chapman, Calcutta
 Messrs Verner & Co., Cape Town
 Alexander McGregor Esq., Bay of Islands
 Felix Wakefield Esq., Launceston, Port Philip

The Secretary of the New Zealand Land Company, London

[14] Listing of people for the Preliminary Expedition – includes surveyors, improvers – mentions the ships ‘Arrow’, ‘Arab’ and ‘Mandarin’

[15] I hereby certify that Henry Brown and Mary Bell were this day joined in Holy Matrimony – barque ‘Katherine Stewart Forbes’, at sea, 1st April 1841 – Hobbs, Master. Witnesses: Joseph Abbott, surgeon; John Keernot, chief officer; F. V. Martin, passenger; Barker Jorkinsen, passenger; John Buttlesworth, 2nd officer

[16] Petition of John Knowles

Appointed on the 17th February on the motion of Mr Duncan. Members Messrs McManaway, Hart, Revans, Rennall and the mover. John Knowles examined:

By the Chair: I was first engaged at 30s per week and ultimately at £100 per annum. As to notice customary be given before dismissal – it differs, but generally speaking three months notice is necessary – my notice for dismissal was only 2 or 3 days previous to the 30th November on which day I received a written notice from Mr Wakefield (Letter put in and read)

By Mr Duncan: I was originally employed by Mr Wakefield

By Mr McManaway: I was not engaged by the year but during good service – when discharged I was not paid in money but by an order on the Storekeeper. I never received any assistance towards my passage to England but on my arrival in England I was engaged in the Company's service at the same rate as here but afterwards received an increase.

By Mr Duncan: Mr Jollie was engaged by the Company's agent here and not at home. I am quite certain of the truth of this statement. No one else here is in the same position as myself. Mr Abbott who died at Otago was dismissed in the same manner as myself.

By Mr McMannaway: The highest salary I ever received was £160 per annum and at the time I was discharged here I was receiving £100 per annum.

[19] Wellington 13 Feb 1843

I, Francis Brady, Gentleman of Wellington being the Landlord of the Ground on which the Buildings belonging to the members of the Wakefield Club situate on Lambton Quay in the Borough of Wellington hereby consent to permit the members of the said Club to remove the whole of the said Buildings from off the said Ground the members at the same time consenting to pay me Rent up to the twentieth day of May next and the agreement between the said members and myself to be cancelled from this date. The buildings to be removed in 16 days from this date. Signed by Francis Brady and Henry St Hill

[29] Plan of the City of Wellington 1841

[30] Report of Survey on Chief Agent's House 08 May 1847

[31] Statement of the Cash and Expenses of the Principal Agent's House, Outbuildings, Fence &c
