

AUCKLAND CITY STREETSCAPE STUDY RECORD FORM

Preliminary Information



AUCKLAND CITY

LOCATION / ADDRESS: 579 -583 Sandringham Road, Auckland	ITEM NUMBER	CATEGORY (IF SCHEDULED)
		
NAME (IF ANY) NUMBER, STREET, LOCALITY, WARD Sandringham Service Station Auckland	LEGAL DESCRIPTION Lot 2 DP 22151	
BUILDING / STRUCTURAL / OBJECT / SITE USE: <input type="checkbox"/> RESIDENTIAL <input checked="" type="checkbox"/> COMMERCIAL <input type="checkbox"/> OTHER <input type="checkbox"/> INDUSTRIAL <input type="checkbox"/> INSTITUTIONAL <input type="checkbox"/> RECREATIONAL <input type="checkbox"/> AGRICULTURAL	OTHER LISTINGS	
HISTORY & KNOWN ASSOCIATIONS <p>The Sandringham Service Station was built c 1929 for SJ Waring. Additions were made in 1930. The parapet detail indicates that it was designed and built together with the adjacent building at 583 Sandringham Road, which may have provided for a showroom or servicing function. Sydney James Waring purchased part of the corner site formerly owned by Horace Markwick from Mrs Entrican in early 1921, ¹ but may have operated a grocer's shop from there as early as 1918. ² He purchased the remainder of the site in 1929. ³ But, Waring appears to have started a series of developments on the total site, now including from the Kitchener Road street frontage (2-6 Kitchener Street, and the later, possibly c.1921 wooden block from 8-10 Kitchener Street) around to 571 Sandringham Road, much earlier. Most of "Warings' Corner" was completed in 1923. ⁴ Arthur B Hart, a grocer, operated from what was then No. 2 Kitchener Road from 1923, ⁵ and installed a concrete tank, with hand pump, to store petrol he sold by the four-gallon tin from his store. The tank and pump site is now 573 Sandringham Road, becoming a butcher's shop from c.1932-1959, and then the ASB Bank from 1966. ⁶</p> <p>Waring may also have built the block at 575-577 Sandringham Road (c.1930), ⁷ and the Sandringham Service Station (c.1929) at 579 Sandringham Road. ⁸ Waring was certainly a partner with Norman Arthur Thayer, the proprietor of the service station, until their partnership dissolved in August 1931. ⁹ Street directories note that the Service Station was operated by John Collins in 1936, and was known as the J&A Walker Service Station from 1940 until 1955. It was known as the Sandringham Service Station from c 1960 until the late 1990s. The adjacent building housed David B Turner furniture manufacturer in the early 1940s, followed by Trevor Gordon Panel beaters. From 1966 until 1995 it housed Fred Holland & Co, then Hollands Auctions, and the Hollands Bedroom Centre.</p>	ZONING Business 2	
REFERENCE SOURCES Copy of original permit drawing, on ACE Site file at Auckland City Council records. Street directories As noted in footnotes	REGISTERED OWNER	
PHOTOGRAPHS (HISTORICAL)	ARCHITECT / DESIGNER	

¹ CT 227/201, LINZ records

² Wises Directories

³ CT 227/201, LINZ records

⁴ Photo from Edendale School Golden Jubilee Booklet, dated 1923, shows Warings Corner, the earlier wooden Markwick block, and Carries' Building.

⁵ Wises Directories

⁶ Sandringham Star, March 1961, July 1966, October 1966

⁷ A permit is noted in NZ Building Record, 26 October 1929, p. 17, for a block of two shops and dwelling, brick, owner S J Waring, builder E Stevenson.

⁸ NZ Building Record, 24 July 1929, p. 18. Addition to garage, both for S J Waring and built by E Stevenson, 24 May 1930, p. 19

⁹ NZ Gazette, 20 August 1931, p. 2343



Sandringham Shopping Centre, the petrol station is at the left.
Auckland Institute and Museum Library C 23272

<p>STATEMENT OF SIGNIFICANCE The petrol station is a building type that became part of many New Zealand commercial centres around this time as car ownership increased. Built c 1929 this building contributes to the intact character of the Sandringham shopping centre which was established by a succession of buildings constructed during the 1920s.</p>	<p>PERIOD / DATE OF CONSTRUCTION C 1929</p>												
<p>AREAS OF SIGNIFICANCE</p> <table border="0"> <tr> <td><input checked="" type="checkbox"/> HISTORICAL</td> <td><input checked="" type="checkbox"/> ARCHITECTURAL</td> <td><input type="checkbox"/> TECHNOLOGICAL</td> </tr> <tr> <td><input type="checkbox"/> AESTHETIC</td> <td><input type="checkbox"/> SCIENTIFIC</td> <td><input type="checkbox"/> SPIRITUAL</td> </tr> <tr> <td><input checked="" type="checkbox"/> SOCIAL</td> <td><input type="checkbox"/> TRADITIONAL</td> <td><input type="checkbox"/> SPECIAL</td> </tr> <tr> <td><input type="checkbox"/> RARITY VALUE</td> <td><input checked="" type="checkbox"/> GROUP VALUE</td> <td><input type="checkbox"/> OTHER</td> </tr> </table>	<input checked="" type="checkbox"/> HISTORICAL	<input checked="" type="checkbox"/> ARCHITECTURAL	<input type="checkbox"/> TECHNOLOGICAL	<input type="checkbox"/> AESTHETIC	<input type="checkbox"/> SCIENTIFIC	<input type="checkbox"/> SPIRITUAL	<input checked="" type="checkbox"/> SOCIAL	<input type="checkbox"/> TRADITIONAL	<input type="checkbox"/> SPECIAL	<input type="checkbox"/> RARITY VALUE	<input checked="" type="checkbox"/> GROUP VALUE	<input type="checkbox"/> OTHER	<p>MATERIALS Plastered brick</p> <p>INTEGRITY/ SIGNIFICANT ELEMENTS The building appears to remain largely unchanged, retaining its forecourt and canopy. Modification has occurred to window and door joinery with some timber windows replaced with aluminum. There is a noticeable crack to the parapet at the top right corner of the red-painted façade, to the left of the forecourt canopy.</p> <p>STREETScape VALUE The building forms part of the group of one and two storeyed retail shops built during the 1920s which established the Sandringham Shopping centre. The buildings are designed in variations of a stripped classical style. Part of the building is built to the street edge, while the petrol station forecourt is recessed, but covered with a canopy which continues that line of the street edge. It is likely that the left hand part was built without a verandah.</p>
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	<p>CONTRIBUTION TO COLLECTIVE CHARACTER HERITAGE VALUE medium</p> <p>DATE OF SURVEY</p> <p>EXTERIOR: Nov 07, May 08</p> <p>INTERIOR:</p>												
<p>PREPARED BY: Lisa Truttman and Matthews & Matthews Architects Ltd FOR: AUCKLAND CITY COUNCIL <i>Note: Street numbers derived from Council GIS system</i></p>	<p>BY: Matthews & Matthews Architects Ltd</p> <p>CHECKED:</p> <p>PHOTOGRAPHED: May 08</p>												