



Newsletter

DECEMBER 2025



From the Chair



Seasons greetings, Nga mihi o te Kirihimete to everyone. It would be fair to say it's been a mixed year for the Trust.

The issue that has preoccupied a lot of time for the Trust Board is the difficulty we have had trying to secure a future for Daresbury House.

Just briefly, the historic Samuel Hurst Seager designed home in Fendalton, built in 1901, has been and is still under threat of demolition by its property developer owner James Milne.

After the Council made the decision on the 2nd December 2024 to reject an earlier, previous Hearings Panel decision back in July 2024, to uphold the Heritage Scheduling of the house, Council then voted to recommend an alternative plan to the Minister to remove the Heritage Listing on the house. This was based on erroneous repair figures by Councillor Sam McDonald. We immediately embarked on a prolonged campaign to overturn the faulty decision and to bring this to the attention of the Minister for RMA Reform Chris Bishop - culminating in a submission by us to a second Independent Hearing Panel meeting in July 2025 to bring into question the validity of this vote.

They were, however, not willing to accept our submission and their ultimate decision was to back up the Council's vote to lift the heritage scheduling.

The Panel's recommendation:

361. Weighing all these factors, our conclusion is very finely balanced but falls marginally in favour of de-scheduling the Daresbury homestead. Considering that, we also see insufficient merit in retaining protection for the setting in the absence of scheduled status for the building. We don't make either recommendation lightly. Whilst knowing that if even adopted that

de-scheduling does not necessarily mean the building will be demolished, or all elements of the setting lost, (160 from what we have learnt through this process), that seems almost an inevitability under the present ownership.

362. In terms of s32AA, in the circumstances of Daresbury, weighing the relevant matters and for the reasons we have described, the Panel is not convinced retaining scheduled heritage status is the most appropriate method for achieving the relevant objective or the Act's purpose.



Daresbury

Following this Panel's recommendation, referral to the Minister for his final decision was not required in the case of Daresbury's heritage and setting listing because the Council subsequently accepted the recommendation of this Panel.

Nevertheless, the Minister has chosen to make an announcement at some point, perhaps before the end of the year. Never say never, and I don't wish to predict anything, but it would seem unlikely this announcement will counter the IHP decision. If this is the case, sadly the demolition of Daresbury House would seem a certainty.

It has been an intense, protracted 18month campaign and naturally Christchurch Civic Trust is bitterly disappointed by the latest developments. It brings into focus the difficulty heritage groups like ours have trying to save historic homes and buildings, when we must struggle with Local and

Central government who continue to demonstrate an unwillingness to give Heritage an equal footing with



Mark Walton

development. Christchurch Civic Trust will however continue to fight for the retention and restoration of heritage here in Canterbury. It's not all about Heritage of course. We applaud new and creative ventures too.

One positive way we do this is to celebrate, acknowledge and reward individuals, groups and organisations whose ideals and values align with our own, at the annual Christchurch Civic Trust Awards. (You can read more about the Awards night and the winners later in the newsletter.) Another interesting and fun event that I'd like to mention was the talk given by Press columnist, Mark Walton, at our last AGM in July. Mark, who pens the well-loved 'Our Kiwi Home' column, gave a very amusing description of life in Christchurch on the day the Canterbury Provincial Council Building was finally opened on 21st November 1865. It was a vivid and humorous snapshot of how Cantabrians lived through the lens of the advertisements on the front page of the Press. A world-renowned Clarinetist, Mark then

concluded his appearance by playing an enchanting piece by J.S. Bach Delightful !

I want to thank all the Board subcommittee Conveners, our Secretaries Judith Knibb and Sandra Shaw as well as Treasurer Lindsay Carswell for their continued hard work.

To them and to you, the wider membership, I thank you for your support of CCT and wish you and your loved ones a very Merry Christmas!

See you in the New Year.

Hamish Gilchrist [Chair]

OPEN CHRISTCHURCH 2026



MEMBERSHIP OFFER

The 6th edition of Open Christchurch, Aotearoa's largest independent architecture festival, will be on 1st to 3rd May, 2026.

You can become a Friend of the festival and help showcase some of Ōtautahi's best architecture and design.

By joining our assembly of architecture aficionados, you get to enjoy perks like early programme preview, advance bookings to bookings-only buildings and more. Membership starts at \$27 and runs from 1 December 2025 until 30 November 2026.

The perfect Christmas gift for the architecture lover in your life. Or you. https://openchch.nz/friends-of-open-christchurch/?mc_cid=f1107b1c42&mc_eid=b5bb200436



CHRISTCHURCH HERITAGE

Christchurch Municipal Tepid Baths.

The first covered swimming baths in the city.



The Municipal Tepid Baths Manchester St

There were a number of unheated swimming baths throughout Christchurch at the beginning of the 20th century, mainly attached to schools but impractical for winter bathing.

Civic pride was at stake - a municipal pool was considered essential for a modern city.

A committee was formed in 1904 to provide feedback to council, and by 1906 the designs had been submitted and the contract awarded.

The cost of the build: £5,500.

The baths were situated in Manchester Street, near the city council's rubbish destructor. The heat generated from this heated the water for the pools which is a fine example of the use of a resource that normally would have gone to waste - something that would be applauded these days and forward thinking when you consider this was in 1908.



The baths consisted of a two-story building with a classical arch entry.

There were twelve plunge pools, six for women and six for men. The main pool was 100 feet long (30.5 m) and 36 feet wide (11 m) with a gallery for spectators overlooking the pool.

The heat from the destructor proved insufficient and in 1923 an electrical heating system was installed and used in conjunction with the destructor.

The baths closed in 1947 and were subsequently demolished.

[Sandra Shaw]



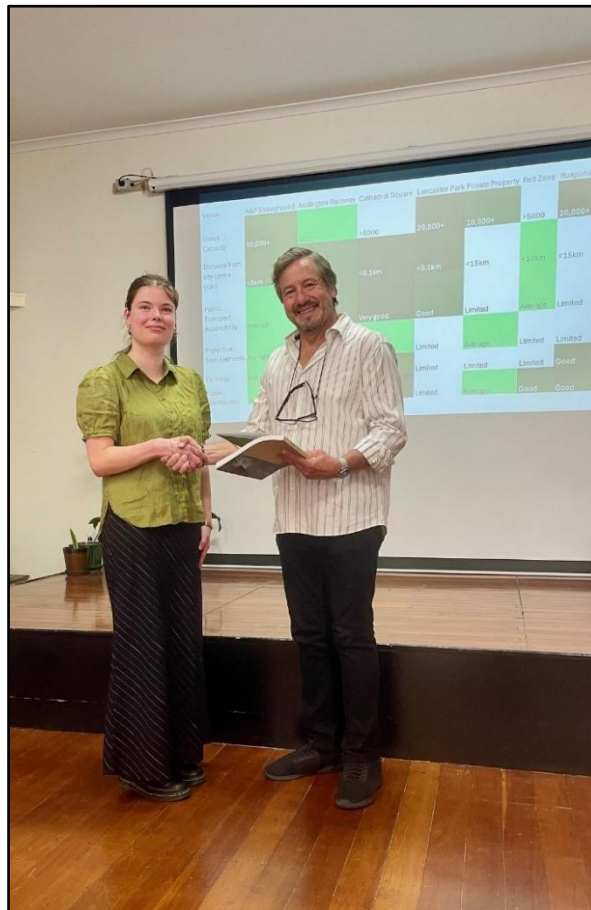
PACE INTERNSHIP PROJECT

On 4 November, Poppy Selby-Page, a University of Canterbury (UC) final-year student, presented the findings of her internship project to Christchurch Civic Trust Board members and invited guests. Her project: *Identification of Potential Sites, of varying capacity, within the Christchurch City Council District, for NEW Christchurch Entertainment Venue(s) as alternative(s) to Hagley Park* had been arranged in conjunction with the Civic Trust partnering with UC's PACE Programme.

As Civic Trust Board supervisor, Professor Emeritus Chris Kissling, commended Poppy and spoke of the value of her research, enthusiastically supported by the Christchurch City Council's Recreation, Sports and Events team.

Anne Dingwall (Convenor of the Civic Trust's Hagley Park and Open Spaces Subcommittee), who had assisted Poppy also, emphasised the 1855 legacy of Hagley Park, "reserved for ever as a public park", and highlighted constraints on the park for hosting large commercial events and the current challenge to identify potential alternative sites. [Anne Dingwall]

Link to CCT PACE Internship Project Report on : <https://christchurchcivictrust.org.nz/wp-content/uploads/2025/12/CCT-PACE-Internship-Project-Final.pdf>



Poppy Selby-Page receiving a gift of thanks from Chair Hamish Gilchrist



AWARDS 2025

The 48th annual Christchurch Civic Trust Awards were held on 25 October.

REPRESENTATIVES WHO ACCEPTED AWARDS



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Those representatives who accepted awards were: (1) **Flore Charbonnier**, for the New Court Theatre (2) **William Fulton, Richard Sell, Phil Roskilley** and **Suzanna Roskilley** (Theosophical Society) for 267 Cambridge Tce (3) **Richard Chambers** (Youth Hub Trust) for the new Youth Hub 109 Salisbury St (4) **Peter Christensen**, and **Midhun Plakkatt Joseph** (Christchurch City Council) for Te Kuru Wetlands Halswell (5) **Alex Brennan** for Qb Studios 235 -237 High St (6) **Donald Couch** and **Mishele Radford** (Rāpaki Rūnanga) for the restoration of Rāpaki heritage church and school with **Hamish Gilchrist** (Chair)

