

## Heritage

Key Information	Why is this Useful?	What is Happening?
Total number of heritage buildings, places and objects in the City.	This measures the number of buildings, places and objects in the City which are considered to have heritage value worth protecting through the City Plan process.	↑ As a result of City Plan decisions the number of heritage items listed increased to 594 in May 1999.
Number of heritage buildings, places or objects at risk of loss of heritage value or demolition.	Heritage buildings are at risk from development which may impact on them in a number of ways, from alterations and additions to total demolition.	● Currently 32 heritage items are classified as being at risk of losing heritage value or demolition.

**Other Related Sections:** Population Growth, Open Space and Natural Ecosystems, Built Environment, Urban Amenity, Part 3: The City's Economy,

The Christchurch City Plan lists 594 buildings, places or objects as having heritage value worth protecting. In some cases individual items may be listed separately as one site, while other items may include the surroundings of the building, or a site without a building. Listed heritage items have been classified into the following four heritage groupings:

- Group 1: Includes 69 heritage buildings, places and objects of international or national significance. Their protection is considered essential.
- Group 2: Includes 124 heritage items of national or regional importance. The protection of these is seen as very important where this can reasonably be achieved.
- Group 3: Includes 195 heritage items that are of regional or metropolitan significance. The protection of these is seen as important where this can reasonably be achieved.
- Group 4: Includes 206 heritage items which are of metropolitan significance and/or involve a contribution to the heritage of the City. The protection of these is seen as desirable by the Council.

Within the Central City 34 groups of buildings that contribute significantly to the streetscape have been identified in the City Plan as character groups. The architectural character and heritage qualities are an important part of these character groups. However, not all buildings in character groups are necessarily listed heritage buildings, although such buildings may be an important component of the group.

### Pressures on Heritage Items

Increasing business development in the City and the trend toward Central City living has placed many older buildings at risk. Since the year ending June 1990, 14 historic items listed in the six transitional district schemes and the proposed Christchurch City Plan have been demolished or partially demolished.

Table 2.25 shows the number of buildings in each heritage group that have been identified as being at risk of losing some of their heritage value or are at risk of being demolished. Risk to heritage items does not only come from demolition. Heritage items can lose value from not being maintained or from alterations and additions. The sale of a heritage building is potentially a risk as it may result in a change of use. At present, heritage items under threat of demolition or modification include:

- Lyttelton Times building - Cathedral Square
- Lyttelton Times/Star building - Gloucester Street
- Warner's Hotel - Cathedral Square
- McKellar House and Fleming House (Wesley Lodge/ Eventide Home Site) - Park Terrace
- Canterbury Club – Cambridge Terrace
- Mountfort buildings at Sunnyside Hospital
- Crown Tavern – Moorhouse Avenue
- Harley Building – Cambridge Terrace
- Old Saddlery – Riccarton Road
- Wigram Air Base Workshop – Main South Road
- Former Sydenham Council Building – Colombo Street
- Former Dwelling – 137 Victoria Street

**Fig 2.25 Number of Heritage Items at Risk of Losing Heritage Value or Demolition at March 2000**

Risk Factor (Decreasing Risk)	Heritage Group				Total
	1	2	3	4	
Imminent demolition	-	-	-	-	-
Consent approved for demolition	-	2	1	-	3
Environmental Court appeal	1	2	1	-	5
Application for demolition consent	-	-	3	2	5
Application for significant alteration or alternative site use	1	4	3	2	10
Deterioration or earthquake prone	2	1	1	-	4
Sale	-	3	1	1	5

Source: Christchurch City Council.