



# Newsletter

OCTOBER 2015

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## CIVIC TRUST AWARDS 2015

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**Supreme Award, Tait Technology Centre Harewood.**

This year, the Christchurch Civic Trust reached a milestone in its history, having been in existence fifty years and we open our anniversary celebrations with this year's awards. When the annual Awards were inaugurated in 1977, just three projects were acknowledged and over the years since, the number has risen, but has varied. This year, the Trust received sixteen nominations, from which five awards, including one supreme award and five commendations, were selected.

Among the awards and commendations decided are five projects that involve heritage retention and restoration and three that are totally new to the cityscape.

As in 2014, the Trust has been pleased to make awards or commendations in all 4 categories of the award criteria.

The 2015 awards sub-committee are: Vivien Bishop, Lynn Campbell, Joanna Mackenzie, Penny Orme and Neil Roberts (Convenor).

## Category A

*A project that has made a material and beneficial change to the City environment involving either development on a new site, or of an existing site or structure.*

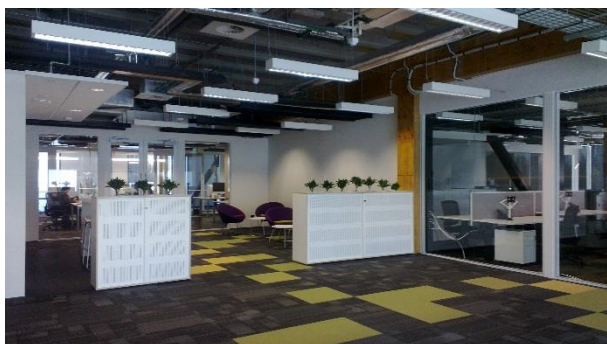
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### SUPREME AWARD

#### Tait Technology Centre

**Citation: The Christchurch Civic Trust recognises the excellence of design functionality, efficiency and sustainability of this commercial building complex.**

Tait Communications was established as a technology business by Sir Angus Tait in 1948 and restructured in 1969 as Tait Electronics. Since that time the company has grown to become a global entity.



**Interior design: Tait Communications Technology Centre**

The new 7000 sq/m Tait Communications technology headquarters, built on the site of a former market garden at Harewood, northwest of Christchurch, has emerged as a tour de force in contemporary corporate architecture. seismically engineered laminated timber technology. Comprising a double storey atrium flanked by a wing to the north-east and another to the northwest, the building maximizes the functionality of both interior

and exterior spaces for those who work there. In addition to office space, there are conference rooms and a café, open to the public, which has been furnished with tables made of recycled timber by Rekindle.

A paramount consideration in the whole building complex design is sustainability, which is something to which Tait Communications has a strong commitment. The heating and cooling of the building, for instance, is ground-sourced, with pumps drawing water from aquifers. A heat exchanger then heats the water that is pumped through beams panels and floors throughout the building. Levels of efficiency have also been maintained for lighting.

Landscaping of the site has been seen as important in the overall design and many native and exotic trees have been planted, as well as garden vegetables.

Presentation of the  
Christchurch Civic Trust  
**AWARDS 2015**

Members are invited to attend the  
Christchurch Civic Trust annual awards  
to be held at

**Knox Church Lounge**

Bealey Avenue

**Tuesday 13 October**

Commencing at 5.30pm

## AWARD

### Duncan Cotterill Plaza

**Citation:** The Christchurch Civic Trust recognises excellence in precinct design incorporating a memorial sculpture that contributes to inner city urban revitalisation.



**Duncan Cotterill Plaza Memorial sculpture**

When the owner of the former BDO House and Spicer building at 148 Victoria St, John Ryder, made the decision to rebuild, he opted for an innovative concept that maximised the potential of the site. This involved conceiving a mixed-use development of office and retail buildings dispersed around an irregular courtyard that has, as its focal point, a public sculpture, commemorative of the 2011 earthquakes.

The task of integrating a complex of buildings, a memorial sculpture and a communal public space, harmoniously within the \$22 million project, although a challenging one, has added a special identity within the architectural redevelopment of the Victoria St business precinct.

The Christchurch artist Graham Bennett was commissioned to make the sculpture and has conceived a work he has titled 'Extant', which has a navigational focus that includes form elements inspired by a mariner's sextant, symbolizing the finding of a way forward.

Several shapes within the form also reference the shapes of the adjacent New Knox church.

The architect of the Duncan Cotterill Plaza is Kerry Mason, with engineering work by Corbel Construction.

## Commendation

### 213 Lichfield St

**Citation:** The Christchurch Civic Trust commends the original character of building design and the contribution to the streetscape of Lichfield St



**Corbel construction building, 213 Lichfield St**

During the past four years, as the rebuild of Christchurch has slowly got under way, many new buildings have emerged of innovative construction and distinctive design. Among them is the new purpose built head office of Corbel Construction (Corbel), at 213 Hereford St, completed in April 2015.

A distinctive feature of the 1100 sq/m building, apart from its functionality, is its unique exterior cladding of perforated, stylized aluminium panels that reference, in design, a 19<sup>th</sup> century map of the city of Christchurch. Internally, this office building maximises natural light on all levels, with the objective of creating the best possible working environment for employees. The building was constructed by Corbel in collaboration with Beca architects and ENGO consulting engineers.



## Category B

*A project that has restored, upgraded or protected a site, building or group of buildings of significant heritage character or conservation value.*

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### AWARD

#### The McDougall House

**Citation:** A project that has restored, upgraded or protected a site, building or group of buildings of significant heritage character or conservation value.



**McDougall House 24 McDougall Ave Merivale**

The McDougall House, originally named 'Fitzroy', was built for Robert McDougall and his wife, Malvina, in 1898. The design of the house was chosen by them from a pattern book of house designs they acquired while travelling in the US in 1897. The house is American Queen Anne Revival in style and was constructed by the England Brothers, with the supervising architect being R.W. England.

The house originally stood on an 8-acre site fronting Papanui Rd, that comprised gardens, orchards and paddocks. In the late 1930s the turret on the west front of the house was removed and the roof remodeled. Further modification were made by the Nurse Maude Association in 1950 and 1993.

The original owner, Robert Ewing McDougall (1860–1942), was born in Melbourne and came to New Zealand with his parents and siblings in 1863. In 1883, he went into partnership with biscuit manufacturer, John Aulsebrook, to form Aulsebrook & Co.



**McDougall House ('Fitzroy') in 1932**

In 1889 McDougall became sole proprietor, after which the business grew substantially and, by 1928, was the largest biscuit and confectionary manufacturer in Australasia. That same year, McDougall, who was arguably Canterbury's biggest philanthropist of the twentieth century, gave £25,000 to build the first public art gallery in Christchurch.

After McDougall's death in 1942, 'Fitzroy' was occupied by his widow, but in 1949 she and her 3 daughters decided to offer the house and remaining land to the Nurse Maude Association. In 1953 it became the Nurse Maude Convalescent Home for Women. Even though McDougall House, as it has been known since being renamed in 1989, was severely damaged in the 2010 and 2011 earthquakes, the Nurse Maude board made a commitment to restore the house in recognition of the generosity of the McDougall family. The total cost of repairs and refurbishment has been \$3.5million and the house is now Nurse Maude's administration headquarters.

## AWARD

### Pomeroy's

294 Kilmore St

**Citation:** The Christchurch Civic Trust recognises the initiative and enterprise in retaining and adapting a building of important heritage character for hospitality and entertainment use and the contribution it makes to the revitalisation of Kilmore St.

Pomeroy's Old Brewery Inn was established more than a decade ago as a hospitality business, in a building that was formerly part of the former prominent Ward Brewery complex. Ward's Brewery was one of the earliest to be set up in Christchurch. Founded by Archer C Croft, it moved, in 1860, to a site bounded by Chester St, Kilmore St and Fitzgerald Avenue. The following year, the brewery was purchased by Hamilton Ward, an early Canterbury colonist and remained in the Ward family until 1881.



**Pomeroy's 294 Kilmore St**

By then the number of brick brewery buildings had grown and spread across the site. The building facing Kilmore St, now occupied by Pomeroy's, was built in 1881, largely to house the large brewery administration offices. After it closed in 1955, many of the brewery buildings in the complex remained intact and were tenanted up until the earthquakes struck. Today, most of the once distinctive block of early industrial heritage buildings have been

destroyed, but the commitment and enterprise of the owners of Pomeroy's have ensured that a vestige of the once-landmark brewery will remain well into the future.

## AWARD

### St Saviour's at Trinity Lyttelton

**Citation:** The Christchurch Civic Trust recognises the initiative in retaining an ecclesiastical building of significant heritage character on an important Lyttelton heritage site.



**St Saviour's at Trinity Winchester St Lyttelton**

Following the 2010 and 2011 earthquakes, the wooden St Saviour's Anglican chapel, a category 2 listed building, was deemed to be uneconomic to repair and was destined for demolition. With the loss of Holy Trinity church Lyttelton, an approach was made to Cathedral Grammar School for the chapel to be returned to the community in Lyttelton. In 2014 it was dismantled into 10 sections and transported from the corner of Park Terrace and Chester St Christchurch, to be relocated on the site of the former Holy Trinity Anglican Church Winchester St Lyttelton.

St Saviour's Chapel was designed by Cyril J. Mountfort (1853 -1920) in 1885 and was built and consecrated the following year for the growing Anglican parish of West Lyttelton. For almost 90 years it was a chapel for both seamen and local parishioners, but in 1975,

## AWARDS AND COMMENDATIONS 2015

with a declining congregation, the West Lyttelton Anglican parishioners decided to merge with Holy Trinity church and gave their chapel to the Christchurch Anglican diocese. As the diocese had little use for the chapel, it was offered to The Cathedral Grammar School for use as its school chapel and provided that function for more than three decades.

This project has not only meant the return of an important ecclesiastical building to Lyttelton, but provided the opportunity to incorporate into the design important salvaged heritage features of stained glass memorial windows and the porch of the former Holy Trinity church.

The dismantling, relocation and reconstruction of St Saviour's Chapel was carried out by Holmes Consulting group and refurbishment design work was by the architectural firm of Warren and Mahoney.

### Commendation

#### St Luke's Chapel, Hereford St

**Citation:** The Christchurch Civic Trust commends the initiative in relocating and restoring an important heritage building for community use.



St Luke's Chapel, Hereford St

For nearly 25 years, the Christchurch City Mission chapel, St Luke's, was almost totally hidden behind more modern buildings at 275 Hereford St. As a result of the 2010-2011 earthquakes and the need to rebuild the City Mission, it was decided to relocate the chapel to the opposite side of the street, refurbish it and give it the visibility it deserves.

The chapel was designed in 1888 by the architect, Joseph.C.Maddison (1850-1923), for the Lower Heathcote Cemetery, later Woolston cemetery.

By 1949, as the chapel had fallen into disrepair and the cemetery was being closed, it was decided to relocate it to Jubilee Hospital Woolston. In 1990, Jubilee Hospital closed and once again the chapel became redundant, was offered to the Christchurch City Mission and subsequently relocated to Hereford St. The refurbishment design work on the chapel is by Wilkie and Bruce Architects, with relocation by Corbel Construction.

### Christchurch Civic Trust

#### 50<sup>TH</sup> ANNIVERSARY

The Trust was formed in May 1965 and held its first Board meeting in May 1966.

A function will be held early in 2016 to mark this milestone in the Trust's history.

All Members will be advised of the time and place of this celebratory event once it has been confirmed



## Commendation

### White House Black, Halswell Rd

**Citation:** The Christchurch Civic Trust commends the initiative and enterprise in retaining and adapting a building of heritage character for hospitality and entertainment use.

The house at 265 Halswell Rd, that is now White House Black, is a survivor from a once thriving totally rural community. Originally the homestead of 'Te Repo', a 100 acre property owned by early settler and dairy farmer, John Miln (1827-1900), it replaced a much earlier structure. Miln arrived in Canterbury in 1848 and was one of 3 farmers in the area by 1850, farming land that at the time was mostly flax swamp. Miln initially built a cob cottage, which he occupied with his growing family. The earliest part of the house



**Te Repo Homestead c 1885**

that is now White House Black, is of indeterminate date, though substantial additions are known to date from 1883, around the time of Miln's marriage to his third wife.

Following Miln's death, the property was occupied by his widow, Catherine Miln, until her death in 1912, then by his sons Robert and George. In 1919, the land of the estate was sold off and the following year, sale of the Te Repo homestead with 5 acres of land followed. In the 1930s, a subsequent owner Arthur E.

Wright substantially remodeled the look of house and even though most windows have been replaced and the house's main entrance has been reoriented, the original form and some original structural features are still visible.



**White House Black, 265 Halswell Rd**

The recent initiative of adaptation for hospitality use by the current owners, who purchased the property in 2013, has ensured that an important Halswell heritage house will survive for some years yet to come, albeit in a slightly different guise to how it began life

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## Category C

*Engineering, environmental, transport and other infrastructure projects that enhance city functions in an efficient, cost effective, safe and environmentally friendly way.*

## Commendation

### Charlesworth Wetland Reserve

**Citation:** The Christchurch Civic Trust commends the vision and community driven enterprise, in promoting the sustainable ecological and recreational environment of an important Canterbury estuary wetland.

The Charlesworth Wetland reserve is 20 hectares in size and has been developed by a team of volunteers under the supervision of the Christchurch City Council ranger staff.

Volunteers keep the reserve weed free, as well as maintaining regular new planting. More



**Charlesworth Wetland Reserve, Ferrymead**

than 100,000 trees, shrubs and salt marsh plant seedlings have already been planted on the reserve. The once neglected site had a rather varied history, that included industrial use, waste disposal and for much of the 20<sup>th</sup> century, it was pasture until in the early 1990s Christchurch City Council began clearing and preparing the land and tidal pools.

In 2005, the reserve was officially opened and ever since, as a result of the hard work and enterprise of many people, has been under the stewardship of the Avon–Heathcote Estuary Ihutai Trust. This tidal wetland is now an important natural habitat for many New Zealand native water bird species, including Kingfisher, Grey Herons, Pied Stilts and others water fowl.

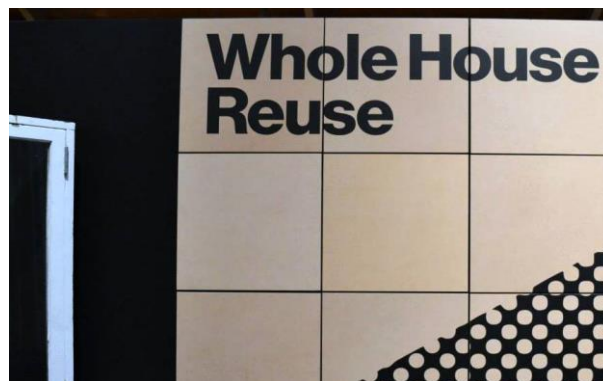
The Reserve has also become an important recreational area for the public and has been laid out with paths and seating places to maximise the enjoyment of users.

## Category D

### Commendation

#### Whole House Reuse Exhibition

**Citation:** The Christchurch Civic Trust commends the enterprise in raising community awareness of the creative possibilities in the reuse of salvaged building materials.



**Whole House Reuse exhibition, Canterbury Museum**

The exhibition, '*Whole House Reuse*', held at Canterbury Museum from 5 June – 23 August, was conceived in collaboration with the enterprise 'Rekindle'. The exhibition involved the display of crafted objects made from the recycled materials of an entire 1920s bungalow. The house was dismantled piece by piece over 2 weeks and 250 artisans in NZ and the rest of the world were then invited to craft salvaged materials into objects that had a completely new form and identity. Among the nearly 400 inventive objects to be crafted were bowls from window glass, musical instruments from framing material and chairs from plaster laths. Other materials were used for jewellery, toys, furniture, games and even forms of domestic cutlery. What was demonstrated in the exhibition was the creative potential of recyclable materials.

The views expressed in this publication are not necessarily those of the Civic Trust



## AWARDS AND COMMENDATIONS 2015