GORE DISTRICT COUNCIL

HISTORIC HERITAGE ITEM RECORD FORM

HERITAGE ITEM NAME	former Speden house
ADDRESS	64 Ardwick Street, Gore
PHOTOGRAPH	

(October 2021)

DISTRICT PLAN ITEM NO. (at time of assessment)	n / a	**HNZ LIST NO. & CATEGORY**	n / a
LEGAL DESCRIPTION	Lot 12 DP 1073		
GDC FILE NUMBER	3226549		
DATE OF CONSTRUCTION	1912		
ARCHITECT/DESIGNER/ BUILDER	Adam Speden, owner/builder		
STYLE	Arts & Crafts Bungalow		

PHYSICAL DESCRIPTION

Multi-level building with rectangular footprint, hipped roof and multiple gabled bays. North-facing elevation has entrance porch with glazed arcade feature framed by faceted bay window and enclosed veranda. Slope of site allows for a lower level on the east side of the house. Casement-and-fanlight type fenestration; sunhoods and battened gable ends. Veranda on east elevation has timber posts and decorative brackets & balustrading. Shed dormers light attic room.

MATERIALS/STRUCTURE

Timber framing & cladding, corrugated metal roofing.

ADDITIONS/ALTERATIONS

Attic room created (1940s?).

SETTING

The house stands on an elevated site on the west side of Ardwick Street at its intersection with George Street. Principal elevations face north and east, the latter has a view towards the Mataura River. The road boundaries are marked by a picket fence and the house is set within a mature garden. The scheduled setting is the land parcel on which the building is located; it does not include the adjacent parcel (Lot 13 DP 1073).

HISTORY

The land on which this bungalow stands was originally set aside as education reserve. The reserve was subdivided in 1909 and local builder and contractor Adam Speden acquired the two parcels at the corner of Ardwick and George Streets, the latter created by the subdivision. Speden, who had married Mary Christie in 1903 and previously lived in East Gore, built a home for himself on the corner lot in 1912. Adam Speden (1878-1963) also operated a furniture and woodware factory in Gore. He built the Carnegie-Coronation Library in 1909-10 and St Andrew's Presbyterian Church Hall & Sunday School in 1927-28; Speden also took an early interest in the new field of town planning. Speden's factory burnt down in June 1930 and was subsequently rebuilt. The Spedens were still resident in Ardwick Street in the early 1950s; the house has since passed through other hands and remains in private residential use.

HISTORIC AND SOCIAL SIGNIFICANCE

The former Speden house has historic and social significance for its association with Adam and Mary Speden and their family and the early 20th century residential development of West Gore.

CULTURAL AND SPIRITUAL SIGNIFICANCE

The former Speden house has cultural value as a demonstration of the way of life of its early occupants.

ARCHITECTURAL AND AESTHETIC SIGNIFICANCE

The former Speden house has architectural significance as an Arts & Crafts bungalow designed by its owner/builder, Adam Speden. The house shows the emerging impact of the bungalow on residential architecture in the early 1910s, wherein the formality of the villa was being superseded by the bungalow style, which was considered to be better suited to more 'natural' family life.

TECHNOLOGICAL AND CRAFTSMANSHIP SIGNIFICANCE

The former Speden house has technological and craftsmanship significance for the quality of its timber construction and detailing. Historically, as is the case today, builder's houses were typically built to a high standard in order to convey the competencies others could expect if they were to engage the owner/builder.

CONTEXTUAL SIGNIFICANCE

The former Speden house has contextual value for the contribution it makes to the historic character of northern Gore.

ARCHAEOLOGICAL AND SCIENTIFIC SIGNIFICANCE

As the building post-dates 1900, its site may have limited potential archaeological value. Section 61 Block XVI Town of Gore was undeveloped leasehold land before it was subdivided in 1909.

SUMMARY OF HERITAGE SIGNIFICANCE

The former Speden house has overall heritage significance to Gore and to the district of Gore as a whole. The building has historic and social significance for its association with Adam and Mary Speden and their family and, more generally, the residential development of West Gore in the early 20th century. The former Speden house has cultural value as a demonstration of the way of life of its early occupants and architectural significance as an Arts and Crafts Bungalow designed by its owner/builder. The former Speden house has technological and

craftsmanship significance for the quality of its timber construction and detailing and contextual value for the contribution it makes to the historic character of north Gore; its site may have limited potential archaeological value.

REFERENCES

- *Mataura Ensign* 10 November 1896, p. 3; 23 December 1909, p. 3; 8 February 1910, p. 4; 9 April 1910, p. 5; 6 January 1911, p. 1; 29 June 1917, p. 7.
- *Evening Star* 27 December 1927, p. 2; 19 August 1943, p. 4.
- *Otago Daily Times* 9 June 1930, p. 12; 9 November 1939, p. 14.
- *Otago Witness* 18 April 1895, p. 23; 26 November 1902, p. 11; 31 July 1912, p. 18.
- *Press* 9 December 1938, p. 2.
- *Star* 3 June 1930, p. 13.

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Extent of scheduling, limited to house lot only, former Speden house, 64 Ardwick Street, Gore.