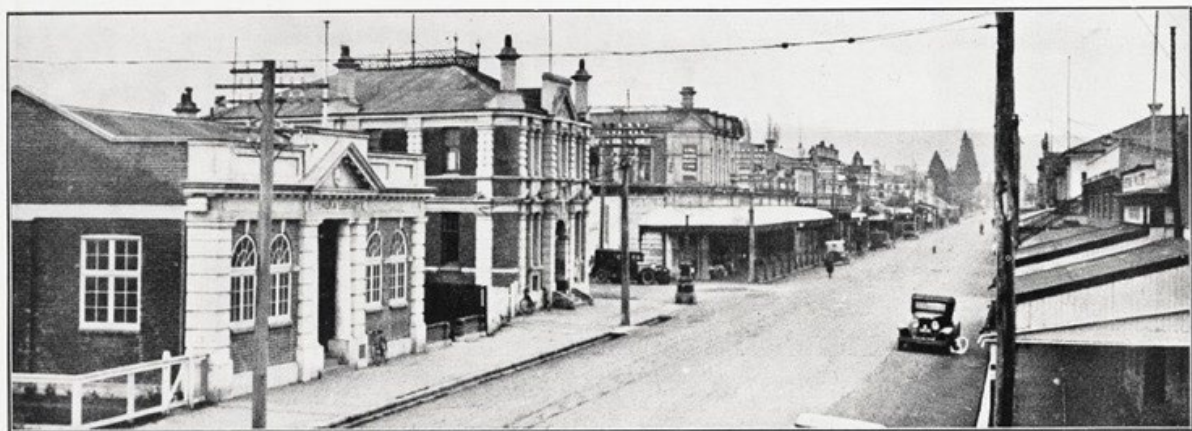


King Street, Temuka Historic Character Area

Although Temuka's earliest buildings were of timber construction, brick was being used for most public and many commercial buildings by the 1870s. It was in that decade that the first of the masonry commercial buildings on King Street heralded the development of the town centre which took definitive shape during the Edwardian era.

Several of Temuka's hotels were among the larger of the late Victorian and Edwardian buildings that constituted as fine a small-town 'main street' as anywhere in New Zealand, a character King Street has retained into the early 21st century. One of the street's oldest Victorian buildings is Martin's store of 1872 (heritage item # 127). Notable among the later buildings was Mendelson's building of 1900, south of the Royal Hotel, which contained five shops. In the immediate post-Edwardian period the Empire Hotel was rebuilt in 1913 and the Temuka in 1919. The Hayhurst family of 'Green Hayes' owned a considerable amount of property in 'downtown' Temuka and were responsible for the erection of a number of the town's notable commercial buildings in the late 19th and early 20th centuries.



View from south of Domain Avenue intersection, *Auckland Weekly News* 11 July 1934; Auckland Libraries Heritage Collections.

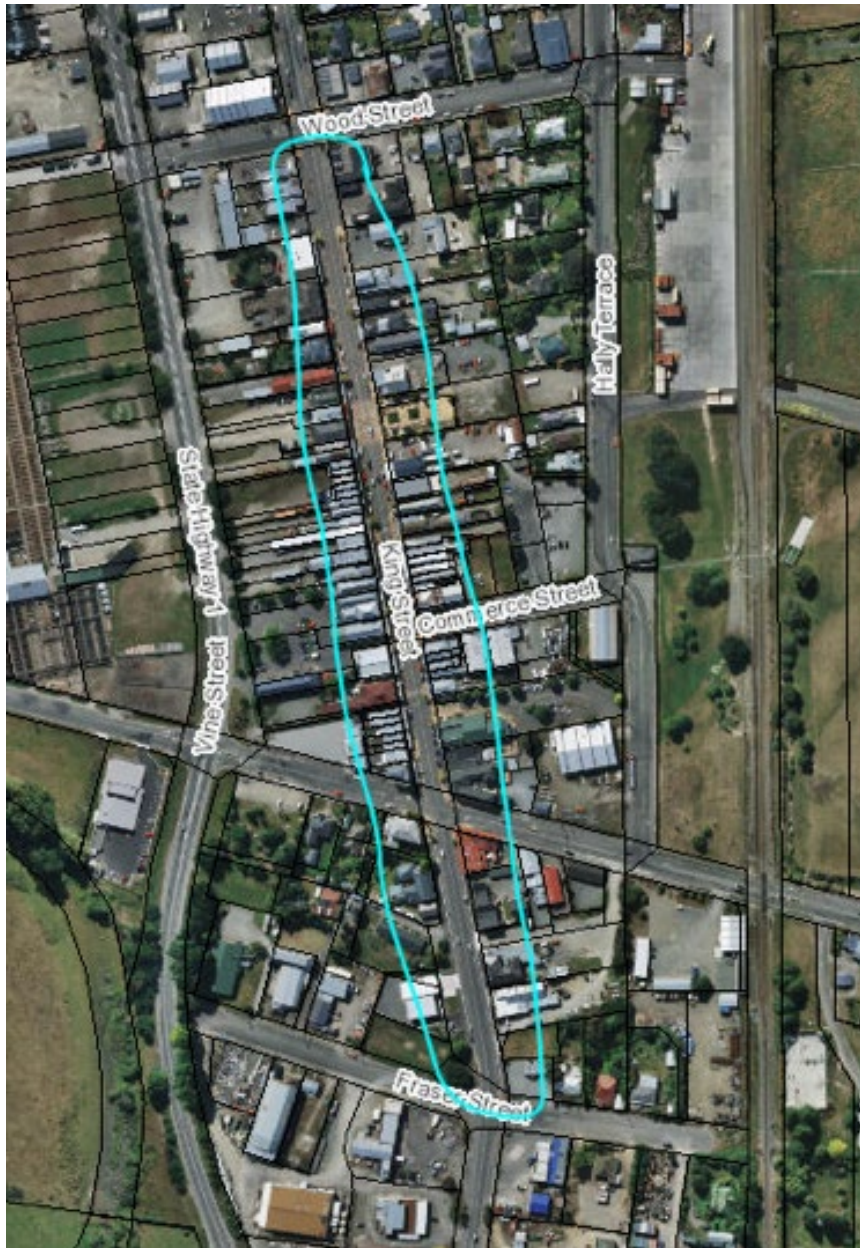
The concentration of scheduled heritage items and historic character buildings lining King Street, between Fraser Street in the south and Wood Street in the north, gives Temuka's principal commercial thoroughfare its distinctive identity and sense of place. With buildings predominantly dating from the early 1870s to the early-20th century and a combination of commercial, civic and governmental typologies, King Street embodies the formative history of a South Canterbury town.



View south with the former Job Brown's Beehive Stores (heritage item # 117, 1901-2) to the right of centre.

The King Street historic character area will identify and protect historic character features and values; create an alert layer for potential archaeological values; and manage the potential impact of future development upon notable historic character values. The area will also support the historic, architectural and contextual values of scheduled heritage items within it.

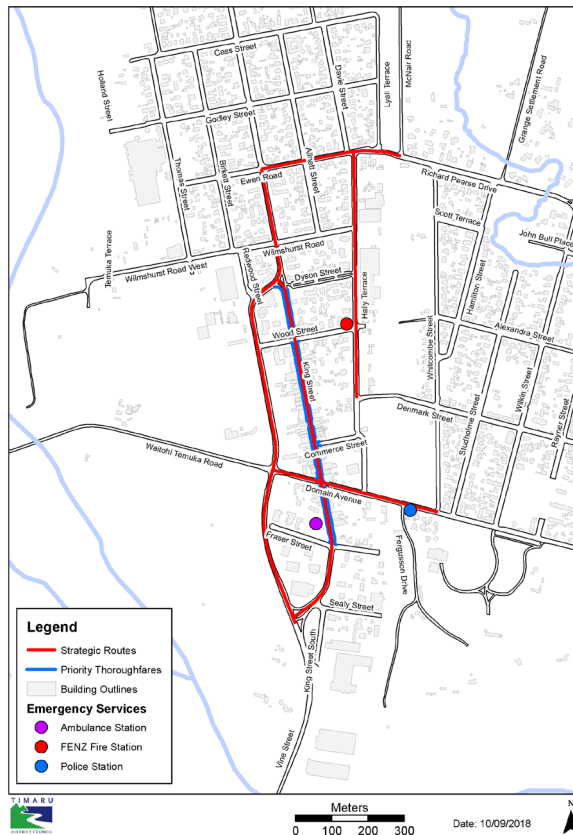
The Temuka Heritage Audit of 1999 and the 2019 historical overview and heritage assessment work undertaken by Heritage Consultancy Services as part of the district plan review provide the basis for the scale of the historic character area, as well as the evidence to support its values.



Spatial extent of area, including the roadway and properties on both sides of King Street extending from Fraser Street in the south to Wood Street in the north.



TDC Built Heritage Google Map. Brown pins mark structures of historic significance and/or character. Accessed 10 March 2020.



The historic character area encompasses most of the King Street 'priority thoroughfare' within Temuka's strategic routes.



Aerial view (c.1935-39) showing historic development pattern that remains largely unchanged, Canterbury Maps.