



Heritage Buildings Report

Site ID

Building/Site Name

Taranaki Jockey Club Caretakers Residence (Former)

Address

1A Rogan Street, New Plymouth



Statement of Significance

This attractive bungalow was constructed in 1918 as a caretaker's residence for the Taranaki Jockey Club. Designed by the Jockey Club's architect Thomas Herbert Bates, it is an uncommon single-storey example of his domestic work. The building is a good example of an early bungalow in the local vernacular incorporating Arts and Crafts features and has some technical interest in the use of concrete construction methods. The building retains a relatively high degree of external authenticity, and is in a highly visible and picturesque setting adjacent to the eastern boundary of Pukekura Park.



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Legal Information and Heritage Status

Legal Description Lot 1 DP 9521

District Plan Item/ Map No.

Heritage New Zealand List Not listed

Construction Information

Date of Construction 1918

Principal Materials Concrete, timber, corrugated steel

Construction Professionals Thomas Herbert Bates (architect), Robert Louis Roberts (builder)

History

This building was constructed in 1918 as the caretaker's residence for the Taranaki Jockey Club. The first horse racing conducted on this site was the Taranaki Anniversary Races held on 30 and 31 March 1854.¹ Whilst racing continued annually, it would be almost 20 years before the Taranaki Jockey Club was established on 20 April 1873.² Prominent New Plymouth citizen and owner of the Taranaki Brewery, James Paul, was elected the Club's first Chairman; a position he would hold for some years.³ The first structures erected on the course during the late 1870s were mostly temporary, and it wasn't until the mid-1880s that the first substantial grandstand was constructed.⁴

Frank Messenger was appointed the jockey club's first permanent architect in 1909; a position he held until 1917 when he was replaced by Thomas Herbert Bates. During 1917-18 Bates was responsible for making various improvements to the club's grounds. These included designing a new entranceway, removing the old timber caretaker's residence (located nearer to the course), and designing the present replacement building.⁵ Thomas Bates arrived in New Plymouth in 1916, and from 1918 through to the 1920s and 1930s, was New Plymouth's foremost commercial architect.⁶ He was responsible for many reinforced concrete commercial buildings in New Plymouth's CBD, with his domestic work predominantly large homes in the English Domestic Revival style, and rarely, single-storey bungalows.⁷

As the Jockey Club leased the land on which the house was to be constructed from the Pukekura Park Board, permission was required to erect the new building. This was accordingly granted by resolution at the August monthly meeting of the Pukekura Park Board.⁸ A permit for the construction of the new cottage was granted by the New Plymouth Borough Council on 26 July 1918; Robert Louis Roberts, of Roberts and Son, was the builder, and the estimated construction cost was £800.⁹

By the Club's Christmas Meeting the improvements to the grounds, including the new cottage, were complete. The *Taranaki Herald* reported favourably on the improvements, and noted that a

¹ *Taranaki Herald*, 22 March 1854, page 1

² *Taranaki Herald*, 23 April 1873, page 2

³ Ibid.

⁴ *Taranaki Herald*, 11 April 1888, page 2

⁵ *Taranaki Herald*, 18 December 1918, page 4

⁶ Burgess, Robyn (1988). Thomas Herbert Bates, New Plymouth, Research Essay. Puke Ariki (ARC2001-468)

⁷ Ibid.

⁸ *Taranaki Daily News*, 7 August 1918, page 3

⁹ NPBC Building Register Book 1902-22, Puke Ariki Archives (ARC2011-204)

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“particularly fine new concrete residence of the bungalow type has been erected for the caretaker on the high ground some little distance back from where the old house stood”.¹⁰ The *Taranaki Daily News* also commented on the new cottage, noting that the “building looks exceedingly picturesque and is a decided ornament to the grounds”.¹¹

The building remained in use as a caretaker’s residence for a considerable period of time and has latterly been rented to private tenants.

Reference Sources See footnotes.

Description

The former TJC Caretaker’s Residence is located at the end (or beginning) of Rogan Street in New Plymouth city. It is situated on a small grassed hill adjacent to the main TSB Stadium carpark and is nestled amongst mature trees on the eastern boundary of Pukekura Park. The house contributes positively to the picturesque setting of the immediate area and is one of a number of features contributing to the special character of the wider Pukekura Park area.

The building is designed in the local bungalow vernacular, with hints of the Arts and Crafts movement also clearly visible. The main structure is a wide, moderately pitched NW-SW gable, with a small projecting front gable, and porch on the southern elevation. The exterior walls are principally concrete with stucco plaster finish, the roof structure is timber sheathed in mild corrugated steel, and two brick chimneys finished with stucco plaster rise from the rear. Typical of the bungalow style, the building features exposed rafter ends and scalloped bargeboards.

A veranda incorporating a low balustrade with simple angled timber balusters runs the length of the front elevation and is supported by large concrete posts with elegant geometric capitals at either end. Beneath the veranda a wide square bay projects slightly forward of the main front wall and is fitted with a central pair of timber panelled and glazed French casements with top-hinged transom window. Originally the bay was capped with a simple gable which has since been removed following simplification of the roofline. A pair of small leaded casements are located immediately south of the bay, whilst a further pair of French casements with transom provide additional light and access to the front living spaces.

Projecting from the south-eastern side elevation is, rather unusually, the main entrance porch. As with the front veranda, the porch also incorporates concrete posts with elegant geometric capitals and a low balustrade with simple angled timber balusters. Beneath the sloping porch is the main glazed entrance door with leaded patterned glass side-light. Further west is a pair of casements with fanlights and a single casement with fanlight; the original stayed window hoods have since been removed. The shingled gable end is bell-cast and supported by small but elegant timber brackets; oversize purlins supporting the wide eaves are a prominent feature.

The north-western elevation incorporates two pairs of casements with fanlights and a smaller pair of casements; again, the original stayed window hoods have been removed. As with the south-eastern elevation, the shingled gable end is bell-cast and supported by small but elegant timber brackets; oversize purlins supporting the wide eaves are a prominent feature. At the rear of the building is a tall pair of panelled and glazed French casements, several small wooden casements, and a small lean-to.

¹⁰ *Taranaki Herald*, 18 December 1918, page 4

¹¹ *Taranaki Daily News*, 24 December 1918, page 7



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Assessment:

Historical	This building has heritage significance for its long period of association with the Taranaki Jockey Club as a caretaker's residence.	✓
Importance to Community	-	
Architecture & Construction	A good example of an early bungalow in the local vernacular incorporating Arts and Crafts features. Some technical interest in the use of concrete construction methods.	✓
Setting and Context	Located atop a low grassed hill, and set against a backdrop of mature trees, the setting of this building is picturesque. The building is highly visible from the adjacent public carpark, and contributes positively to the character of the area.	✓
Archaeology	-	
Representativeness, rarity and integrity	This house is an uncommon example of a single-storey domestic building designed by noted New Plymouth architect Thomas Herbert Bates. The building retains a relatively high degree of integrity, and the exterior remains much as it was when first constructed.	✓
Meets threshold for listing (three or more ticks, or two ticks in one criterion)		✓

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