

A guide to historic heritage identification

Quality for Life



greater WELLINGTON
REGIONAL COUNCIL



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Cover photos

Top: AMP Society Building, Customhouse Quay, Wellington; Bottom (l-r): Cone Hut, Tararua; Papawai Marae, Greytown; Cape Palliser Lighthouse; Brancepath Station near Masterton.

1. Historic heritage

1.1 About this user guide

This user guide aims to help people understand the different types of historic heritage values associated with places, sites and areas. The guide contains criteria for assessing historic heritage values and the significance of places in a regionally consistent way and in a common language that everyone can understand and use. The criteria are designed to be used by local authorities, community groups and others to evaluate the significance of historic heritage places, sites and areas.

1.2 What is historic heritage?

The Resource Management Act 1991 and the proposed Regional Policy Statement define historic heritage as the natural and physical resources that contribute to an understanding and appreciation of New Zealand's history and cultures, deriving from any of the following qualities:

- Archaeological
- Architectural
- Cultural
- Historic
- Scientific
- Technological

Historic heritage includes:

- Historic sites, structures, places, and areas; and
- Archaeological sites; and
- Sites of significance to Māori, including wahi tapu; and
- Surroundings associated with the natural and physical resources

1.3 Why is historic heritage important?

Historic heritage provides a connection to those who lived before us. It helps us define who we are and contributes to our sense of place. Once destroyed, it cannot be replaced. Our history is found in both the tangible physical remains and in the intangible values associated with our ancestors.

1.4 How do I identify historic heritage?

To identify historic heritage, it is important to have a full and accurate understanding of a place's history, and to evaluate all aspects of its significance. The criteria help ensure that nothing is overlooked.

2. Regional Policy Statement – Policy 20

The proposed Regional Policy Statement identified as an issue the loss of heritage values as a result of inappropriate modification, use and destruction of historic heritage. This loss sometimes occurs due to a lack of understanding of historic heritage values. Policy 20 requires district and regional plans to identify places, sites and areas with significant historic heritage values. The policy includes criteria to ensure all aspects of historic heritage are considered. A place, site or area must fit at least one of the criteria in order to have significant historic heritage values, but does not need to have significance in each of the different categories.

The identification criteria should be used when determining what places to include in a district or regional plan. They should be used by resource consent and notice of requirement applicants if historic heritage values are suspected in a project area. The criteria can also be used when considering plan changes. Historic heritage values are not always immediately apparent, particularly for archaeological sites. Lack of inclusion in a district or regional plan is not a definitive indicator that there are no historic heritage values present. Knowledge about what historic heritage values a place has can assist in determining the impacts that activities, such as subdivision or development, may have on those values.

Policy 20: Identifying places, sites and areas with significant historic heritage values – district and regional plans

District and regional plans shall identify places, sites and areas with significant historic heritage values that contribute to an understanding and appreciation of history and culture under one or more of the following criteria:

- (a) Historic values: these relate to the history of a place and how it demonstrates important historical themes, events, people or experiences.
 - (i) Themes: the place is associated with important themes in history or patterns of development.
 - (ii) Events: the place has an association with an important event or events in local, regional or national history
 - (iii) People: the place is associated with the life or works of an individual, group or organisation that has made a significant contribution to the district, region or nation.
 - (iv) Social: the place is associated with everyday experiences from the past and contributes to our understanding of the culture and life of the district, region or nation.
- (b) Physical values: these values relate to the physical evidence present.
 - (i) Archaeological: there is potential for archaeological investigation to contribute new or important information about the human history of the district, region or nation.
 - (ii) Architectural: the place is notable for its style, design, form, scale, materials, ornamentation, period, craftsmanship or other architectural values.
 - (iii) Technological: the place provides evidence of the history of technological development or demonstrates innovation or important methods of construction or design.
 - (iv) Integrity: the significant physical values of the place have been largely unmodified.
 - (v) Age: the place is particularly old in the context of human occupation of the Wellington region.
 - (vi) Group or townscape values: the place is strongly associated with other natural or cultural features in the landscape or townscape, and/or contributes to the heritage values of a wider townscape or landscape setting, and/or it is a landmark.
- (c) Social values: these values relate to the meanings that a place has for a particular community or communities.
 - (i) Sentiment: the place has strong or special associations with a particular cultural group or community for spiritual, political, social, religious, ethnic, national, symbolic or commemorative reasons.
 - (ii) Recognition: the place is held in high public esteem for its historic heritage values, or its contribution to the sense of identity of a community, to the extent that if it was damaged or destroyed it would cause a sense of loss.
- (d) Tangata whenua values: the place is sacred or important to Māori for spiritual, cultural or historical reasons.
- (e) Surroundings: the setting or context of the place contributes to an appreciation and understanding of its character, history and/or development.
- (f) Rarity: the place is unique or rare within the district or region.
- (g) Representativeness: the place is a good example of its type or era.

3. Using the criteria

The following sections explain and illustrate each criterion of policy 20. A place, site or area should be assessed against all the criteria, but only needs to have historic heritage values in one of the criteria in order to be considered significant.

3.1 Historic values

These relate to the history of a place and how it demonstrates important historical themes, events, people or experiences.

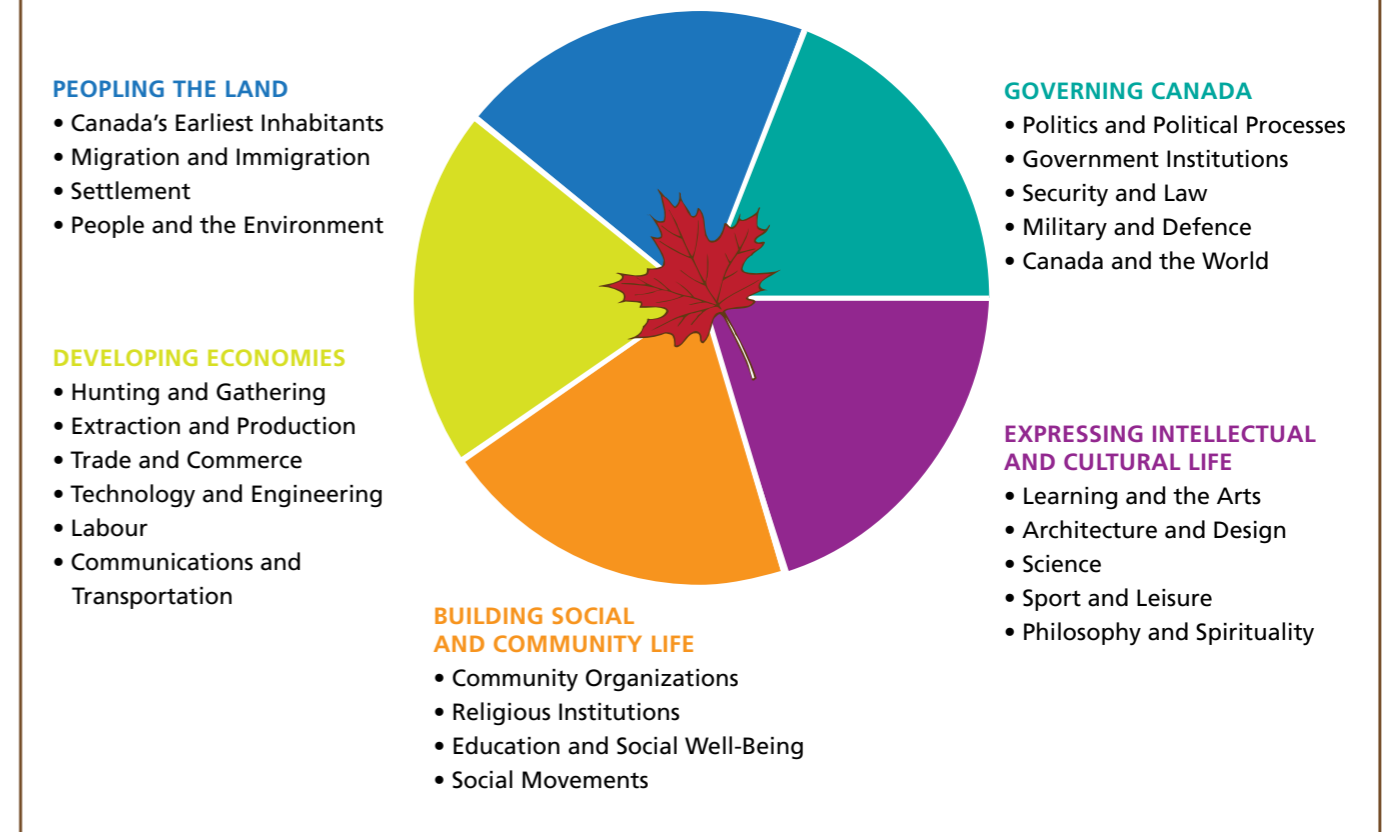
An assessment of historic heritage values should include a well-documented history of a place. History includes not just the construction of a place, but its use over time. Primary sources, such as historic letters or government records, are more reliable than secondary sources, like contemporary books. However, modern books can be useful in helping to understand context, and if properly referenced, can be an excellent way to locate primary source material. The stories about a place can be just as important as the place itself.

3.1.1 Themes

The place is associated with an important event or events in local, regional or national history.

- What theme or themes in history is the place associated with?

FIGURE TWO - NATIONAL HISTORIC SITES OF CANADA THEMATIC FRAMEWORK



Source: Parks Canada

It is important to consider how a place fits into the wider context of local, regional and/or national history. Though New Zealand has not adopted a national thematic framework, this diagram from Canada shows what one looks like. Knowing the main themes of history can be helpful in grouping similar places together, widening understanding of history and identifying those themes that are under- or over-represented.



The Austrian State Houses in Titahi Bay, Porirua, illustrate suburban development of a particular era. Designed in New Zealand, they were built by Austrian tradesmen from materials pre-cut in Austria to address the housing shortage in the 1950s.



Built in 1927, the **Former 2YA Transmitter Building** was New Zealand's first major radio transmitter. The building is associated with the historic themes of communications and technology, and is still in use as a radio transmitter.

3.1.2 Events

The place has an association with an important event or events in local, regional or national history.

- Was the place the site or location of a significant historic event?



Papawai Marae, near Greytown, was the centre of Kotahitanga, the Māori parliament movement. Sessions in 1897 and 1898 passed resolutions to end Māori land sales.



In the 1840s, tensions were growing between pākehā settlers and Māori, who had been evicted from their land in the Hutt Valley. Governor Grey was planning to take Ngāti Toa's land, and his soldiers attacked Te Rangihaeata and his people at **Battle Hill**. After a week, Ngāti Toa fled north and conceded to crown demands for their land.

3.1.3 People

The place is associated with the life or works of an individual, group or organisation that has made a significant contribution to the district, region or nation.

- Does the place have a connection with a person, persons, group or organisation? What is the nature of that connection?

It is important to consider how significant a connection is, not just that there is a connection. For instance, the place where a composer wrote his music would have a more significant association with the composer than the house he was born in.



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Wallaceville Animal Research Station became the diagnostic and research centre for animal health in New Zealand after its construction in 1904. It was built for the Department of Agriculture, which was formed in 1892.



Nash House was the de facto electorate office for Sir Walter Nash, who was Hutt MP 1929 to 1968, Leader of the Labour Party 1950 to 1963 and Prime Minister 1957 to 1960.

3.1.4 Social

The place is associated with everyday experiences from the past and contributes to our understanding of the culture and life of the district, region or nation.

- What does the place tell us about our social history?



Daisy Hill Farm House was home to Robert Bould, the first sheep farmer in the Johnsonville area in 1853. The site now appears to be just another typical suburban section.



There was rapid expansion of suburban development in the Hutt Valley throughout the 1920s and 1930s. The **Lower Hutt Post Office** opened in 1943, around the time Lower Hutt became a city.

3.2 Physical values

These values relate to the physical evidence present.

Physical values include archaeological, architectural, technological, integrity and age. A physical description is an important part of an assessment of historic heritage values in part because it clarifies what is being assessed. How it was constructed, used and altered can all be part of its physical values. A physical description should highlight those attributes with high physical heritage values so that those values can be retained should any change be proposed to the site.

3.2.1 Archaeological

There is potential for archaeological investigation to contribute new or important information about the human history of the district, region or nation.

- Is it likely that archaeological remains are present on the site?

It can be challenging to identify archaeological values, because sites are usually underground and there is not always visible evidence at the surface. However, there are ways of knowing where sites are likely to be found. The New Zealand Archaeological Association maintains the Site Recording Scheme for all known archaeological sites in New Zealand. In recent years, they updated their site record information with a GPS device to ensure the location is correct. The area extent of these sites can vary widely. A concentration of known sites can be an indication that further unidentified sites may exist in the area. An absence of any sites can be an indicator that an area has never been surveyed. The surest way to determine whether or not archaeological remains are present is to engage a qualified professional archaeologist. An archaeologist can help you avoid damaging archaeological sites.



Kevin Jones, Crown Copyright, Department of Conservation, 1998

Waikekeno is a well preserved archaeological complex, including papa kāinga, gardens and pā. The garden system has high archaeological values as the size of the walls and mounds are rare. No systematic archaeological investigation has occurred here, so there is immense potential for information.



Te Pa o Kapo is a Ngāti Ira pa abandoned around 1820.

3.2.2 Architectural

The place is notable for its style, design, form, scale, materials, ornamentation, period, craftsmanship or other architectural values.

- What is the architectural style? Is there anything unique about the way it is made or the materials it is made from? Is it a remarkable design achievement?



The Otaki Railway Station is an excellent example of a Type-B station, which has largely been unmodified. It was designed by George Troup, a chief architect of New Zealand Railways, who also designed Dunedin Railway Station.



Massey House was the first curtain-walled high rise office building in New Zealand when it was completed in 1957. A **curtain wall** is an outer covering of a building in which the outer walls are non-structural, but merely keep out the weather. It is an important example of Modernist architecture.

3.2.3 Technological

The place provides evidence of the history of technological development or demonstrates innovation or important methods of construction or design.

- Does the place show scientific or technological achievement?



There were many shipwrecks off the south Wairarapa coast before **Cape Palliser Lighthouse** was first lit in 1897. The lighthouse was accessed by a dirt track until steps were built in 1912.



Constructed in 1876 as part of the Rimutaka Incline rail link (and largely rebuilt after a fire in 1910), the 24 metre-long **Pakuratahi Howe Truss Bridge** has very strong regional and national historical value in that it was part of the first rail link between Wellington and the Wairarapa, remaining in active rail use until the closing of the line in 1955. Few of these remain in New Zealand.

3.2.4 Integrity

The significant physical values of the place have been largely unmodified.

- How intact is the place? Has the place undergone change since its establishment?
Alterations can have significance in their own right.



Designed by government architect John Campbell and constructed in 1908, the **Public Trust Building** is subject to a heritage order. Any changes to the building require approval from the New Zealand Historic Places Trust.



Upper Hutt Blockhouse was erected in 1860 in response to local fears that the Taranaki land wars would escalate. The building was occupied by a small militia that vacated it in 1861 because no attack eventuated. The land was put into reserve in 1916, and was one of the first buildings in New Zealand to have statutory protection due to its heritage values.

3.2.5 Age

The place is particularly old in the context of human occupation of the Wellington region.

- How old is the place?

Age can be an indicator of heritage significance, but a place does not need to be old in order to have heritage values.



Thistle Inn was established in 1840 and remains on its original site. Before the big earthquake of 1855, the site was on the shoreline. The original building burned down in July 1866, and by December of that same year a new building was constructed.



Taylor Stace Cottage was constructed in 1847 for William and Anne Taylor, and later sold to Alfred Stace. It is one of the oldest surviving residences in the Wellington region.

3.2.6 Group or townscape values

The place is strongly associated with other natural or cultural features in the landscape or townscape, and/or contributes to the heritage values of a wider townscape or landscape setting, and/or it is a landmark.

- If the place was lost, what effect would this have on the group or townscape? Does the place make a significant contribution to the group or townscape?

The place has significance based on its prominence, visibility or association with a particular landscape. Where there is a concentration of similar places, heritage values can derive from the associations between places.



St Gerard's Church and Monastery together form one of Wellington's most distinctive landmarks. They are crucial to the townscape of Oriental Bay and Mount Victoria.



Tarikaka Street Railway Houses are a collection of nearly identical houses. The pre-fabricated houses were cut at the Frankton factory in Hamilton, and built by the Railways Department in the 1920s for employees.

3.3 Social values

These values relate to the meanings that a place has for a particular community or communities.

3.3.1 Sentiment

The place has strong or special associations with a particular cultural group or community for spiritual, political, social, religious, ethnic, national, symbolic or commemorative reasons.

- Does the place have particular importance for a group or groups of people?



ANZAC Hall is a symbol of the patriotism dominating small towns during World War I. There was a large military camp in Featherston in 1916, and this hall was built by locals as a social hall for soldiers. It held weekly balls, there were reading and writing rooms, billiard tables, a supper room and refreshment bar.

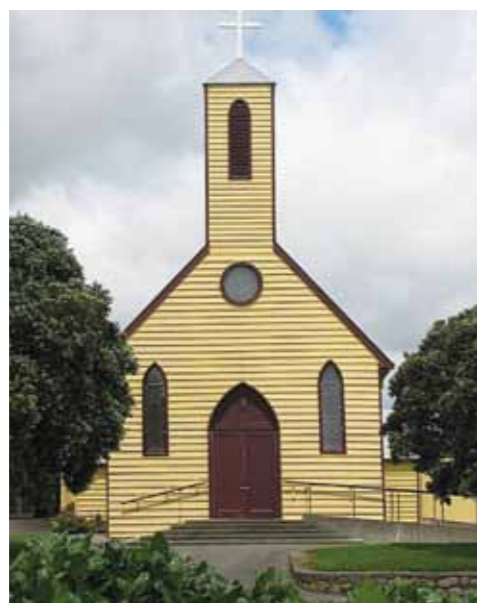


Photo courtesy of Tom Law

St Mary's Church Otaki, built in 1858-59, is the oldest Catholic Church in New Zealand still in use.

3.3.2 Recognition

The place is held in high public esteem for its historic heritage values, or for its contribution to the sense of identity of a community, to the extent that if it was damaged or destroyed it would cause a sense of loss.

- Is the place well known in the community? Would it be missed if it was lost?



Wellington Town Hall was intended to be demolished after completion of the Michael Fowler Centre in 1983, however, the local branch of the New Zealand Historic Places Trust convinced the city council to retain it. It is still in frequent use for functions, and forms part of Civic Square.



Gear Homestead is owned by Porirua City Council, which opened the building for public use in 1983. It serves as a functions venue and is important to the Porirua community.

3.4 Tangata whenua values

The place is sacred or important to Māori for spiritual, cultural or historical reasons.

- Have iwi, hapū, marae or whānau indicated this place is important to them?

Only mana whenua can identify Māori sites of significance. Information and advice about consultation with iwi can be found on Greater Wellington's website.



Tapu Te Ranga was a pa site and place of refuge for Ngāti Ira before they fled to Mana Island in 1827.



The legend of **Ngā Rā a Kupe** is that Kupe and Ngake stopped at Palliser Bay to rest and got into a discussion over who could build a canoe sail faster. Kupe finished his just after midnight, while Ngake didn't finish until dawn. The sails were hung against the cliffs, and these sails made the rock formations (pictured above) visible today.

3.5 Surroundings

The setting or context of the place contributes to an appreciation and understanding of its character, history and/or development.

- What is the setting of the place? What are its boundaries?

Any assessment of heritage values should consider the setting of a place, and identify the extent of its surroundings and whether or not the setting contributes to or detracts from its heritage significance. When considering the surroundings of a building, for example, consider outbuildings, gardens and other features associated with it.



Clyde Quay Boat Harbour was the only marina in the inner Wellington harbour for many years. The surroundings, including the collection of boat sheds, Mount Victoria, Oriental Bay and Freyberg Pool, contributes to the significance of the harbour.



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At **Brancepeth Station**, the survival of 29 Victorian outbuildings makes it a very unique place.

3.6 Rarity

The place is unique or rare within the district or region.

- Are there many other places like this?

Any assessment should include analysis of how common the type of site is.



R Nester, Crown Copyright, Department of Conservation 2006

Cone Hut in the Tararua Ranges is one of the best surviving examples of a slab hut in New Zealand. It was built using locally sourced totara split into slabs.



The Solway Railway Station shelter has been in use at Solway since 1880. It was moved across the tracks in 1910, and is the only one of its type in New Zealand still at its original station.

3.7 Representativeness

The place is a good example of its type or era.

- Is the place typical for these types of places? Does the place represent other places that were once common but are now rare?

Rarity and representativeness are sometimes connected in that a place could be rare as one of the few remaining examples of a type of place, but also a good representative of a type of place that was once common.



Stewart Dawsons Corner has been home to Stewart Dawsons Jewellery for more than 100 years. The building is one of the few surviving commercial buildings of its era. Lambton Quay used to be lined with similar buildings.



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Lower Hutt Fire Station is a post-war Modernist design and is constructed in reinforced concrete. The style was used for many buildings in Lower Hutt in the mid-20th century.

4. If you need further advice

1. Historians

Professional historians can assist with researching and writing the history of places. Advice about how to contract a professional historian, as well as a list of available historians, can be found on the Professional Historians' Association of New Zealand / Aotearoa website (www.phanza.org.nz).

2. Archaeologists

Professional archaeologists can advise on archaeological sites, including evaluating archaeological values, determining the boundaries of archaeological sites and how to protect sites from damage. A list of consultant archaeologists can be found on the New Zealand Archaeological Association website (www.nzarchaeology.org).

3. Conservation architects

Conservation architects are specialists in heritage buildings. A list of heritage and conservation architects is available at (www.architecturenz.net).

4. Heritage organisations

Local historical societies and archives have a wealth of information about local places. In addition, the New Zealand Historic Places Trust (www.historic.org.nz) has a range of helpful resources.

5. Local councils

Some councils offer advice and financial assistance for historic heritage. Check with your local council for more information.

References

New Zealand Historic Places Trust
www.historic.org.nz

Wellington City Council
www.wellington.govt.nz/services/heritage

Porirua City Council
www.pcc.govt.nz/About-Porirua/Porirua-s-heritage

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www.maritimenz.govt.nz

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www.doc.govt.nz/conservation/historic

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Sept 2010

All photos are taken by Greater Wellington unless otherwise stated



Water, air, earth and energy – elements in Greater Wellington's logo that combine to create and sustain life. Greater Wellington promotes **Quality for Life** by ensuring our environment is protected while meeting the economic, cultural and social needs of the community

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GW/EP-G-10/167
October 2010

