

Long Term Plan 2018-28 Submissions Overview – Heritage Facility

Overview: Issue 3: Moving our past to our future? Developing a new heritage facility

The Consultation Document proposed two options – developing a new multi-purpose heritage facility co-located with the Theatre Royal, or retaining the South Canterbury Museum as it is.

1 New multi-purpose Heritage Facility co-located with Theatre Royal

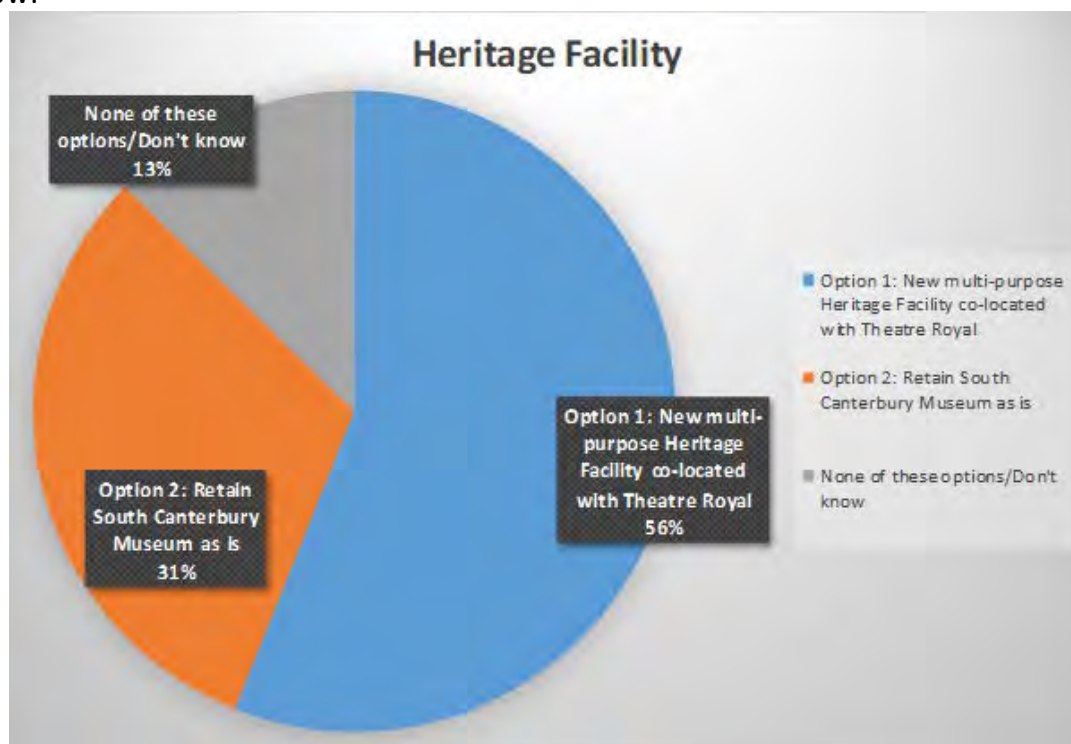
Relocate the museum exhibition areas to a new multi-purpose Heritage Facility built in the vicinity of and connected to the Theatre Royal. The existing museum site would be used for collection storage, research, archives and exhibition preparation. The new facility would be used mainly for the museum, but additional exhibition space would be available for the Aigantighe Art Gallery and for touring heritage exhibitions. Its connection with the Theatre Royal and other nearby facilities

(e.g. Te Ana Maori Rock Art Centre) would enable the development of a heritage and cultural precinct. At this point, construction is planned for around 2021, following the work needed to plan, design and fundraise for the development. Council purchased some land adjacent to the Theatre Royal site in 2005 and 2008. The project is proposed to be funded via a mix of debt, Council reserves and non-Council funding (e.g. fundraising), as outlined in the "What will these Options mean" table.

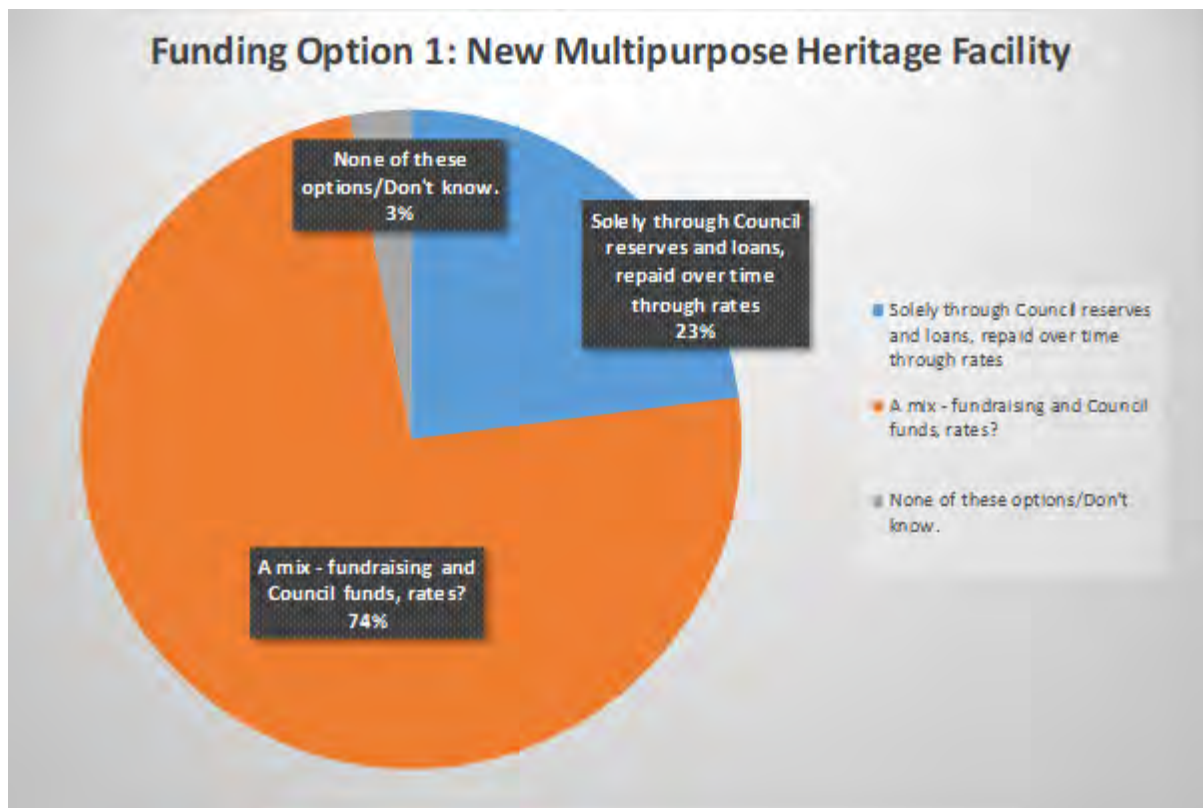
2 Retain South Canterbury Museum as is

Retain the museum on its current site in its current form, with further consideration of future options. Offsite storage leases would be extended.

547 submitters responded to this question – with preferences indicated in the graph below:



A further question was asked about funding options for Option 1 where it was supported. Results from the 270 submitters who answered this question are shown below:



Overview

- 1 The majority of submitters supported Option 1 – New multi-purpose Heritage Facility co-located with the Theatre Royal. Of those who preferred this option, nearly 75% preferred a mix of funding options being used, including rates, Council funds and fundraising.
- 2 Those supporting Option 1 supported recognised the challenges faced by the current museum, the need to modernise/futureproof and the difficulties faced by the restrictions of the current site and building. Submitters recognised the potential for the new facility to help revitalise the southern end of Timaru CBD and the concept of a cultural precinct/hub being developed, along the potential for the facility to become a Timaru visitor attraction and potential synergies with the Theatre Royal. The quotes below summarised some of the sentiments:
- 3 *“Timaru needs an area devoted to social events and exhibitions. This will refresh the inner city and entice other shows and exhibitors to Timaru, perhaps even, due to location, become the only South Island stop for these types of events”*
- 4 *“I support the idea of a multipurpose Heritage facility co-located with the Theatre Royal. The museum is past its use by date and is an embarrassment.”*

- 5 *“Timaru has long needed a multi-function Arts Centre to add interest and liveliness to the CBD, for locals and visitors alike. It has been shown elsewhere - Christchurch for example - that this is a huge asset to the economy”*
- 6 *“The whole block needs to be reignited as a heritage /art precinct to include the museum, tour base, cultural exchange, big meeting centre and refreshments open long hours as a HUB. It would link to train bus and Landing Service area well.*
- 7 *“Timaru needs to really create and refine its image - this is a good piece of the picture that will enhance our attractiveness for visitors and residents.”*
- 8 *The current Museum has outgrown its facilities, and where it is located now offers no scope for expansion. It is a wonderful resource and deserves to be rehoused and upgraded. The 'cultural precinct' idea sounds great too.*
- 9 A number of submitters also supported Option 2 to retain the Museum as it is, mainly because they preferred the existing site or viewed a new facility as a lower priority compared to other projects. Other options for developing the existing site were also suggested by several submitters from upgrading or developing the existing buildings to expanding the land footprint around the existing buildings to enable the facility to expand (e.g. purchasing land at the back of the Museum building).
- 10 *“A grandiose plan which has small chance of achieving its objectives. Save the money for things we all need.”*
- 11 *“The Museum should be kept as a separate place, just extend it a little.”*
- 12 *“Where is all the money coming from? You will have to put up my rates”*
- 13 *“Hold off any expenditure on such works until a new water supply has been sourced. We face a 4.5% rate increase as it now stands. Why push ratepayers any further as many now struggle to pay for rates now”*
- 14 *“There is room to add on. Work with St Marys over church hall. It is past its sell by date. Also trees may have to go”*
- 15 *“Maybe spruce up existing facility nothing wrong with it!”*
- 16 A number of other options were proposed to address the museum’s issues, including locating with other cultural facilities, making use of the Turnbull building, a GLAM type facility and a purpose built facility located elsewhere. Other locations were also suggested such as Caroline Bay. Several submitters suggested while a new facility was favoured, it should only occur after a CBD MasterPlan had been developed. Some typical comments were:
- 17 *“We need a new museum - whether it is co-located with the Theatre Royal or elsewhere should be determined through the development of a CBD masterplan.”*
- 18 *“An alternative Museum option is to utilise the Turnbull Building on Strathallan Street which is available for such use. This is an historic Building which would lend*

itself to an exhibition space. This would fulfil both heritage values and the inner City revitalisation. It would form a triangle of heritage & cultural centres together with the Theatre Royal and the Te Ana Maori Rock Art Centre allowing people to see more of the inner city as they move between the different sites.”

19 “Museum and Art Gallery put them together on Wai iti Road site”

20 A number of other suggestions were made relating to how the current facility could be enhanced to new ideas incorporated into a new facility. The concept of combining storage at the Museum site to enable some of the art gallery collection to be stored there was opposed by a number of submitters.

Schools Feedback - Summary

The table indicates the option selected by the majority of students:

School	Option 1: New multi-purpose Heritage Facility	Option 2: Retain Museum as is
Geraldine High School	✓	
Timaru Boys High School	✓	
Opihi College	✓	
Craighead	✓	
Mountainview High School	✓	
Timaru Girls High School	✓	
Roncalli College	✓	

Key points:

- There is heritage around South Canterbury that could be showcased – e.g. Seafarers
- Would be a “centre “ for Timaru – draw card for visitors and young people
- Proposal - Its “tucked in” no green space, not open, against another building
- Have a glass opening
- Young people looking for somewhere to go with friends/hang out – eg café at the heritage centre
- Make it multi-purpose etc. screening heritage type movies, hire out for weddings/conferences
- Would help liven up south end
- Use technology – interactive, head sets, like Te Papa and Otago Settlers Museum, make history “live”
- Make it stand out – different to other museums
- Make museum age friendly for the whole community
- Important to keep things that appeal to older people as well
- Include a scale model of what Timaru looked like in the past

- Improve archival/research capability
- Integrate with Maori Rock Art Centre
- Want to know if Timaru residents would be missing out on getting important work done if the money was spent on the Heritage facility?
- Need to look at how the museum advertises what's on – students find out about stuff that's on via posters, facebook, school notices

Topics/Sub-topics for Officer Comment (from Submitter Comments)

1) Other Development Site options/concepts

- Aigantighe/Museum combo
- Archives facilities revamp
- Caroline Bay site favoured
- CBD Masterplan
- Conference Centre
- Convert Theatre Royal to Heritage Facility
- Craigie Ave location (old Century Pool)
- Expand around existing site
- GLAM concept preferred
- Heritage value of older buildings
- Multiple heritage facilities
- New location
- Purpose built museum favoured
- Separate collections into two buildings
- Turnbull building
- Upgrade/expand on existing site

Officer comment:

- 21 In 2014 council contracted Richard Arlidge, an independent and experienced Art Gallery and Museum consultant, to conduct a feasibility study into our heritage needs. This report looked at the current sites of both the Museum and Art Gallery to make recommendations around future community and visitor needs. The report explored many options including shared or co-located facilities, new development and redeveloping the current location. Challenges that were considered included that both the Museum and Art Gallery sit on bequeathed land. The Gallery has a Deed of Gift in place that has limitations as to how any building extensions on the current site can be considered. Council also considered possible locations should a new museum or exhibition space be a preferred option. It was felt there were many benefits in keeping the Museum in or around the CBD for ease of access for visitors, proximity to other heritage and visitor features such as Landing Services building, Te Ana Maori Rock Art, Theatre Royal and the bus terminal. This location may also assist in revitalising part of the CBD that has been experiencing less foot traffic over time. Costs of purchasing

existing sites or buildings need to also factor in upgrade and strengthening requirements. In some instances this may not have been financially viable.

- 22 Council recognises that the Turnbull Building has significant heritage and notes the submissions regarding its use as a heritage centre or as part of a heritage precinct. Discussions have occurred regarding the use of the Turnbull building, and council understands that considerable work would be required on the building to meet seismic strengthening requirements and to be reconfigured into an exhibition space. Council remains open to further discussing with the owner and other organisations opportunities to preserve the heritage of the Turnbull building so that there is a future use and benefit for it.

2) Future Plan for Museum

- Define 'Heritage facility'
- Future heritage needs
- Future Planning/Long Term view required
- New ideas required
- Overarching heritage plan
- Proper Future Museum Plan required
- Sector involvement in planning
- Strategic Review required

Officer comment:

- 23 Museums Aotearoa define museums and heritage as “an organisation which is primarily engaged in collecting, caring for, developing, exhibiting or interpreting the natural and cultural heritage of Aotearoa New Zealand. The term includes marae and exhibition galleries or centres which are maintained on an ongoing basis by other organisations”.
- 24 The 2014 feasibility study determined our issues to include:
- Pioneer Hall difficulties in creating and maintaining a controlled environment in the exhibition space
 - Lack of adequate work spaces
 - Fluctuating internal humidity and temperature
 - Lack of space to host touring exhibitions
 - Current storage is at its limits
 - Access issues
- 25 Council have in place Activity Management Plans for all of its activities including the South Canterbury Museum. Creating a modern, fit for purpose, accessible and welcoming facility will require a detailed project plan and further consultation with Museum users prior to any development occurring. Council is looking at intergenerational benefits to the community for 30-40 years more, through maintaining and developing this facility.

3) Heritage Facility Rationale: Support/Oppose

- Archive/Museum split
- Cultural precinct favoured
- Cultural precinct already exists
- Development favoured
- Enhanced Timaru visitor attraction
- Existing location favoured
- High cost
- Low priority
- Positive effect on CBD
- Southend revitalisation
- Split has negative impact on use/learning of museum patrons
- Support quality museum

Officer comment:

- 26 Having attractive, accessible and fit for purpose community facilities is important to local communities, to support the wellbeing of all age groups. Our Community Outcomes include having high quality infrastructure to meet community and business needs, as well as the district having communities that are safe, vibrant and growing. Our museum is also a drawcard for visitors who may choose new locations to settle, based on what local amenities exist. This is especially important for families. Continued growth of our district is important for economic development and community facilities play an important role in this. Any improvements made need to be considered in terms of the financial cost and the value to a community today and into the future.

4) Proposed Heritage Facility suggestions/ideas/issues

- Adequate storage required
- Appropriate staffing levels
- Architectural recognition of cultural identity
- Better links between facilities
- Café
- Champions of South Canterbury section
- Design and exhibition elements
- Education Facilities
- Enhanced Marine history section
- Enhanced 'street party' options
- Ensure Transport links
- Environmental Design for building
- Increase visitor numbers
- Interactive and vibrant
- Interactive science areas
- Living History events
- More Touring exhibitions

- Parking Issues at Theatre Royal site
- Recognition of Cultural heritage
- Separate building for storage, archives
- Should reflect South Canterbury community
- Space for Alexandra lifeboat
- Staged Project proposed
- Transport between facilities
- War/Military section

Officer comment:

27 Creating a modern, fit for purpose, accessible and welcoming facility will require a detailed project plan and further consultation with Museum users prior to any development occurring to ensure all useful ideas will be captured. Items mentioned by submitters will be investigated and incorporated into the planning process as appropriate. Ideas raised by submitters such as adequate storage space, staffing, the Alexander Lifeboat and touring exhibitions have already been included as important factors for consideration. We remain passionate about preserving, caring for and displaying our local heritage for all to enjoy, now and into the future. Our history is being created every day and having the space to store and share this is very important. We are encouraged that people are enjoying the new ways we are taking history to the community such as photos in empty building in the CBD, street parties celebrating periods in our history, our Explorers club for children, which has tripled in size over the last year and other fun initiatives.

5) Existing Museum ideas

- Develop on existing site
- Digital initiatives
- Digitisation of collections
- Downsize
- Exhibit outside museum in other locations
- Existing site Accessibility issues
- Greater promotion
- Hosting events
- Interactive
- More frequent exhibitions
- Outdoor escalator
- Parking issues
- Rationalise collection size
- Security plan
- Staffing issues
- Storage maintained off-site
- transport plan
- Usage justification?

Officer comment:

- 28 Redeveloping the existing site is an option that Council have consulted on as it is an option worthy of consideration. The current site doesn't have a lot of room for redevelopment as it shares space with St Mary's church and grounds. It would require excavation into the shared hill area. Initial assessments determined in the 2014 feasibility study indicated that the cost of an appropriate redevelopment of the current site could be in excess of \$10 million (2014). While the feasibility study didn't consider options to purchase privately owned buildings in the vicinity for development, this is an option Council could consider if the current site is selected as the preferred option. Considerations as to how to repurpose some aspects of the current buildings would also be incorporated into a project plan for this option. There will be changes in operational costs of having 2 locations, if a new exhibition space is the preferred option, and this is part of the overall consideration. The existing Museum site houses some important functions that will be retained, such as the South Canterbury branch of NZSG who have records stored at the museum, and use the archives room for research. Included in the proposal for a new multi-purpose exhibition space are staff considerations, appropriate transportation for exhibits, education space that can be used for other functions or activities, and parking.

6) Funding/Financial Issues

- Charge out of district visitors
- Costings
- Council lead investor
- Discount voucher for out of Timaru visitors
- Privately funded facilities
- Sell the Museum
- User pays

Officer comment:

- 29 Our Museum continues to be a drawcard for visitors and to charge an entry fee for some and not others will be operationally difficult and may result in a drop in visitor numbers. However, this, and other external funding options would be reviewed as part of a wider funding option for any new exhibition space, should it be approved.
- 30 User charges will also be reviewed for this facility, but will be based on the Revenue and Financing Policy of the Council. Currently under this policy, it is targeted that 0-10% of the costs of the facility are recovered by user charges, donations and Government subsidies such as the LEOTC (Learning outside the classroom) programme.

7) Aigantighe Art Gallery

- Aigantighe earthquake upgrade approach

- Aigantighe storage remain at Aigantighe
- Aigantighe future plan
- Aigantighe storage clarity required
- Enable Deed of Grant to allow café onsite at Aigantighe

Officer comment:

- 31 Council are committed to completing the required earthquake strengthening work which is required to enable the reopening of the historic house gallery at Aigantighe. This required assessments by structural engineers and final sign off by Historic Places Trust before progressing to the next stage. This has now been completed and plans are underway for this project to commence.
- 32 Retaining art storage on site at the Gallery is an option that is being considered along with offsite storage. It would not be anticipated that offsite storage would be used for any paintings, paper or other mixed media art forms. Our 3D sculptures take up a lot of space, which if freed up could enable the expansion of our onsite art storage. If this was the preferred option many operational aspects would be taken into consideration. This would include fit for purpose offsite storage, appropriate transportation, and security. The Deed of Gift, which formed part of the bequest of the historic house and land, has some limitations included that need to be considered.
- 33 An onsite café has been considered in the past, but has not been supported due to the visitor numbers unlikely to sustain a viable business model. Again, building beyond the current footprint into the garden is unlikely to be allowed under the Deed of Gift, which would therefore require any café to sit within the current footprint. To have food and drink in the gallery space would be problematic.

8) Miscellaneous

- Honour Deed of Gift
- Work conditions
- Links to Outer Museums
- More large photos supported
- New Entertainment Facility on Caroline Bay
- New Performing Arts Centre
- No commercial model
- Reserve funding favoured for Recreational facilities
- Revise Deed of Gift

Officer comment:

- 34 The Grant family who originally gifted the building and grounds to the district, are still actively involved in the gallery and remain in touch. It is important that we respect the wishes of the original family members who so generously gave this fabulous community asset.

- 35 Both the Aigantighe Art Gallery and South Canterbury Museum work hard to maintain the well established relationships with other museums and galleries, both in our area and nationally. To this end, the Gallery are currently managing the touring of the Nigel Brown exhibition around New Zealand. These relationships enable us to attract and send interesting exhibitions for wider benefit.
- 36 Our funding models for any upgrades to our community facilities are discussed in full to ensure that the best solutions for any spending is considered and adopted.
- 37 While a new Performing Arts Centre might be an appropriate consideration for future Long Term Plans, depending on community support and interest, it is not one of the considerations at this time.