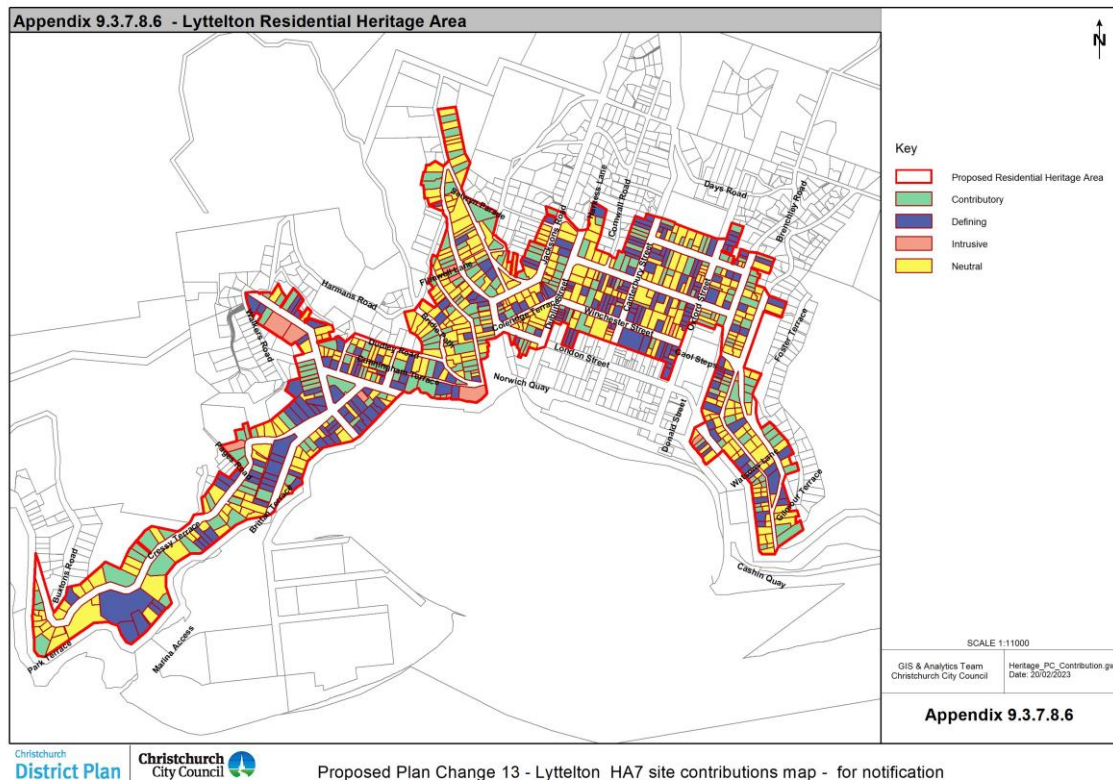


CHRISTCHURCH DISTRICT PLAN

LYTTELTON RESIDENTIAL HERITAGE AREA RECORD FORM

Location



The Lyttelton Residential Heritage Area encompasses the residential environs of the township, largely in accordance with the HNZPT Lyttelton Township Historic Area. The port and commercial town centre is excluded from the area, which extends from Park Terrace in the west to Sumner Road in the east.

Summary of Current Heritage Protection and Recognition

Within the Christchurch District Plan a Wāhi Tapu is recorded at the corner of Norwich Quay and Oxford Street (ID 66) and a Ngā Tūrangā Tūpuna at Ōhinehou (Lyttelton settlement & port, ID 65).

There are a total of 71 individually scheduled items in the Christchurch District Plan located within the RHA, as well as a number located beyond its boundaries.

Heritage New Zealand Pouhere Taonga lists eleven buildings within the heritage area, which is identified as the Lyttelton Township Historic Area (list # 7784): Dalcroy House (list # 7376), Lochranza (3087), former Captain Simeon's house (2014), Islay Cottage (3351), Grubb Cottage (7370), Anglican Church of St Saviour (1929), former warder's house (7533), Lyttelton Gaol site (7353), Lyttelton Police Station (7355), Old Harbour Board offices (1815), and the Lodge of Unanimity No. 3 (7382).

Three notable trees are listed in the Christchurch District Plan: two Pohutukawa (T598 & T1019) and a Saucer Magnolia (T1150).

Christchurch District Plan Zoning

The RHA is variously zoned Industrial General, Commercial Banks Peninsula, Open Space Community Parks, Open Space Metropolitan Facilities, Specific Purpose (Cemetery), Specific Purpose (School), and Residential Banks Peninsula in the Christchurch District Plan.

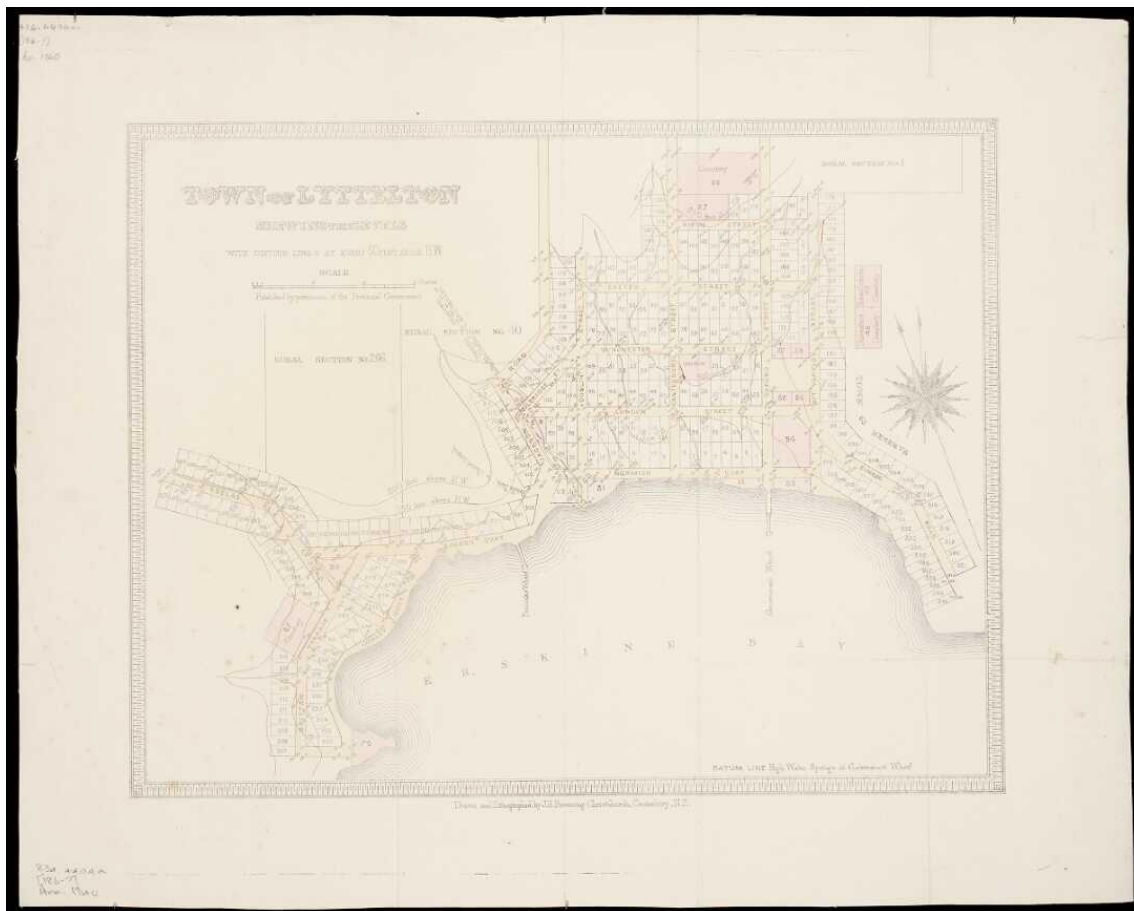
Summary of Heritage Values

This RHA comprises the majority of the residential properties within Lyttelton township, the buildings on some of which date from the early years of greater Christchurch's colonial development. The area embodies historic, architectural, technological and contextual values relating to its harbour location, underlying development pattern and association with the port of Lyttelton.

The area is located on the northern edge of Whakaraupō - Lyttelton Harbour south-east of Christchurch, to which it is linked by roads from Sumner and through the Lyttelton Road Tunnel. Historically, a number of ara (tracks) traversed the Port Hills connecting the harbour to Ōtautahi and the plains; the Heathcote Valley ara became known as the Bridle Path when colonial settlers arrived in Canterbury in the early 1850s.

Lyttelton was the entry point and first place of encampment for immigrants brought to New Zealand by the Canterbury Association. It soon became a busy port and acquired a full complement of commercial, civic and community buildings and amenities. The siting of a gaol close to the town centre created a source of labour for various infrastructure projects, while a major fire in 1870 led to the reconstruction of the business district. Rail, road and shipping links brought people to the town and fostered its working class, maritime identity. A full range of building typologies embodied contemporary architectural styles and construction methods and materials. The use of local volcanic stone for retaining walls is a distinctive feature of the town's residential streetscapes.

Despite the considerable damage caused by the Canterbury earthquakes, the Lyttelton RHA retains its sense of place and historic identity.



Town of Lyttelton, 1867. National Library of NZ, Wellington.

History of Subdivision and Development

Three waves of Māori settlement on Te Pataka o Rakaihautū Banks Peninsula took place before European settlement. The iwi of Waitaha, Ngāti Māmoe and Ngāi Tahu created headland pa and areas of cultivation on the peninsula but were negatively affected by the twin impacts of Te Rauparaha's incursions in the period 1827-31 and the arrival of European settlers in the 1840s. The census of 1842 recorded 40 Māori resident at Lyttelton, east of the kāinga of Rāpaki, some of whom were likely producing and selling food at market whares, on what is now Norwich Quay, in the early colonial period.

With the arrival of the 'First Four Ships' in late 1850, the official British settlement of Canterbury had begun. Lyttelton, which was briefly known as Port Cooper and then Port Victoria, welcomed the new immigrants, most of whom soon moved on to Christchurch or elsewhere on Banks Peninsula. Before the rail tunnel was built by the provincial government in the mid-1860s, people and goods were either shipped round to Sumner or moved by packhorse over the Bridge Path. As thousands of new arrivals passed through the port town, Lyttelton's resident population grew to a peak of just under 4,500 in 1915; in the century since its population has fallen to just over 3,000.



A view of Lyttelton, looking west along Norwich Quay, in c.1912.
1/1-008556-G, Alexander Turnbull Library, Wellington.

'After the arrival of the Canterbury Association settlers in December 1850, Lyttelton continued to grow. The first Anglican church, consecrated in January 1853, had to be dismantled in 1857 because of flaws in its construction. A replacement, in stone, was completed in 1860. The town's first Methodist church, which opened in 1855, was replaced by a larger building in 1861. The Presbyterians built a schoolroom in 1859, then a stone church in 1864. The Roman Catholics followed suit with a stone church in 1865. The town's first substantial stone building, the Union Bank on Norwich Quay, opened in 1858. It was followed by the churches, then stores and warehouses built of stone, from the 1860s on. By the late 1860s Lyttelton had a full complement of churches, lodges and hotels. In the same decade, the newly established Borough Council began forming and metalling the town's roads and paving its footpaths.

Despite its rapid growth in the 1850s, Lyttelton had been surpassed by Christchurch in size by the end of the decade. Through the following years it progressively lost institutions and businesses to Christchurch. Symbolic was the departure of the *Lyttelton Times* in 1863; it kept 'Lyttelton' in its name for many decades, but was published in Christchurch from that year. Of the 'provincial' institutions, only the gaol, which was for many years a dominating presence in the town, remained in Lyttelton. Its hard labour gang undertook street construction work in Lyttelton, including the building of the retaining walls of volcanic rock which became a feature of the town.

The town's growth was checked by the Lyttelton fire of October 1870, which burned through a substantial swathe of the town's centre. Through the following decade the losses from the fire were quickly made good. In the 1870s and early 1880s, the town gained a new post office, school, casualty ward and police station. The Borough or Main School, opened in 1875, was a substantial brick building that remained a landmark in the town for many years. Soon after it was established in 1876, the Harbour Board built its first office building in Lyttelton. In the 1880s a Sailors' Home (1883) and Borough Council Chambers (1887) were added to the town's complement of public buildings. The West Lyttelton School was opened in 1887.

Although its population remained more or less static through the twentieth century, in the 1960s and 1970s there was noticeable development in the town. The Harbour Board's new office building was the town's first high-rise office block. A supermarket opened in 1968, and a new bank and modern post office were built. The influence of Norman Kirk, who was M.P. for Lyttelton from 1957 until 1969 and became Prime Minister in 1972, has been seen in these developments.

In the later twentieth century, Lyttelton's population declined, but less than might have been expected from the changes in employment in the port and on the railways and the ease of commuting from Christchurch through the road tunnel because a trend towards 'gentrification' saw young professionals buying and renovating the town's 'character' older dwellings. The improvement of a number of older dwellings to an extent modified the town's 'scruffy' port appearance, a change regretted by some.

The 'gentrification' of Lyttelton in the later twentieth century was also evident in the townscape improvements of the 1990s. In 1992 an upgrade of London Street (the town's main shopping street) saw cobblestones and lamp standards installed.

The most significant new building of the later twentieth century was the Harbour Board's new offices, which became the headquarters of the Banks Peninsula District Council. The town otherwise, at the end of the twentieth century, had a largely unaltered building stock from that of the early 1970s, following the building of the new post office and some other new buildings of similar scale.

The two tunnels – the rail tunnel of 1867 and the road tunnel of 1964 – had a greater impact on Lyttelton's social character than on its layout and appearance as a town, although with the opening of the rail tunnel an extensive rail yard developed on reclaimed land (built up in part using spoil from the tunnel) between the town itself and the wharves of the inner harbour. The clearance, in the later twentieth century, of most of the buildings on the harbour side of Norwich Quay opened the town visually to the port just at the time public access to the wharves and waterfront was curtailed.¹

A number of notable town centre buildings were demolished as a result of the damage caused by the Canterbury earthquakes of 2010/2011; reconstruction is still underway in the town.



Former Kilwinning Lodge, Canterbury Street, under repair. Dr A McEwan, July 2021.

¹ J Wilson 'Contextual Historical Overview of Banks Peninsula', pp. 85-87.

Historic Names and Uses

Lyttelton was named after the chairman of the Canterbury Association, the Rt Hon George Lyttelton (1817-76), Baron of Lyttelton and Westcote. As the first named colonial settlement in greater Christchurch, the town is said to have gained the 'higher class' names associated with the Anglican bishoprics of England and Ireland; among them Norwich, London, Winchester, Exeter, Dublin, Canterbury and Oxford.² Other roads and streets were named for ships that brought the first wave of immigrants (Cressy and Randolph), or after early landowners (Maria and Joseph Somes) and notable figures in the town's development (Sir John and Charles Simeon).

Distinctive Physical Characteristics

- The town occupies the southern flank of the Port Hills on the northern edge of Lyttelton Harbour. Reclamations have created the port area; roads within the town are laid out either on a colonial grid pattern or according to the hilly terrain.
- The commercial centre of the town is centrally located within the RHA and is concentrated on Norwich Quay, London Street and the adjacent cross-streets.
- A variety of house styles are present dating from the mid-19th to the early 21st century. Lot sizes are generally dictated by the colonial survey plan of the town and the topography of the locale.
- Timber buildings predominate for residential buildings; a small number of masonry buildings are notable survivors of the Canterbury earthquakes.
- The topography of the township offers residents and visitors expansive views to the south, east and west across Lyttelton Harbour and towards Banks Peninsula.
- The use of volcanic rock for retaining walls on the road frontage of residential properties is a distinctive and characteristic use of a local building material.

The Significance of the Area to the Heritage of Christchurch

The historic heritage significance of this area lies in its **historical and social** value as part of a Māori cultural landscape centred on Whakaraupō - Lyttelton Harbour and for its association with the settlement and maritime history of Canterbury. **Cultural** values are associated with the way of life of the area's former workers, visitors and residents and the esteem in which the town is held by its community. Despite the impact of the Canterbury earthquakes, a diversity of architectural styles and typologies contributes to the area's **architectural and aesthetic** values. The **craftsmanship** value of the buildings is generally typical of the period in which they were built. The area has **contextual** values through its relationship to the port and harbour beyond. **Archaeological** values are present in the area due to its age, pattern of development and use.

Historical/Social

Lyttelton is first and foremost a port town and its historical and social value is based in large part on its historic development and contemporary identity as Canterbury's principal port. Although possessing all of the services and amenities typical of a small town, Lyttelton is, according to historian John Wilson, unlike any other town in New Zealand with

² <https://teara.govt.nz/en/map/1896/christchurch-streets>

the exception of Otago's Port Chalmers due to its port town identity. Reaching peak population in the early 20th century, Lyttelton has retained its historic extent to a large degree and was the centre of local government on Banks Peninsula until 2006.



View south from Canterbury Street. Dr A McEwan, July 2021.

Cultural/Spiritual

The RHA has cultural value as a demonstration of the way of life of past and present residents, workers and visitors to the port town and for the esteem in which it is held by members of the community. Individual buildings, sites and structures embody commemorative values and have significance for their association with church and community groups.

Architectural/Aesthetic

The buildings in the RHA have architectural and aesthetic value related to their style and typology, which provides a visual chronology of development in the area from the mid-19th century until the present day. Vernacular styles predominate and the typically modest size and scale of buildings creates a sense of consistency and is expressive of the social history of the township. The loss of a number of public, ecclesiastical and commercial buildings following the Canterbury earthquakes has changed the appearance of the town centre but Lyttelton's historic houses have generally retained a high level of authenticity.





Lyttelton houses.

Technological / Craftsmanship

The craftsmanship of the buildings in the RHA is generally typical of the period in which they were built. Trade skills relating to timber residential construction are particularly evident in the detailing of verandas, eaves and fenestration. The majority of the houses in the area are built from timber, for framing and weatherboard cladding, and corrugated metal; these being the conventional materials of New Zealand housing since the beginning of colonial settlement. A small number of masonry buildings and structures survived the Canterbury earthquakes but a number of notable buildings of stone and/or brick were lost. Notwithstanding that many of the town's stone retaining walls are now of concrete and stone veneer construction, the use of volcanic stone in the public domain is a notable instance of masonry craftsmanship.

Contextual

The contextual value of the RHA arises from the development pattern created by the interaction of the colonial grid pattern of the principal streets and the topography of the locale on the southern flank of the Port Hills. The steeply sloping terrain creates a high level of visual connectivity between the properties within the town and their port and harbour setting. The relationship between the natural and constructed elements within the RHA gives rise to the distinctive identity of the township and there is a strong sense of consistency in the form and materials of the built environment; notably in the use of local volcanic stone for retaining walls in the public realm.

Archaeological

As development has occurred in the area since the mid-19th century, the RHA has potential archaeological values relating to its historic use and occupation. The town's early 1870s storm water brick barrel network, which remains largely intact, is a 'significant feat of Victorian engineering'.³ Both the Lyttelton rail tunnel and road tunnel also pass beneath the HA.

Principal References

'Christchurch Street and Place Names', available at <http://christchurchcitylibraries.com/Heritage/PlaceNames/>

³ HNZPT Lyttelton Township Historic Area Report, Appendix 4, p. 18.

John Wilson 'Banks Peninsula Contextual Historical Overview and Thematic Framework' (CCC, June 2014); available at <https://ccc.govt.nz/assets/Documents/Culture-Community/Heritage/Banks-Peninsula-Contextual-Historical-Overview-and-thematic-Framework.PDF>

Te Runanga o Ngāi Tahu *Kā Huru Manu* available at <https://www.kahurumanu.co.nz/atlas>

Heritage New Zealand Pouhere Taonga 'Lyttelton Township Historic Area' registration report, 2009.

REPORT COMPLETED 10 August 2022

AUTHOR Dr Ann McEwan / Heritage Consultancy Services



Hawkhurst and Ticehurst Roads in the 1870s. ¼-010040, Alexander Turnbull Library, Wellington.

Schedule of Individual Items included in the RHA

Address	Secondary Address	Heritage Zealand Taonga List Entry	New Pouhere Contribution to Heritage Area/District Plan Scheduled Item
1 Bridle Path		Lyttelton Historic Area	Contributory
6 Bridle Path		Lyttelton Historic Area	Contributory
1/8 Bridle Path		Lyttelton Historic Area	Neutral
2/8 Bridle Path		Lyttelton Historic Area	Contributory
10 Bridle Path		Lyttelton Historic Area	Neutral
10A Bridle Path		Lyttelton Historic Area	Neutral
11 Bridle Path		Lyttelton Historic Area	Contributory
12 Bridle Path		Lyttelton Historic Area	Neutral
13 Bridle Path		Lyttelton Historic Area	Contributory
14 Bridle Path		Lyttelton Historic Area	Contributory
15 Bridle Path		Lyttelton Historic Area	Contributory
16 Bridle Path		Lyttelton Historic Area	Neutral
17 Bridle Path		Lyttelton Historic Area	Neutral
18 Bridle Path		Lyttelton Historic Area	Contributory
19 Bridle Path		Lyttelton Historic Area	Neutral
1-3/20 Bridle Path		Lyttelton Historic Area	Neutral
21 Bridle Path		Lyttelton Historic Area	Neutral
22 Bridle Path		Lyttelton Historic Area	Defining
23 Bridle Path		Lyttelton Historic Area	Neutral

24 Bridle Path		Lyttelton Historic Area	Neutral
26 Bridle Path		Lyttelton Historic Area	Neutral
1 Brittan Terrace		Lyttelton Historic Area	Defining
2 Brittan Terrace		Lyttelton Historic Area	Defining [Scheduled item # 1133]
3 Brittan Terrace		Lyttelton Historic Area	Intrusive
3A Brittan Terrace		Lyttelton Historic Area	Contributory
5 Brittan Terrace		Lyttelton Historic Area	Defining
7 Brittan Terrace		Lyttelton Historic Area	Defining
7A Brittan Terrace		Lyttelton Historic Area	Neutral
9 Brittan Terrace		Lyttelton Historic Area	Defining
11 Brittan Terrace		Lyttelton Historic Area	Contributory
11A Brittan Terrace		Lyttelton Historic Area	Neutral
13 Brittan Terrace		Lyttelton Historic Area	Defining
14 Brittan Terrace		Lyttelton Historic Area	Defining
15 Brittan Terrace		Lyttelton Historic Area	Neutral
16 Brittan Terrace		Lyttelton Historic Area	Defining
17 Brittan Terrace		Lyttelton Historic Area	Neutral
18 Brittan Terrace		Lyttelton Historic Area	Defining
19 Brittan Terrace		Lyttelton Historic Area	Contributory
20 Brittan Terrace		Lyttelton Historic Area	Defining
21 Brittan Terrace		Lyttelton Historic Area	Contributory

22 Brittan Terrace		Lyttelton Historic Area	Defining
24 Brittan Terrace		Lyttelton Historic Area	Contributory
25 Brittan Terrace		Lyttelton Historic Area	Neutral
26 Brittan Terrace		Lyttelton Historic Area	Defining
27 Brittan Terrace		Lyttelton Historic Area	Neutral
28 Brittan Terrace		Lyttelton Historic Area	Neutral
29 Brittan Terrace		Lyttelton Historic Area	Neutral
30 Brittan Terrace		Lyttelton Historic Area	Neutral
30A Brittan Terrace		Lyttelton Historic Area	Neutral
31 Brittan Terrace		Lyttelton Historic Area	Defining
32 Brittan Terrace		Lyttelton Historic Area	Contributory
33 Brittan Terrace		Lyttelton Historic Area	Contributory
35 Brittan Terrace		Lyttelton Historic Area	Neutral
36 Brittan Terrace		Lyttelton Historic Area	Neutral
38 Brittan Terrace		Lyttelton Historic Area	Defining
40 Brittan Terrace		Lyttelton Historic Area	Defining
42 Brittan Terrace		Lyttelton Historic Area	Defining
44 Brittan Terrace		Lyttelton Historic Area	Defining
25 Canterbury Street		Lyttelton Historic Area	Neutral
27 Canterbury Street		Lyttelton Historic Area	Neutral
29 Canterbury Street		Lyttelton Historic Area	Intrusive

33A & 33B Canterbury Street		Lyttelton Historic Area	Defining
36 Canterbury Street		Lyttelton Historic Area	Defining
37 Canterbury Street		Lyttelton Historic Area	Contributory
37A Canterbury Street		Lyttelton Historic Area	Defining
38 Canterbury Street		Lyttelton Historic Area	Defining
39 Canterbury Street		Lyttelton Historic Area	Defining
40 Canterbury Street		Lyttelton Historic Area	Contributory
1/41 Canterbury Street		Lyttelton Historic Area	Neutral
2/41 Canterbury Street		Lyttelton Historic Area	Neutral
3/41 Canterbury Street		Lyttelton Historic Area	Neutral
45 Canterbury Street		Lyttelton Historic Area	Defining [Scheduled item # 1106]
46 Canterbury Street		Lyttelton Historic Area	Neutral
47 Canterbury Street		Lyttelton Historic Area	Defining [Scheduled item # 1105]
48 Canterbury Street		Lyttelton Historic Area	Defining
49 Canterbury Street		Lyttelton Historic Area	Defining [Scheduled item # 1104]
50 Canterbury Street		Lyttelton Historic Area	Neutral

51 Street	Canterbury		Lyttelton Historic Area	Defining
52 Street	Canterbury		Lyttelton Historic Area	Defining
53 Street	Canterbury		Lyttelton Historic Area	Contributory
54 Street	Canterbury		Lyttelton Historic Area	Defining
55 Street	Canterbury		Lyttelton Historic Area	Defining
57 Street	Canterbury		Lyttelton Historic Area	Defining
59 Street	Canterbury		Lyttelton Historic Area	Contributory
60 Street	Canterbury		Lyttelton Historic Area	Defining
61 Street	Canterbury		Lyttelton Historic Area	Defining
62 Street	Canterbury		Lyttelton Historic Area	Defining
63 Street	Canterbury		Lyttelton Historic Area	Defining
64 Street	Canterbury		Lyttelton Historic Area	Contributory
65 Street	Canterbury		Lyttelton Historic Area	Contributory
67 Street	Canterbury		Lyttelton Historic Area	Contributory
69 Street	Canterbury		Lyttelton Historic Area	Contributory
71 Street	Canterbury		Lyttelton Historic Area	Defining
73 Street	Canterbury		Lyttelton Historic Area	Defining
75 Street	Canterbury		Lyttelton Historic Area	Defining

1 Coleridge Terrace		Lyttelton Historic Area	Defining
2 Coleridge Terrace		Lyttelton Historic Area	Defining [Scheduled item # 1125]
3 Coleridge Terrace		Lyttelton Historic Area	Defining [Scheduled item # 1126]
4 Coleridge Terrace		Lyttelton Historic Area	Neutral
5 Coleridge Terrace		Lyttelton Historic Area	Neutral
6 Coleridge Terrace		Lyttelton Historic Area	Defining [Scheduled item # 1127]
7 Coleridge Terrace		Lyttelton Historic Area	Defining [Scheduled item # 1128]
10 Coleridge Terrace		Lyttelton Historic Area	Contributory
11 Coleridge Terrace		Lyttelton Historic Area	Defining
1 Cornwall Road		Lyttelton Historic Area	Neutral
2 Cornwall Road		Lyttelton Historic Area	Neutral
1 Cressy Terrace		Lyttelton Historic Area	Defining
2 Cressy Terrace		Lyttelton Historic Area	Defining
3 Cressy Terrace		Lyttelton Historic Area	Neutral
4 Cressy Terrace		Lyttelton Historic Area	Defining
5 Cressy Terrace		Lyttelton Historic Area	Defining
6 Cressy Terrace		Lyttelton Historic Area	Defining
7 Cressy Terrace		Lyttelton Historic Area	Contributory

8 Cressy Terrace		Lyttelton Historic Area	Defining
9 Cressy Terrace	3 Seaview Terrace	Lyttelton Historic Area	Defining
10 Cressy Terrace		Lyttelton Historic Area	Defining
11 Cressy Terrace	4 Seaview Terrace	Lyttelton Historic Area	Defining
12 Cressy Terrace		Lyttelton Historic Area	Contributory
13 Cressy Terrace	5 Seaview Terrace	Lyttelton Historic Area	Contributory
14 Cressy Terrace		Lyttelton Historic Area	Neutral
15 Cressy Terrace		Lyttelton Historic Area	Contributory
16 Cressy Terrace		Lyttelton Historic Area	Neutral
18 Cressy Terrace		Lyttelton Historic Area	Neutral
21 Cressy Terrace		Lyttelton Historic Area	Neutral
22 Cressy Terrace		Lyttelton Historic Area	Neutral
23 Cressy Terrace		Lyttelton Historic Area	Contributory
24 Cressy Terrace		Lyttelton Historic Area	Contributory
25 Cressy Terrace		Lyttelton Historic Area	Neutral
25A Cressy Terrace		Lyttelton Historic Area	Neutral
26 Cressy Terrace		Lyttelton Historic Area	Contributory
27 Cressy Terrace		Lyttelton Historic Area	Neutral
28 Cressy Terrace		Lyttelton Historic Area	Contributory
29 Cressy Terrace		Lyttelton Historic Area	Contributory
30 Cressy Terrace		Lyttelton Historic Area	Intrusive
30A Cressy Terrace		Lyttelton Historic Area	Contributory

31 Cressy Terrace		Lyttelton Historic Area	Neutral
32 Cressy Terrace		Lyttelton Historic Area	Contributory
34 Cressy Terrace		Lyttelton Historic Area	Defining
35 Cressy Terrace		Lyttelton Historic Area	Neutral
37 Cressy Terrace		Lyttelton Historic Area	Neutral
38 Cressy Terrace		Lyttelton Historic Area	Defining
39 Cressy Terrace		Lyttelton Historic Area	Contributory
40 Cressy Terrace		Lyttelton Historic Area	Defining
41 Cressy Terrace		Lyttelton Historic Area	Neutral
42 Cressy Terrace		Lyttelton Historic Area	Neutral
43 Cressy Terrace		Lyttelton Historic Area	Contributory
44 Cressy Terrace		Lyttelton Historic Area	Contributory
46 Cressy Terrace		Lyttelton Historic Area	Neutral
49 Cressy Terrace			Neutral
53 Cressy Terrace		Lyttelton Historic Area	Defining [Scheduled item # 1204]
57 Cressy Terrace		Lyttelton Historic Area	Neutral
59 Cressy Terrace		Lyttelton Historic Area	Neutral
59A Cressy Terrace		Lyttelton Historic Area	Neutral
59B Cressy Terrace	17 Park Terrace		Neutral
61 Cressy Terrace		Lyttelton Historic Area	Neutral
62 Cressy Terrace		Lyttelton Historic Area	Contributory

63 Cressy Terrace		Lyttelton Historic Area	Neutral
64 Cressy Terrace		Lyttelton Historic Area	Neutral
65 Cressy Terrace		Lyttelton Historic Area	Neutral
67 Cressy Terrace		Lyttelton Historic Area	Contributory
68 Cressy Terrace		Lyttelton Historic Area	Contributory
69 Cressy Terrace		Lyttelton Historic Area	Contributory
70 Cressy Terrace		Lyttelton Historic Area	Contributory
72 Cressy Terrace		Lyttelton Historic Area	Contributory
74 Cressy Terrace		Lyttelton Historic Area	Neutral
76 Cressy Terrace		Lyttelton Historic Area	Neutral
78 Cressy Terrace		Lyttelton Historic Area	Contributory
80 Cressy Terrace		Lyttelton Historic Area	Neutral
86 Cressy Terrace		Lyttelton Historic Area	Neutral
88 Cressy Terrace		Lyttelton Historic Area	Neutral
90 Cressy Terrace		Lyttelton Historic Area	Defining
92 Cressy Terrace		Lyttelton Historic Area	Neutral
94 Cressy Terrace		Lyttelton Historic Area	Neutral
1 Cunningham Terrace		Lyttelton Historic Area	Defining
2 Cunningham Terrace		Lyttelton Historic Area	Defining [Scheduled item # 1132]
3, 5, & 7 Cunningham Terrace		Lyttelton Historic Area	Contributory

4	Cunningham Terrace		Lyttelton Historic Area	Neutral
8	Cunningham Terrace		Lyttelton Historic Area	Defining
9	Cunningham Terrace		Lyttelton Historic Area	Contributory
10	Cunningham Terrace	1 Dudley Road	Lyttelton Historic Area	Contributory
11	Cunningham Terrace		Lyttelton Historic Area	Defining
12	Cunningham Terrace	3 Dudley Road	Lyttelton Historic Area	Neutral
13	Cunningham Terrace		Lyttelton Historic Area	Contributory
14	Cunningham Terrace [including 12A Cunningham Road]	5 Dudley Road	Lyttelton Historic Area	Neutral
16	Cunningham Terrace	7 Dudley Road	Lyttelton Historic Area	Defining
17	Cunningham Terrace		Lyttelton Historic Area	Contributory
19	Cunningham Terrace		Lyttelton Historic Area	Contributory
20	Cunningham Terrace		Lyttelton Historic Area	Contributory
21	Cunningham Terrace		Lyttelton Historic Area	Neutral
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24	Cunningham Terrace		Lyttelton Historic Area	Defining
28	Cunningham Terrace		Lyttelton Historic Area	Contributory

29 Cunningham Terrace		Lyttelton Historic Area	Contributory
30 Cunningham Terrace		Lyttelton Historic Area	Defining
34 Cunningham Terrace		Lyttelton Historic Area	Contributory
36 Cunningham Terrace		Lyttelton Historic Area	Defining
40 Cunningham Terrace		Lyttelton Historic Area	Neutral
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15 Dublin Street		Lyttelton Historic Area	Neutral
17 Dublin Street		Lyttelton Historic Area	Defining
17A Dublin Street		Lyttelton Historic Area	Contributory
19 Dublin Street		Lyttelton Historic Area	Neutral
21 Dublin Street		Lyttelton Historic Area	Neutral
23 Dublin Street		Lyttelton Historic Area	Neutral
24 Dublin Street		Lyttelton Historic Area	Neutral
26 Dublin Street		Lyttelton Historic Area	Defining
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29 Dublin Street		Lyttelton Historic Area	Contributory
30 Dublin Street		Lyttelton Historic Area	Defining [Scheduled item # 1121]
31 Dublin Street		Lyttelton Historic Area	Contributory
32 Dublin Street		Lyttelton Historic Area	Defining

			[Scheduled item # 1122]
33 Dublin Street		Lyttelton Historic Area	Contributory
35 Dublin Street		Lyttelton Historic Area	Contributory
36 Dublin Street		Lyttelton Historic Area	Neutral
37 Dublin Street		Lyttelton Historic Area	Contributory
38 Dublin Street		Lyttelton Historic Area	Defining
39 Dublin Street		Lyttelton Historic Area	Contributory
40 Dublin Street		Lyttelton Historic Area	Defining
41 Dublin Street		Lyttelton Historic Area	Defining
42 Dublin Street		Lyttelton Historic Area	Defining
43 Dublin Street		Lyttelton Historic Area	Defining
44 Dublin Street		Lyttelton Historic Area	Neutral
45 Dublin Street		Lyttelton Historic Area	Neutral
47 Dublin Street		Lyttelton Historic Area	Neutral
50 Dublin Street		Lyttelton Historic Area	Contributory
54 Dublin Street		Lyttelton Historic Area	Neutral
56 Dublin Street		Lyttelton Historic Area	Contributory
58 Dublin Street		Lyttelton Historic Area	Defining
2 Dudley Road		Lyttelton Historic Area	Neutral
9 Dudley Road		Lyttelton Historic Area	Neutral
13 Dudley Road		Lyttelton Historic Area	Neutral
15 Dudley Road		Lyttelton Historic Area	Neutral

17A Dudley Road		Lyttelton Historic Area	Neutral
17B Dudley Road		Lyttelton Historic Area	Neutral
19 Dudley Road	28A Cunningham Terrace	Lyttelton Historic Area	Contributory
21 Dudley Road		Lyttelton Historic Area	Neutral
23 Dudley Road		Lyttelton Historic Area	Neutral
1 Exeter Street		Lyttelton Historic Area	Contributory
2 Exeter Street		Lyttelton Historic Area	Defining
3 Exeter Street		Lyttelton Historic Area	Contributory
3A Exeter Street		Lyttelton Historic Area	Neutral
4 Exeter Street		Lyttelton Historic Area	Neutral
9 Exeter Street		Lyttelton Historic Area	Contributory
9B Exeter Street		Lyttelton Historic Area	Neutral
10 Exeter Street		Lyttelton Historic Area	Defining
11 Exeter Street		Lyttelton Historic Area	Neutral
11A Exeter Street		Lyttelton Historic Area	Neutral
12 Exeter Street		Lyttelton Historic Area	Contributory
13 Exeter Street		Lyttelton Historic Area	Defining
14 Exeter Street		Lyttelton Historic Area	Defining
1-6 / 15 Exeter Street		Lyttelton Historic Area	Neutral
16 Exeter Street		Lyttelton Historic Area	Neutral
16A Exeter Street		Lyttelton Historic Area	Neutral
16B Exeter Street		Lyttelton Historic Area	Defining

18 Exeter Street		Lyttelton Historic Area	Neutral
19 Exeter Street		Lyttelton Historic Area	Defining
20 Exeter Street		Lyttelton Historic Area	Neutral
20A Exeter Street		Lyttelton Historic Area	Contributory
21 Exeter Street		Lyttelton Historic Area	Defining [Scheduled item # 1102]
22 Exeter Street		Lyttelton Historic Area	Contributory
23 Exeter Street		Lyttelton Historic Area	Neutral
23A Exeter Street		Lyttelton Historic Area	Neutral
24 Exeter Street		Lyttelton Historic Area	Neutral
26 Exeter Street		Lyttelton Historic Area	Neutral
31 Exeter Street		Lyttelton Historic Area	Contributory
32 Exeter Street		Lyttelton Historic Area	Contributory
33 Exeter Street		Lyttelton Historic Area	Contributory
34 Exeter Street		Lyttelton Historic Area	Contributory
35 Exeter Street		Lyttelton Historic Area	Defining
35A Exeter Street		Lyttelton Historic Area	Neutral
37 Exeter Street		Lyttelton Historic Area	Defining
39 Exeter Street		Lyttelton Historic Area	Neutral
40 Exeter Street		Lyttelton Historic Area	Neutral
41 Exeter Street		Lyttelton Historic Area	Defining
42A Exeter Street		Lyttelton Historic Area	Neutral

42B Exeter Street		Lyttelton Historic Area	Neutral
43 Exeter Street		Lyttelton Historic Area	Contributory
43A Exeter Street		Lyttelton Historic Area	Contributory
45 Exeter Street		Lyttelton Historic Area	Neutral
45A Exeter Street		Lyttelton Historic Area	Contributory
47 Exeter Street		Lyttelton Historic Area	Neutral
47A Exeter Street		Lyttelton Historic Area	Neutral
49 Exeter Street		Lyttelton Historic Area	Neutral
1A Foster Terrace		Lyttelton Historic Area	Neutral
1C Foster Terrace		Lyttelton Historic Area	Neutral
4 Godley Quay		Lyttelton Historic Area	Neutral
6 Godley Quay		Lyttelton Historic Area Category 2 List Entry # 2014	Defining [Scheduled item # 677]
8 Godley Quay		Lyttelton Historic Area	Defining
10 Godley Quay		Lyttelton Historic Area	Defining
14 Godley Quay		Lyttelton Historic Area Category 2 List Entry # 3087	Defining [Scheduled item # 676]
16 Godley Quay		Lyttelton Historic Area Category 2 List Entry # 7376	Defining [Scheduled item # 768]
18 Godley Quay		Lyttelton Historic Area	Defining
22 Godley Quay		Lyttelton Historic Area	Defining
24 Godley Quay		Lyttelton Historic Area	Defining

26 Godley Quay		Lyttelton Historic Area	Defining [Scheduled item # 1134]
28/30 Godley Quay		Lyttelton Historic Area	Neutral
30 Godley Quay		Lyttelton Historic Area	Neutral
32 Godley Quay		Lyttelton Historic Area	Defining
1 Hawkhurst Road		Lyttelton Historic Area	Contributory
3 Hawkhurst Road		Lyttelton Historic Area	Neutral
5 Hawkhurst Road		Lyttelton Historic Area	Defining
7 Hawkhurst Road		Lyttelton Historic Area	Contributory
8 Hawkhurst Road		Lyttelton Historic Area	Contributory
8A Hawkhurst Road		Lyttelton Historic Area	Neutral
9 Hawkhurst Road		Lyttelton Historic Area	Neutral
10 Hawkhurst Road		Lyttelton Historic Area	Contributory
11 Hawkhurst Road		Lyttelton Historic Area	Contributory
12 Hawkhurst Road		Lyttelton Historic Area	Defining
13 Hawkhurst Road		Lyttelton Historic Area	Neutral
13A Hawkhurst Road		Lyttelton Historic Area	Contributory
15 Hawkhurst Road		Lyttelton Historic Area	Contributory
17 Hawkhurst Road		Lyttelton Historic Area	Defining
18 Hawkhurst Road		Lyttelton Historic Area	Neutral
19 Hawkhurst Road		Lyttelton Historic Area	Defining
20 Hawkhurst Road		Lyttelton Historic Area	Contributory

21 Hawkhurst Road		Lyttelton Historic Area	Defining
22 Hawkhurst Road		Lyttelton Historic Area	Neutral
23 Hawkhurst Road		Lyttelton Historic Area	Neutral
24 Hawkhurst Road		Lyttelton Historic Area	Contributory
25 Hawkhurst Road		Lyttelton Historic Area	Neutral
26 Hawkhurst Road		Lyttelton Historic Area	Contributory
26A Hawkhurst Road		Lyttelton Historic Area	Neutral
27 Hawkhurst Road		Lyttelton Historic Area	Contributory
28 Hawkhurst Road		Lyttelton Historic Area	Neutral
29 Hawkhurst Road		Lyttelton Historic Area	Intrusive
30 Hawkhurst Road		Lyttelton Historic Area	Neutral
31 Hawkhurst Road		Lyttelton Historic Area	Contributory
32 Hawkhurst Road		Lyttelton Historic Area	Contributory
33 Hawkhurst Road		Lyttelton Historic Area	Intrusive
34 Hawkhurst Road		Lyttelton Historic Area	Defining
35 Hawkhurst Road		Lyttelton Historic Area	Contributory
36 Hawkhurst Road		Lyttelton Historic Area	Contributory
37 Harkhurst Road		Lyttelton Historic Area	Contributory
38 Hawkhurst Road		Lyttelton Historic Area	Neutral
39 Hawkhurst Road		Lyttelton Historic Area	Neutral
40 Hawkhurst Road		Lyttelton Historic Area	Neutral
41 Hawkhurst Road		Lyttelton Historic Area	Neutral

43 Hawkhurst Road		Lyttelton Historic Area	Contributory
44 Hawkhurst Road		Lyttelton Historic Area	Neutral
46 Hawkhurst Road		Lyttelton Historic Area	Neutral
46A Hawkhurst Road		Lyttelton Historic Area	Neutral
47 Hawkhurst Road		Lyttelton Historic Area	Neutral
48 Hawkhurst Road		Lyttelton Historic Area	Neutral
49 Hawkhurst Road		Lyttelton Historic Area	Defining
50 Hawkhurst Road		Lyttelton Historic Area	Contributory
50A Hawkhurst Road		Lyttelton Historic Area	Neutral
51 Hawkhurst Road		Lyttelton Historic Area	Neutral
52 Hawkhurst Road		Lyttelton Historic Area	Contributory
53 Hawkhurst Road		Lyttelton Historic Area	Neutral
54 Hawkhurst Road		Lyttelton Historic Area	Neutral
55 Hawkhurst Road		Lyttelton Historic Area	Contributory
55A Hawkhurst Road		Lyttelton Historic Area	Contributory
56 Hawkhurst Road		Lyttelton Historic Area	Neutral
57 Hawkhurst Road		Lyttelton Historic Area	Neutral
58 Hawkhurst Road		Lyttelton Historic Area	Neutral
60 Hawkhurst Road		Lyttelton Historic Area	Contributory
62 Hawkhurst Road		Lyttelton Historic Area	Neutral
64 Hawkhurst Road		Lyttelton Historic Area	Contributory
66 Hawkhurst Road		Lyttelton Historic Area	Neutral

16 Jacksons Road		Lyttelton Historic Area	Neutral
18A Jacksons Road		Lyttelton Historic Area	Neutral
18B Jacksons Road		Lyttelton Historic Area	Neutral
20 Jacksons Road		Lyttelton Historic Area	Neutral
22 Jacksons Road		Lyttelton Historic Area	Neutral
24 Jacksons Road		Lyttelton Historic Area	Neutral
26 Jacksons Road		Lyttelton Historic Area	Neutral
28 Jacksons Road		Lyttelton Historic Area	Contributory
28A Jacksons Road		Lyttelton Historic Area	Neutral
30 Jacksons Road		Lyttelton Historic Area	Neutral
32 Jacksons Road		Lyttelton Historic Area	Neutral
34 Jacksons Road		Lyttelton Historic Area	Neutral
35 Jacksons Road		Lyttelton Historic Area	Contributory
36 Jacksons Road		Lyttelton Historic Area	Neutral
37 Jacksons Road		Lyttelton Historic Area	Neutral
37A Jacksons Road		Lyttelton Historic Area	Contributory
43 Jacksons Road		Lyttelton Historic Area	Neutral
45 Jacksons Road		Lyttelton Historic Area	Defining
47 Jacksons Road		Lyttelton Historic Area	Defining [Scheduled item # 1129]
49 Jacksons Road		Lyttelton Historic Area	Contributory
53 Jacksons Road		Lyttelton Historic Area	Contributory

55 Jacksons Road		Lyttelton Historic Area	Contributory
57 Jacksons Road		Lyttelton Historic Area	Neutral
59 Jacksons Road		Lyttelton Historic Area	Neutral
61 Jacksons Road		Lyttelton Historic Area	Neutral
63 Jacksons Road		Lyttelton Historic Area	Neutral
65 Jacksons Road		Lyttelton Historic Area	Defining
67 Jacksons Road		Lyttelton Historic Area	Contributory
5 Joyce Street		Lyttelton Historic Area	Defining
62 London Street		Lyttelton Historic Area Category 2 List Entry # 7370	Defining [Scheduled item # 766]
64 London Street		Lyttelton Historic Area	Defining [Scheduled item # 1119]
66 London Street		Lyttelton Historic Area	Defining [Scheduled item # 1118]
1/80 London Street		Lyttelton Historic Area	Neutral
2/80 London Street		Lyttelton Historic Area	Neutral
3/80 London Street		Lyttelton Historic Area	Neutral
4/80 London Street		Lyttelton Historic Area	Neutral
83 London Street		Lyttelton Historic Area	Contributory
85 London Street		Lyttelton Historic Area	Contributory
87 London Street		Lyttelton Historic Area	Contributory
89 London Street		Lyttelton Historic Area	Defining

91 London Street		Lyttelton Historic Area	Contributory
29 Oxford Street		Lyttelton Historic Area	Defining
31 Oxford Street		Lyttelton Historic Area	Defining
33 Oxford Street		Lyttelton Historic Area	Defining
35 Oxford Street		Lyttelton Historic Area	Neutral
37 Oxford Street		Lyttelton Historic Area	Defining
39 Oxford Street		Lyttelton Historic Area Category 2 List Entry # 7533	Defining [Scheduled item # 767]
43 Oxford Street		Lyttelton Historic Area	Defining
45 Oxford Street		Lyttelton Historic Area	Defining
47 Oxford Street		Lyttelton Historic Area	Defining [Scheduled item # 1098]
49 Oxford Street		Lyttelton Historic Area	Defining
51 Oxford Street		Lyttelton Historic Area	Defining [Scheduled item # 1096]
53 Oxford Street		Lyttelton Historic Area	Defining [Scheduled item # 1095]
57 Oxford Street		Lyttelton Historic Area	Defining
59 Oxford Street		Lyttelton Historic Area	Defining [Scheduled item # 1108]
60 Oxford Street		Lyttelton Historic Area	Contributory
61 Oxford Street		Lyttelton Historic Area	Neutral
62 Oxford Street		Lyttelton Historic Area	Neutral

63 Oxford Street		Lyttelton Historic Area	Neutral
64 Oxford Street		Lyttelton Historic Area	Contributory
66 Oxford Street		Lyttelton Historic Area	Neutral
67 Oxford Street		Lyttelton Historic Area	Neutral
68 Oxford Street		Lyttelton Historic Area	Defining
69 Oxford Street		Lyttelton Historic Area	Neutral
69A Oxford Street		Lyttelton Historic Area	Neutral
70 Oxford Street		Lyttelton Historic Area	Contributory
71 Oxford Street		Lyttelton Historic Area	Contributory
72 Oxford Street		Lyttelton Historic Area	Neutral
76 Oxford Street		Lyttelton Historic Area	Defining
76A Oxford Street		Lyttelton Historic Area	Neutral
78 Oxford Street		Lyttelton Historic Area	Contributory
80 Oxford Street		Lyttelton Historic Area	Contributory
82 Oxford Street		Lyttelton Historic Area	Defining
82A Oxford Street		Lyttelton Historic Area	Defining
84 Oxford Street		Lyttelton Historic Area	Defining
86 Oxford Street		Lyttelton Historic Area	Defining
88 Oxford Street		Lyttelton Historic Area	Defining
90 Oxford Street		Lyttelton Historic Area	Contributory
1 Park Terrace			Contributory
2 Park Terrace			Defining

3 Park Terrace			Defining
4 Park Terrace			Neutral
6 Park Terrace			Defining
7 Park Terrace			Defining
19 Park Terrace			Contributory
20 Park Terrace			Neutral
24 Park Terrace			Neutral
25 Park Terrace			Neutral
26 Park Terrace		Lyttelton Historic Area	Neutral
32A Park Terrace		Lyttelton Historic Area	Neutral
2 Randolph Terrace		Lyttelton Historic Area	Neutral
4 Randolph Terrace		Lyttelton Historic Area	Defining
6 Randolph Terrace		Lyttelton Historic Area	Defining
8 Randolph Terrace		Lyttelton Historic Area	Contributory
9 Randolph Terrace		Lyttelton Historic Area	Neutral
10 Randolph Terrace		Lyttelton Historic Area	Neutral
11 & 11A Randolph Terrace		Lyttelton Historic Area	Neutral
12 Randolph Terrace		Lyttelton Historic Area	Defining
14 Randolph Terrace		Lyttelton Historic Area	Neutral
15 Randolph Terrace		Lyttelton Historic Area	Neutral
16 Randolph Terrace		Lyttelton Historic Area	Contributory

17 Terrace	Randolph		Lyttelton Historic Area	Neutral
18 Terrace	Randolph		Lyttelton Historic Area	Contributory
20 Terrace	Randolph		Lyttelton Historic Area	Contributory
21 Terrace	Randolph		Lyttelton Historic Area	Neutral
22 Terrace	Randolph		Lyttelton Historic Area	Contributory
23 Terrace	Randolph		Lyttelton Historic Area	Neutral
24 Terrace	Randolph		Lyttelton Historic Area	Contributory
25 Terrace	Randolph		Lyttelton Historic Area	Neutral
26 Terrace	Randolph		Lyttelton Historic Area	Contributory
28 Terrace	Randolph		Lyttelton Historic Area	Neutral
1 Reserve Terrace			Lyttelton Historic Area	Neutral
2 Reserve Terrace			Lyttelton Historic Area	Contributory
3 Reserve Terrace			Lyttelton Historic Area	Neutral
4 Reserve Terrace			Lyttelton Historic Area	Contributory
6 Reserve Terrace			Lyttelton Historic Area	Neutral
7 Reserve Terrace			Lyttelton Historic Area	Neutral
8 Reserve Terrace			Lyttelton Historic Area	Neutral
9 Reserve Terrace			Lyttelton Historic Area	Neutral
10 Reserve Terrace			Lyttelton Historic Area	Neutral
12 Reserve Terrace	3, Randolph Terrace	5	Lyttelton Historic Area	Defining

			[Scheduled item # 1166]
13 Reserve Terrace		Lyttelton Historic Area	Neutral
14 Reserve Terrace		Lyttelton Historic Area	Defining
16 Reserve Terrace		Lyttelton Historic Area	Neutral
17 Reserve Terrace		Lyttelton Historic Area	Neutral
22 Reserve Terrace		Lyttelton Historic Area	Neutral
22A Reserve Terrace		Lyttelton Historic Area	Neutral
23 Reserve Terrace		Lyttelton Historic Area	Neutral
26 Reserve Terrace		Lyttelton Historic Area	Contributory
27 Reserve Terrace		Lyttelton Historic Area	Neutral
28 Reserve Terrace		Lyttelton Historic Area	Neutral
29B Reserve Terrace		Lyttelton Historic Area	Contributory
30 Reserve Terrace		Lyttelton Historic Area	Defining
31 Reserve Terrace		Lyttelton Historic Area	Contributory
33 Reserve Terrace		Lyttelton Historic Area	Neutral
34 Reserve Terrace		Lyttelton Historic Area	Contributory
35 Reserve Terrace		Lyttelton Historic Area	Contributory
36A Reserve Terrace		Lyttelton Historic Area	Neutral
38A Reserve Terrace		Lyttelton Historic Area	Neutral
40 Reserve Terrace		Lyttelton Historic Area	Contributory
41 Reserve Terrace		Lyttelton Historic Area	Neutral

42 Reserve Terrace		Lyttelton Historic Area	Neutral
43 Reserve Terrace		Lyttelton Historic Area	Neutral
45 Reserve Terrace		Lyttelton Historic Area	Neutral
47 Reserve Terrace		Lyttelton Historic Area	Neutral
49 Reserve Terrace		Lyttelton Historic Area	Neutral
51 Reserve Terrace		Lyttelton Historic Area	Neutral
53 Reserve Terrace		Lyttelton Historic Area	Neutral
55 Reserve Terrace		Lyttelton Historic Area	Neutral
57 Reserve Terrace		Lyttelton Historic Area	Neutral
58 Reserve Terrace		Lyttelton Historic Area	Contributory
59 Reserve Terrace		Lyttelton Historic Area	Neutral
60 Reserve Terrace		Lyttelton Historic Area	Neutral
61 Reserve Terrace		Lyttelton Historic Area	Contributory
62 Reserve Terrace		Lyttelton Historic Area	Defining
63 Reserve Terrace		Lyttelton Historic Area	Contributory
65 Reserve Terrace		Lyttelton Historic Area	Defining
65A Reserve Terrace		Lyttelton Historic Area	Neutral
67/69 Reserve Terrace		Lyttelton Historic Area	Neutral
71 Reserve Terrace		Lyttelton Historic Area	Neutral
73 Reserve Terrace		Lyttelton Historic Area	Neutral
75 Reserve Terrace		Lyttelton Historic Area	Neutral
77 Reserve Terrace		Lyttelton Historic Area	Defining

79 Reserve Terrace		Lyttelton Historic Area	Contributory
79A Reserve Terrace		Lyttelton Historic Area	Neutral
81 Reserve Terrace		Lyttelton Historic Area	Neutral
83 Reserve Terrace		Lyttelton Historic Area	Neutral
83A Reserve Terrace		Lyttelton Historic Area	Neutral
85 Reserve Terrace		Lyttelton Historic Area	Neutral
2 Ripon Street		Lyttelton Historic Area	Neutral
2A Ripon Street		Lyttelton Historic Area	Neutral
3 Ripon Street		Lyttelton Historic Area	Defining
4 Ripon Street		Lyttelton Historic Area	Defining
5 Ripon Street		Lyttelton Historic Area	Neutral
6 Ripon Street		Lyttelton Historic Area	Contributory
9 Ripon Street		Lyttelton Historic Area	Defining
11 Ripon Street		Lyttelton Historic Area	Defining
12 Ripon Street		Lyttelton Historic Area	Defining
13 Ripon Street		Lyttelton Historic Area	Contributory
14 Ripon Street		Lyttelton Historic Area	Contributory
15 Ripon Street		Lyttelton Historic Area	Neutral
16 Ripon Street		Lyttelton Historic Area	Contributory
18 Ripon Street		Lyttelton Historic Area	Neutral
18A Ripon Street		Lyttelton Historic Area	Neutral
20 Ripon Street		Lyttelton Historic Area	Contributory

21 Ripon Street		Lyttelton Historic Area	Neutral
22 Ripon Street		Lyttelton Historic Area	Neutral
23 Ripon Street		Lyttelton Historic Area	Contributory
24 Ripon Street		Lyttelton Historic Area	Contributory
25 Ripon Street		Lyttelton Historic Area	Defining [Scheduled item # 1175]
26 Ripon Street		Lyttelton Historic Area	Neutral
27 Ripon Street		Lyttelton Historic Area	Defining
28 Ripon Street		Lyttelton Historic Area	Neutral
28A Ripon Street		Lyttelton Historic Area	Contributory
29 Ripon Street		Lyttelton Historic Area	Neutral
30 Ripon Street		Lyttelton Historic Area	Neutral
32 Ripon Street		Lyttelton Historic Area	Defining
34 Ripon Street		Lyttelton Historic Area	Neutral
1 Ross Terrace		Lyttelton Historic Area	Contributory
9 Ross Terrace		Lyttelton Historic Area	Contributory
1 & 1R Seaview Terrace		Lyttelton Historic Area	Neutral
7 Seaview Terrace		Lyttelton Historic Area	Neutral
1 Selwyn Parade		Lyttelton Historic Area	Contributory
1 Selwyn Road		Lyttelton Historic Area	Neutral
2 Selwyn Road		Lyttelton Historic Area	Contributory
3 Selwyn Road		Lyttelton Historic Area	Neutral

3A Selwyn Road		Lyttelton Historic Area	Defining
4 Selwyn Road		Lyttelton Historic Area	Neutral
5 Selwyn Road		Lyttelton Historic Area	Defining
6 Selwyn Road		Lyttelton Historic Area	Neutral
7 Selwyn Road		Lyttelton Historic Area	Contributory
8 Selwyn Road		Lyttelton Historic Area	Neutral
9 Selwyn Road		Lyttelton Historic Area	Neutral
10 Selwyn Road		Lyttelton Historic Area	Contributory
11 Selwyn Road		Lyttelton Historic Area	Neutral
12 Selwyn Road		Lyttelton Historic Area	Neutral
14 Selwyn Road		Lyttelton Historic Area	Neutral
15 Selwyn Road		Lyttelton Historic Area	Neutral
17 Selwyn Road		Lyttelton Historic Area	Neutral
24 Selwyn Road		Lyttelton Historic Area	Neutral
26 Selwyn Road		Lyttelton Historic Area	Contributory
26A Selwyn Road		Lyttelton Historic Area	Neutral
27 Selwyn Road		Lyttelton Historic Area	Neutral
1 Simeon Quay		Lyttelton Historic Area	Neutral
2 Simeon Quay		Lyttelton Historic Area	Defining
2A Simeon Quay		Lyttelton Historic Area	Intrusive
2B Simeon Quay		Lyttelton Historic Area	Intrusive
3 Simeon Quay		Lyttelton Historic Area	Contributory

5 Simeon Quay		Lyttelton Historic Area	Neutral
6 Simeon Quay		Lyttelton Historic Area	Contributory
1-8/7 Simeon Quay		Lyttelton Historic Area	Contributory
8 Simeon Quay		Lyttelton Historic Area	Contributory
10 Simeon Quay		Lyttelton Historic Area	Defining
12 Simeon Quay		Lyttelton Historic Area	Defining
14 Simeon Quay		Lyttelton Historic Area	Neutral
16 Simeon Quay		Lyttelton Historic Area	Contributory
18 Simeon Quay		Lyttelton Historic Area	Neutral
20 Simeon Quay		Lyttelton Historic Area	Contributory
22 Simeon Quay		Lyttelton Historic Area	Contributory
24 Simeon Quay		Lyttelton Historic Area	Defining
26 Simeon Quay		Lyttelton Historic Area	Defining
28 Simeon Quay		Lyttelton Historic Area	Neutral
32 Simeon Quay		Lyttelton Historic Area	Defining
34 Simeon Quay		Lyttelton Historic Area	Defining
36 Simeon Quay		Lyttelton Historic Area	Defining
6 St Davids Street		Lyttelton Historic Area Category 2 List Entry # 7382	Defining [Scheduled item # 765]
8 St Davids Street		Lyttelton Historic Area	Neutral
10 St Davids Street		Lyttelton Historic Area	Neutral
14 St Davids Street		Lyttelton Historic Area	Defining

16 St Davids Street		Lyttelton Historic Area	Neutral
18 St Davids Street		Lyttelton Historic Area	Defining
20 St Davids Street		Lyttelton Historic Area	Contributory
22 St Davids Street		Lyttelton Historic Area	Defining [Scheduled item # 1088]
24 St Davids Street		Lyttelton Historic Area	Contributory
26 St Davids Street		Lyttelton Historic Area	Defining [Scheduled item # 1090]
26A St Davids Street		Lyttelton Historic Area	Contributory
28 St Davids Street		Lyttelton Historic Area	Defining [Scheduled item # 1091]
30 St Davids Street		Lyttelton Historic Area	Defining [Scheduled item # 1092]
32 St Davids Street		Lyttelton Historic Area	Defining [Scheduled item # 1211]
34 St Davids Street		Lyttelton Historic Area	Defining [Scheduled item # 1093]
38 St Davids Street		Lyttelton Historic Area	Neutral
40 St Davids Street		Lyttelton Historic Area	Contributory
42 St Davids Street		Lyttelton Historic Area	Contributory
44 St Davids Street		Lyttelton Historic Area	Neutral
46 St Davids Street		Lyttelton Historic Area	Neutral

48 St Davids Street		Lyttelton Historic Area	Defining
50 St Davids Street		Lyttelton Historic Area	Contributory
52 St Davids Street		Lyttelton Historic Area	Neutral
54 St Davids Street		Lyttelton Historic Area	Neutral
56 St Davids Street		Lyttelton Historic Area	Defining
58 St Davids Street		Lyttelton Historic Area	Contributory
59 St Davids Street		Lyttelton Historic Area	Contributory
60 St Davids Street		Lyttelton Historic Area	Neutral
61 St Davids Street		Lyttelton Historic Area	Contributory
61A St Davids Street		Lyttelton Historic Area	Neutral
62 St Davids Street		Lyttelton Historic Area	Contributory
63 St Davids Street		Lyttelton Historic Area	Neutral
64 St Davids Street		Lyttelton Historic Area	Contributory
65 St Davids Street		Lyttelton Historic Area	Defining
68 St Davids Street		Lyttelton Historic Area	Contributory
70 St Davids Street		Lyttelton Historic Area	Contributory
71 St Davids Street		Lyttelton Historic Area	Contributory
72 St Davids Street		Lyttelton Historic Area	Neutral
73 St Davids Street		Lyttelton Historic Area	Defining
74 St Davids Street		Lyttelton Historic Area	Defining
75 St Davids Street		Lyttelton Historic Area	Defining [Scheduled item # 1169]

76 St Davids Street		Lyttelton Historic Area	Contributory
4 Stevensons Steep		Lyttelton Historic Area	Neutral
10 Sumner Road		Lyttelton Historic Area	Neutral
12 Sumner Road		Lyttelton Historic Area	Intrusive
14 Sumner Road		Lyttelton Historic Area	Contributory
15 Sumner Road		Lyttelton Historic Area	Defining
16 Sumner Road		Lyttelton Historic Area	Defining
18 Sumner Road		Lyttelton Historic Area	Neutral
19 Sumner Road		Lyttelton Historic Area	Contributory
20 Sumner Road		Lyttelton Historic Area	Defining
21 Sumner Road		Lyttelton Historic Area	Neutral
22 Sumner Road		Lyttelton Historic Area	Neutral
23 Sumner Road		Lyttelton Historic Area	Neutral
27 Sumner Road		Lyttelton Historic Area	Defining [Scheduled item # 1086]
29 Sumner Road		Lyttelton Historic Area	Defining [Scheduled item # 1168]
31 Sumner Road		Lyttelton Historic Area	Defining [Scheduled item # 1167]
33 Sumner Road		Lyttelton Historic Area	Contributory
35 Sumner Road		Lyttelton Historic Area	Contributory
37 Sumner Road		Lyttelton Historic Area	Neutral

39 Sumner Road		Lyttelton Historic Area	Neutral
41 Sumner Road		Lyttelton Historic Area	Neutral
43 Sumner Road		Lyttelton Historic Area	Defining
45 Sumner Road		Lyttelton Historic Area	Contributory
47 Sumner Road		Lyttelton Historic Area	Contributory
49 Sumner Road		Lyttelton Historic Area	Defining
51 Sumner Road		Lyttelton Historic Area	Defining
53 Sumner Road		Lyttelton Historic Area	Neutral
57 Sumner Road		Lyttelton Historic Area	Neutral
59 Sumner Road		Lyttelton Historic Area	Contributory
61 Sumner Road		Lyttelton Historic Area	Neutral
1 Ticehurst Road		Lyttelton Historic Area Category 2 List Entry # 3351	Defining [Scheduled item # 741]
3 Ticehurst Road		Lyttelton Historic Area	Neutral
5 & 5A Ticehurst Road		Lyttelton Historic Area	Contributory
7 Ticehurst Road		Lyttelton Historic Area	Contributory
8 Ticehurst Road		Lyttelton Historic Area	Contributory
9 Ticehurst Road		Lyttelton Historic Area	Neutral
10 Ticehurst Road		Lyttelton Historic Area	Neutral
11 Ticehurst Road		Lyttelton Historic Area	Neutral
12 Ticehurst Road		Lyttelton Historic Area	Contributory
14 Ticehurst Road		Lyttelton Historic Area	Neutral

15 Ticehurst Road		Lyttelton Historic Area	Contributory
16 Ticehurst Road		Lyttelton Historic Area	Contributory
17 Ticehurst Road		Lyttelton Historic Area	Neutral
18 Ticehurst Road		Lyttelton Historic Area	Contributory
19 Ticehurst Road		Lyttelton Historic Area	Defining
20 Ticehurst Road		Lyttelton Historic Area	Contributory
21 Ticehurst Road		Lyttelton Historic Area	Neutral
22 Ticehurst Road		Lyttelton Historic Area	Neutral
23 Ticehurst Road		Lyttelton Historic Area	Neutral
24 Ticehurst Road		Lyttelton Historic Area	Contributory
25 Ticehurst Road		Lyttelton Historic Area	Neutral
26 Ticehurst Road		Lyttelton Historic Area	Contributory
26A Ticehurst Road		Lyttelton Historic Area	Neutral
27A & B Ticehurst Road		Lyttelton Historic Area	Neutral
28 Ticehurst Road		Lyttelton Historic Area	Neutral
29 Ticehurst Road		Lyttelton Historic Area	Contributory
29A Ticehurst Road		Lyttelton Historic Area	Neutral
30A Ticehurst Road1		Lyttelton Historic Area	Neutral
30B Ticehurst Road		Lyttelton Historic Area	Neutral
31 Ticehurst Road		Lyttelton Historic Area	Defining
32 Ticehurst Road		Lyttelton Historic Area	Neutral
32B Ticehurst Road		Lyttelton Historic Area	Neutral

33A Ticehurst Road		Lyttelton Historic Area	Neutral
33B Ticehurst Road		Lyttelton Historic Area	Neutral
34 Ticehurst Road		Lyttelton Historic Area	Contributory
35 Ticehurst Road		Lyttelton Historic Area	Neutral
37 Ticehurst Road		Lyttelton Historic Area	Contributory
39 Ticehurst Road		Lyttelton Historic Area	Contributory
3 Voelas Road		Lyttelton Historic Area	Neutral
4 Voelas Road		Lyttelton Historic Area	Contributory
5 Voelas Road		Lyttelton Historic Area	Defining
5A Voelas Road		Lyttelton Historic Area	Neutral
7 Voelas Road		Lyttelton Historic Area	Defining
8 Voelas Road		Lyttelton Historic Area	Defining
13 Voelas Road		Lyttelton Historic Area	Defining
15a Voelas Road		Lyttelton Historic Area	Neutral
15 Voelas Road		Lyttelton Historic Area	Contributory
17 Voelas Road		Lyttelton Historic Area	Defining
19 Voelas Road		Lyttelton Historic Area	Contributory
20 Voelas Road		Lyttelton Historic Area	Neutral
21 Voelas Road		Lyttelton Historic Area	Contributory
21A Voelas Road		Lyttelton Historic Area	Defining
22 Voelas Road		Lyttelton Historic Area	Neutral
23 Voelas Road		Lyttelton Historic Area	Contributory

24 Voelas Road		Lyttelton Historic Area	Neutral
24A Voelas Road		Lyttelton Historic Area	Contributory
25 Voelas Road		Lyttelton Historic Area	Contributory
1/26 Voelas Road		Lyttelton Historic Area	Neutral
2/26 Voelas Road		Lyttelton Historic Area	Neutral
27 Voelas Road		Lyttelton Historic Area	Contributory
28 Voelas Road		Lyttelton Historic Area	Neutral
29 Voelas Road		Lyttelton Historic Area	Contributory
30 Voelas Road		Lyttelton Historic Area	Defining
32 Voelas Road		Lyttelton Historic Area	Neutral
33 Voelas Road		Lyttelton Historic Area	Defining
34C Voelas Road		Lyttelton Historic Area	Defining
35 Voelas Road		Lyttelton Historic Area	Intrusive
36 Voelas Road		Lyttelton Historic Area	Defining
38 Voelas Road		Lyttelton Historic Area	Defining
40 Voelas Road		Lyttelton Historic Area	Contributory
41, 41a,41c,41d Voelas Road		Lyttelton Historic Area	Intrusive
42 Voelas Road		Lyttelton Historic Area	Contributory
44 Voelas Road		Lyttelton Historic Area	Neutral
45 Voelas Road		Lyttelton Historic Area	Contributory
46 Voelas Road		Lyttelton Historic Area	Contributory
47 Voelas Road		Lyttelton Historic Area	Defining

49 Voelas Road		Lyttelton Historic Area	Defining
2 Webb Lane		Lyttelton Historic Area	Neutral
1-4 / 2 Winchester Street		Lyttelton Historic Area	Neutral
3 Winchester Street		Lyttelton Historic Area	Defining [Scheduled item # 1187]
5 Winchester Street		Lyttelton Historic Area	Defining
6 Winchester Street		Lyttelton Historic Area	Neutral
7 Winchester Street		Lyttelton Historic Area	Defining
8 Winchester Street		Lyttelton Historic Area	Intrusive
9 Winchester Street		Lyttelton Historic Area	Neutral
10 Winchester Street		Lyttelton Historic Area	Neutral
11 Winchester Street		Lyttelton Historic Area	Contributory
11A Winchester Street		Lyttelton Historic Area	Neutral
12 Winchester Street		Lyttelton Historic Area	Neutral
13 Winchester Street		Lyttelton Historic Area	Defining [Scheduled item # 1117]
14 Winchester Street		Lyttelton Historic Area	Defining
16 Winchester Street		Lyttelton Historic Area	Neutral
17 Winchester Street		Lyttelton Historic Area Category 1 List Entry # 1929	Defining [Scheduled item # 1331]
18 Winchester Street		Lyttelton Historic Area	Neutral

20 Street	Winchester		Lyttelton Historic Area	Defining
22 Street	Winchester		Lyttelton Historic Area	Defining
23 Street	Winchester		Lyttelton Historic Area	Defining [Scheduled item # 1115]
24 Street	Winchester		Lyttelton Historic Area	Defining
28 Street	Winchester		Lyttelton Historic Area	Defining [Scheduled item # 1110]
29 Street	Winchester	25 Winchester Street	Lyttelton Historic Area	Neutral
30 Street	Winchester		Lyttelton Historic Area	Neutral
1-4 / 31 Street	Winchester		Lyttelton Historic Area	Neutral
32 Street	Winchester		Lyttelton Historic Area	Defining [Scheduled item # 1111]
32A Street	Winchester		Lyttelton Historic Area	Defining
33 Street	Winchester		Lyttelton Historic Area	Contributory
34 Street	Winchester		Lyttelton Historic Area	Defining [Scheduled item # 1112]
35 Street	Winchester		Lyttelton Historic Area	Neutral
35A Street	Winchester		Lyttelton Historic Area	Neutral
36 Street	Winchester		Lyttelton Historic Area	Defining [Scheduled item # 1113]

37 Street	Winchester		Lyttelton Historic Area	Contributory
38 Street	Winchester		Lyttelton Historic Area	Defining [Scheduled item # 1114]
38A Street	Winchester		Lyttelton Historic Area	Neutral
39 Street	Winchester		Lyttelton Historic Area	Defining [Scheduled item # 1188]
40 Street	Winchester		Lyttelton Historic Area	Contributory
41 Street	Winchester		Lyttelton Historic Area	Contributory
42 Street	Winchester		Lyttelton Historic Area	Neutral
42A Street	Winchester		Lyttelton Historic Area	Defining
44 Street	Winchester		Lyttelton Historic Area	Neutral

Key for the Contribution to the RHA

Defining

Buildings, structures and other features that establish the historic heritage values of the Heritage Area. Defining buildings, structures and features embody the heritage values of the area and retain a level of authenticity and integrity sufficient to demonstrate these values.

* Any building or structure that is individually scheduled within Appendix 9.3.7.2 of the Christchurch District Plan is deemed, regardless of its group ranking, to be making a defining contribution to the historic heritage values of the area.

Contributory

Buildings, structures and other features that support the historic heritage values of the Heritage Area. Contributory buildings, structures and features are consistent with the heritage values of the area and may be either modified or modern buildings, structures and features in sympathy with the design and typology of their neighbours.

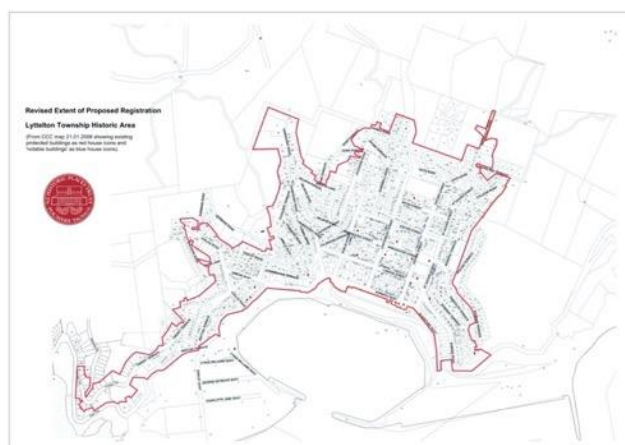
Neutral

Buildings, structures and other features that neither establish, support nor detract from the historic heritage values of the Heritage Area. Neutral buildings, structures and features may be modern buildings that introduce a new typology (for example a cluster of flats or townhouses) or a new pattern of land development (such as cross-leasing); they generally respect the overall scale and density of the area.

Intrusive

Buildings, structures and other features that detract from the historic heritage values of the Heritage Area. Intrusive buildings, structures and features are developments and typologies that are

inconsistent with the historic heritage values of the area, including, but not limited to, non-residential uses and/or high-rise buildings. Vacant lots, from which buildings have been demolished or removed, are also considered intrusive within the streetscape of the Heritage Area.



Heritage New Zealand Pouhere Taonga 'Lyttelton Township Historic Area', List Entry # 7784.

CONTEXT RECORD FORM

Area/Element Description

Historic maritime settlement located on hillsides overlooking port

Contributing landscapes

Lyttelton Harbour and Port Hills

Street and block pattern

Combination colonial grid and roadways following landscape contours

Section layouts

Varied according to locale and topography

Key Long views

Lyttelton Harbour and Banks Peninsula

Key Short views

Town centre, residential enclaves, port and hillsides

Contextual Significance

The township and port of Lyttelton are key aspects within the environs of Lyttelton Harbour and serve as a transitional space between Christchurch and Banks Peninsula.

INVENTORY OF PUBLIC AND PRIVATE REALM FEATURES

FEATURE	DESCRIPTION	
OPEN SPACE	Former Lyttelton Gaol site / Oxford Street Reserve; Albion Square; Shackleton Reserve; Baden Norris Reserve; Simeon Quay Reserve; Voelas	

	Playground (rating: Contributory)	
STREAMS	Ōhinemou (piped). Both the name of a stream and the name given to the settlement (rating: Neutral)	
CEMETERY	Dissenters & Catholic (Reserve Terrace); Anglican (Canterbury Street) (rating: Defining)	
LANDMARKS	Port Hills (rating: Defining)	
MEMORIALS	Lyttelton War Memorial [relocated to Albion Square 2014]; Soldiers' Memorial in the Reserve Terrace cemetery; Dr CH Upham Clock Tower on former Lyttelton Gaol site (rating: Contributory)	
PLAQUES	Mounted on gate pillars at entry to former Lyttelton Gaol site (rating: Contributory)	
GATES/PILLARS	Waharoa (gateway) at Albion Square; variety of entry gates and associated features (rating: Contributory)	
PATHS	Joyce Street between Simeon Quay and Dudley Street via Cunningham Terrace; Seaview Terrace; Kenners Lane (rating: Defining)	
STRUCTURES	Road tunnel entrance (rating: Contributory)	
FENCES	Variety of fences, of differing heights and materials (rating: Contributory)	
WALLS	Stone retaining walls (rating: Defining)	
WHARFS/PIERS	[Outside the RHA]	
STEPS	Joyce Street; between St Davids Street & reserve Terrace; Watson Lane; Ticehurst Road (in lieu of footpath); Gaol Steps between Oxford at St Davids Street; some to individual residential properties (rating: Contributory)	
SEATS	Amphitheatre style at Albion Square (rating: Neutral)	
SIGNS	Road signs (rating: Neutral)	
LIGHTING	Standard street lighting (rating: Neutral)	

STREET	Mixture of standard carriageways with footpaths and those that have only kerb and channel; some have railings to create separation for pedestrians. Some streets divide to access housing (rating: Contributory)	
• WIDTH	Varied according to location and topography (rating: Contributory)	
• ALIGNMENT AND LAYOUT	Town centre grid layout with streets following hillside contours on periphery (rating: Contributory)	
• MATERIAL	Asphalt (rating: Neutral)	
• KERB AND CHANNEL	Concrete (rating: Neutral)	
• FOOTPATH	Variable widths where present (rating: Contributory)	
• BERM	N/A	
Street trees	N/A	
• CLUSTER		
• AVENUE		
• INTERMITTENT		
• SIZE		
• SPECIES		
Garden planting	Planted banks on St Davids Street, Ripon Street, Jacksons Road, Reserve Terrace, Cressy Terrace (rating: Contributory)	
Private Realm Features		
MATERIALS	Brick, masonry, rock, timber, iron, concrete (rating: Contributory)	
BUILDING SETBACK	Variable across the area but many buildings, including houses, are set on or close to road boundary (rating: Defining)	
ANCILLARY BUILDINGS	Garaging for residential properties (rating: Neutral)	
TREES	Mix of trees (rating: Neutral)	
VEGETATION	Mix of vegetation; tending to informal, coastal plantings (rating: Contributory)	

VIEWS	Port of Lyttelton, Lyttelton Harbour, Port Hills & Banks Peninsula (rating: Defining)	
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CHRISTCHURCH DISTRICT PLAN
LYTTELTON RESIDENTIAL HERITAGE AREA
INDIVIDUAL SITE RECORD FORM

ITEM NAME former Dossett house

ADDRESS 33 Dublin Street
Lyttelton

PHOTO



CHRISTCHURCH DISTRICT PLAN STATUS

N/A

HNZPT LIST ENTRY STATUS

N/A

ARCHITECT/DESIGNER

RT Dossett, owner/builder?

DATE OF CONSTRUCTION

c.1870?

STYLE

Colonial vernacular

PHYSICAL DESCRIPTION

A single-storey dwelling with an L-shaped footprint and saltbox roof; gabled wing at rear (west elevation). Roof extends to form veranda across principal, east-facing elevation; cast-iron lacework, central entry and bay window at north end. Casement and fanlight type fenestration.

CONTEXT/SETTING/LANDSCAPE FEATURES

The dwelling stands on the west side of Dublin Street and is elevated above the roadway. The boundary is marked by a picket fence over a concrete crib wall. A footpath passes in front of the property, which has pedestrian access only.

MATERIALS/STRUCTURE

Timber, decramastic tiles.

ALTERATIONS

Reroofed (1970s?). Rear extension (c.1990?). New window in south wall (date unknown).

RATING

Contributory

REASON FOR RATING

A modified colonial cottage that contributes to the area's historic, architectural and contextual values.

HISTORICAL AND SOCIAL SIGNIFICANCE

The houses in this area chronicle the history of residential development in Lyttelton from the mid-19th century until the present day. Title for this property was first issued to Bridget Catherine Dossett, the wife of Rowland Thomas Dossett, a carpenter, in 1900. It was transferred by the mortgagee Henry Bowker to John and Mary Janes Carter in 1906 and has since passed through other hands. The property was subdivided to its current extent in 2020.

CULTURAL AND SPIRITUAL SIGNIFICANCE

The area has cultural value as a demonstration of the way of life of past and present residents and for the esteem in which it is held by members of the community.

ARCHITECTURAL AND AESTHETIC SIGNIFICANCE

The dwellings in this area have architectural and aesthetic value related to their style and typology. Vernacular styles predominate and the typically modest size and scale of the houses creates a sense of consistency and is expressive of the social history of the township. Although the loss of a number of public, ecclesiastical and commercial buildings following the Canterbury earthquakes changed the appearance of the town centre, Lyttelton's historic houses have generally retained a high level of authenticity.

CONTEXTUAL SIGNIFICANCE

The contextual values of the area arise from the interaction between the colonial grid of the principal streets and the topography of the township on the southern flank of the Port Hills. The steeply sloping terrain creates a high level of visual connectivity between residential properties and their wider setting.

ARCHAEOLOGICAL SIGNIFICANCE

As development has occurred in the area since the mid-19th century, the area has potential archaeological values relating to its historic use and occupation.

TECHNOLOGICAL AND CRAFTSMANSHIP SIGNIFICANCE

The craftsmanship of the buildings in the area is generally typical of the period in which they were built.

REFERENCES

John Wilson 'Banks Peninsula Contextual Historical Overview and Thematic Framework' (CCC, June 2014).

Te Runanga o Ngāi Tahu *Kā Huru Manu* available at <https://www.kahurumanu.co.nz/atlas>
Heritage New Zealand Pouhere Taonga 'Lyttelton Township Historic Area' registration report, 2009.

REPORT COMPLETED

14 November 2022

AUTHOR

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