

**CHRISTCHURCH DISTRICT PLAN – SCHEDULED HERITAGE PLACE
HERITAGE ASSESSMENT – STATEMENT OF SIGNIFICANCE
HERITAGE ITEM NUMBER 1462
*FORMER QUARRY STABLES AND SETTING – 79
BAMFORDS ROAD, ALLANDALE***



PHOTOGRAPH: G WRIGHT MARCH 2023

HISTORICAL AND SOCIAL SIGNIFICANCE

Historical and social values that demonstrate or are associated with: a particular person, group, organisation, institution, event, phase or activity; the continuity and/or change of a phase or activity; social, historical, traditional, economic, political or other patterns.

The Former quarry stables and setting are of historical and social significance as they demonstrate the role that horses played in colonial Canterbury and the types of buildings that were required to house and maintain them. They are also connected with the early history of stone extraction in Canterbury. The stables were built c.mid-19th century, reputedly for draught horses that worked the Burnside Quarries - the two quarries historically on this land holding. Proximity to the developing city of Christchurch meant that during the second half of the 19th century the wider Governors Bay area was able to provide goods such as farm produce, timber and quarried stone to support the growing settlement. One such farm was Burnside, recorded as the home of Paul Nixon Hodgson in the Claims to Vote published in the Press in 1866¹, on which the stables were built.

¹ Press, Claims to Vote, 9 April 1866, page 4.

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The stables are located on what was originally Rural Section 4429, which was purchased from the Crown by Paul Nixon Hodgson on 9 October 1863. Hodgson arrived in Lyttelton in 1851. He owned the land on the seafront at Allandale, RS 232, in trust for his nephew, and extended his land holdings further up the valley to land which included quarriable stone. The Burnside Quarries produced stone that was assessed, along with other local stone, by a local architect C. M. Igglesden and included in an article in the *Lyttelton Times* in 1863. The stone from Mr P Hodgson was described as 'a beautiful tufa, very durable, and resembling from a distance chalk specked with coal-dust'.² Hodgson leased the quarries to brothers William and Samuel Hall, who were stonemasons, recorded as having 'taken Burnside Quarries, Governors Bay' in October 1864³. The head of the bay had a number of good quarries including the Burnside Quarries which was used to extract light sandstone. In 1865 stone from Paul Hodgson's quarry was exhibited by the Hall brothers at the New Zealand Exhibition in Dunedin. It was recorded as being used for the dressings in the Christchurch Town Hall and St John's Anglican Church among other buildings.⁴

An ongoing issue for the area was the lack of infrastructure to transport the stone to Christchurch. Hodgson used to transport goods from Allandale via horses down to the shoreline and from there he shipped it, from a stone jetty he had built, to Lyttelton. It is likely that the stables were built to house the horses that transported the stone from the quarries. Research to date does not confirm a construction date, however they may date from as early as the 1860s.

By 24 July 1882 part of this rural section had been combined with parts of three other rural sections into a new parcel and had been sold to Hugh Urquhart who transferred this combined land parcel to his brother Alexander Urquhart, shepherd of Governors Bay, in October 1882. Alexander Urquhart owned the property until 1911 when he sold it to Thomas Edward Harris, a Gebbies Valley farmer. Harris then sold it to George and Edward Wallis, both farmers of Governors Bay, in 1917. It remained in the Wallis family, passing to George's three children Georgina, John and Joseph, until 1949 when it passed to Myrl Allen. Allen held the property until 1983 when it was transferred to the Living Springs Trust who operate the nearby Living Springs Camp and Conference Centre.

Horses remained an important source of transport into the 20th century on the peninsula so the stable buildings were maintained for ongoing use, although they had fallen into disrepair by the late 20th century. They were restored by the Governors Bay Heritage Trust in 2019.

CULTURAL AND SPIRITUAL SIGNIFICANCE

Cultural and spiritual values that demonstrate or are associated with the distinctive characteristics of a way of life, philosophy, tradition, religion, or other belief, including: the symbolic or commemorative value of the place; significance to Tangata Whenua; and/or associations with an identifiable group and esteemed by this group for its cultural values.

The Former quarry stables have cultural significance as they are associated with a distinctive way of life in the colonial period when horses provided the power required to shift and transport goods, people and stone around the harbour area and beyond.

² *Lyttelton Times* 12 August 1863, Papers Past

³ *Lyttelton Times* 1 October 1864, Papers Past

⁴ *Otago Daily Times*, 23 February 1865, page 5

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ARCHITECTURAL AND AESTHETIC SIGNIFICANCE

Architectural and aesthetic values that demonstrate or are associated with design values, form, scale, colour, texture and material of the place.

The former quarry stables have architectural significance as an example of a mid-19th century stable building which has largely retained its original form, plan, materials, fixtures and fittings. The stables are a simple weatherboard structure with a gabled corrugated iron roof. They are divided into three stalls with the stall nearest the road being the largest with a stone flagged floor. Originally this stall would have been enclosed with a door in the end wall providing access. The stalls were designed for larger draught horses and included a tack room for the associated equipment. The building was restored in 2019 by the Governors Bay Heritage Trust with some material, including weatherboards, being replaced, but where possible the remaining original material was retained.

TECHNOLOGICAL AND CRAFTSMANSHIP SIGNIFICANCE

Technological and craftsmanship values that demonstrate or are associated with: the nature and use of materials, finishes and/or technological or constructional methods which were innovative, or of notable quality for the period.

The Former quarry stables have technological and craftsmanship significance as the building retains original materials, including fittings. These features are evidence of the use of materials and manufacture of fittings associated with a utilitarian building of the mid-19th century. The stone flagging demonstrates a method of constructing a solid, durable floor with the use of local available materials.

CONTEXTUAL SIGNIFICANCE

Contextual values that demonstrate or are associated with: a relationship to the environment (constructed and natural) setting, a group, precinct or streetscape; a degree of consistency in terms of scale, form, materials, texture, colour, style and/or detailing in relationship to the environment (constructed and natural), setting, a group, precinct or streetscape; a physical or visible landmark; a contribution to the character of the environment (constructed and natural) setting, a group, precinct or streetscape.

The Former quarry stables have contextual significance as they contribute to the remaining colonial character of the Governors Bay area. They are visible from Bamfords Road and remain in their original location and have retained their original mid-19th century form and scale. The stables have contextual significance in relation to the nearby Teddington Smithy as visible reminders of the importance of horses and the required colonial infrastructure built to support this. Early stable buildings also remain in Lyttelton and Orton Bradley Park. The setting consists of the immediate area around the stables.

ARCHAEOLOGICAL SIGNIFICANCE

Archaeological or scientific values that demonstrate or are associated with: the potential to provide information through physical or scientific evidence an understanding about social historical, cultural, spiritual, technological or other values of past events, activities, structures or people.

The Former quarry stables and its setting are of archaeological significance because they have the potential to provide archaeological evidence relating to past building construction

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methods and materials, and human activity on the site. Māori settlement of the Whakaraupō-Lyttelton Harbour area means that evidence of early Māori activity may exist on the site.

ASSESSMENT STATEMENT

The Former quarry stables and setting are of overall heritage significance to the Christchurch District, including Banks Peninsula.

The Former quarry stables and setting are of historical and social significance as they demonstrate the role that horses played in colonial Canterbury and the types of buildings that were required to house and maintain them. They have cultural significance as they are associated with a distinctive way of life in the mid-19th century when horses provided the power required to shift and transport goods, people and stone around the harbour area and beyond. The Former quarry stables have architectural significance as an example of a mid-19th century stable building which has largely retained its original form, plan, materials and fixtures. They have technological and craftsmanship significance as the building retains original materials, including fixtures and construction methods. The Former quarry stables have contextual significance as they contribute to the remaining colonial character of the Governors Bay area including the importance of horses, along with the Teddington Smithy. The Former quarry stables and its setting are of archaeological significance because they have the potential to provide archaeological evidence relating to past building construction methods and materials, and human activity on the site. Māori settlement of the Whakaraupō-Lyttelton Harbour area means that evidence of early Māori activity may exist on the site.

REFERENCES:

Jane Robertson *Head of the Harbour A history of Governors Bay, Ōhinetahi, Allandale and Teddington* (2016)

Certificates of Title

Papers Past <https://paperspast.natlib.govt.nz/newspapers>

Press, Claims to Vote, 9 April 1866, page 4.

Lyttelton Times, 12 August 1863, page 2.

Lyttelton Times, 1 October 1864, page 1.

Otago Daily Times, 23 February 1865, page 5.

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PLEASE NOTE THIS ASSESSMENT IS BASED ON INFORMATION AVAILABLE AT THE TIME OF WRITING. DUE TO THE ONGOING NATURE OF HERITAGE RESEARCH, FUTURE REASSESSMENT OF THIS HERITAGE ITEM MAY BE NECESSARY TO REFLECT ANY CHANGES IN KNOWLEDGE AND UNDERSTANDING OF ITS HERITAGE SIGNIFICANCE.

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