

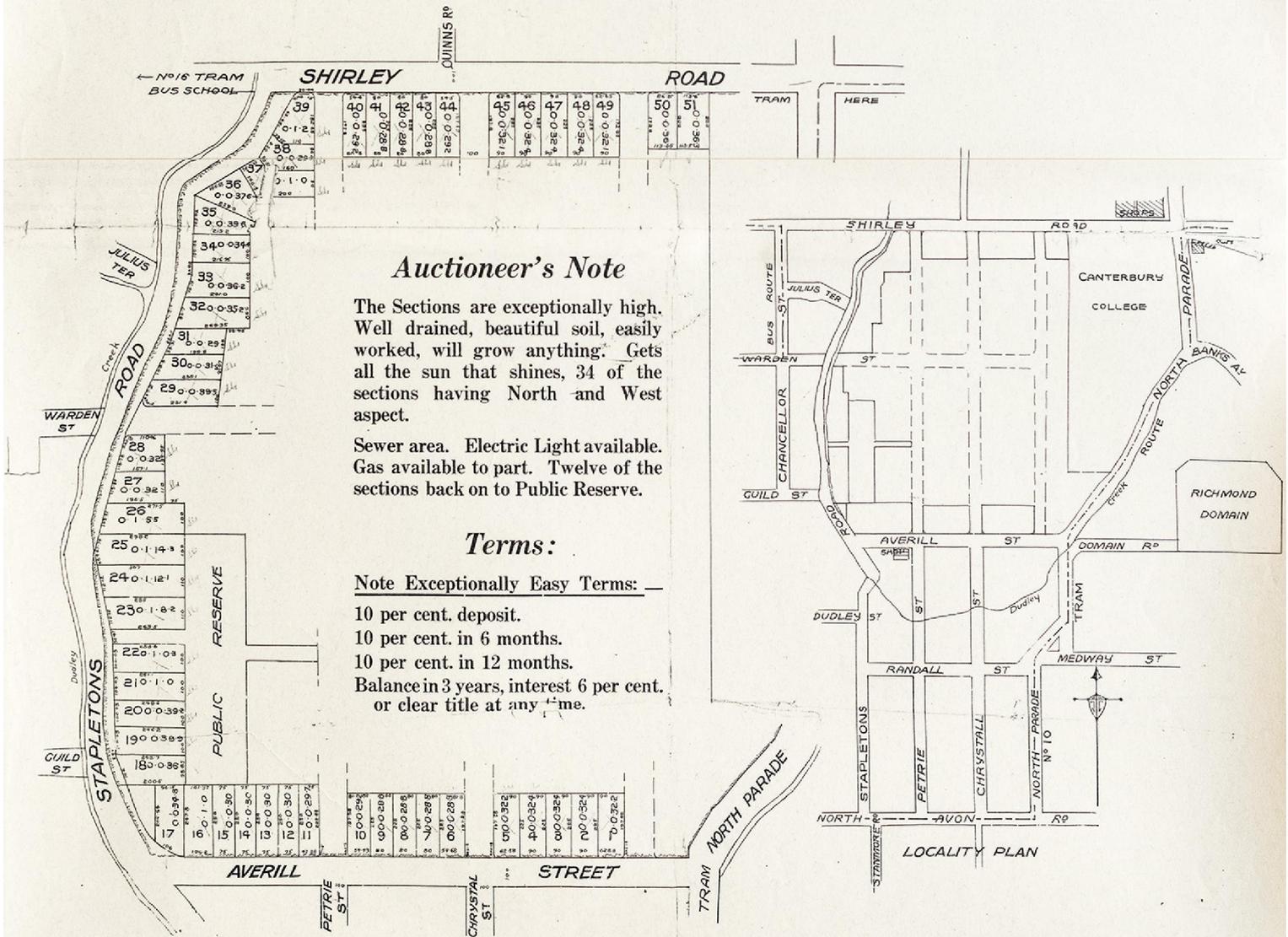
SALE PLAN OF LONG LOOKED FOR SUBDIVISION AUCTION SALE OF 51 MAGNIFICENT BUILDING SITES

WEDNESDAY NIGHT, NOVEMBER 18th, 1925, at 7.30 p.m., in our Land Sale Rooms,
corner of Cashel and Manchester Sts. On Account of D. Neil, Esq., who purchased from the Church Property Trustees.

Fronting on Averill Street, Stapleton's and Shirley Roads. These Sections are served by No. 10 and No. 16 Trams
and the Shirley Bus. The Block is close to Shirley School. The areas range from 28 perches to 1 road 14 perches,
frontages from 75 links to 186 links.

Boards are erected on the Block

Jones, McCrostie Co. Ltd.
Auctioneers



Auctioneer's Note

The Sections are exceptionally high. Well drained, beautiful soil, easily worked, will grow anything. Gets all the sun that shines, 34 of the sections having North and West aspect.

Sewer area. Electric Light available. Gas available to part. Twelve of the sections back on to Public Reserve.

Terms:

- Note Exceptionally Easy Terms: —
- 10 per cent. deposit.
 - 10 per cent. in 6 months.
 - 10 per cent. in 12 months.
 - Balance in 3 years, interest 6 per cent. or clear title at any time.

Areas and measurements subject to survey.
SCALE: 2 chains to an inch.

F. W. Freeman,
Licensed Surveyor,
Christchurch.

Subdivision Sales Notice — 1925

This poster announces the residential development of land along Shirley Rd and the north end of Stapletons Rd. The area between North Avon Rd and Shirley Rd had become part of Christchurch City in 1914¹ and was still predominantly farmland.

It is interesting to note that the sections are advertised as serviced by both sewers and electricity: 'Electric light available'. Large-scale electricity reticulation was still a recent development in Christchurch at this time. The Lake Coleridge power station, which supplied Christchurch with a reliable, large-scale electricity supply, had only begun operating ten years earlier.² The Christchurch sewer system had seen little expansion between 1880s and the end of WW1. But changes to the Christchurch Drainage Board's funding had allowed the board to expand operations to new areas. These areas relied on a series of pumping stations to move sewage directly to the sewage farm at Bromley, bypassing the largely gravity-based sewer system that had been installed in the central city area a generation earlier. The site that would be occupied by the pumping station on Stapletons Rd (#27) is laid out, but otherwise unmarked on the large-scale map. The pumping station was built in 1927.³ The sewer pipes in this area were laid in a series of contracts between 1924 & 1927.⁴

The smaller-scale map at right shows the tram route to and from New Brighton (via North Beach), along North Parade, North Avon Rd and Stanmore Rd. This map also shows a small part of a bus route running along Warden St, the north end of Chancellor St and Shirley Rd; this service commenced in 1925.⁵ The map also shows the development of the area between Averill St and North Avon Rd up to this time. Stapletons Rd, Petrie St and Chrystal St, all named after early residents, have been formed, as has Randall St, which had been named after the Archbishop of Canterbury 1903–28⁶. The map shows an intention to extend both Petrie and Chrystal Streets further north, but only Petrie St was extended. Warden St runs west of Dudley Creek and was later extended eastwards as shown in dotted lines on the map. This smaller map shows a shop on the south-west corner of Petrie and Averill St. No sign of this has been apparent for many years. Shops are also marked on the north side of Shirley Rd at the intersection with Marshland Rd.

The large map indicates the direction to the #16 tram route, which ran to St Albans Park, and notes the presence of Shirley Primary School, which had opened in 1916 on the south side of Shirley Rd between Chancellor and Slater Streets. An area of land was set aside as a public reserve as part of the subdivision; this was named Petrie Park in 1948.⁷

St Saviour's Orphanage occupied a large site at 73 Stapletons Rd, west of Dudley Creek between Guild and Dudley streets, but is not marked on either map. The orphanage remained on the site until the 1950s when the site was converted to accommodation for the elderly and was renamed Churchill Courts. Both this complex and Julius Terrace were named after Churchill Julius, the second Anglican bishop of Christchurch between 1890 & 1925. Julius Terrace had earlier been named Harper Terrace after the first Anglican bishop, Henry Harper, bishop from 1856 to 1890.

References

- ¹ Cookson, J. & Dunstall, G. *Southern Capital: Christchurch*. 2000. p288.
- ² Alexander, M. *Christchurch, A City of Light*. 1990. pp38–44.
- ³ May, J. (Ed) *The Architectural Heritage of Christchurch #10. Pavilions, temples & four square walls, Christchurch pump houses and substations*. n.d. p7.
- ⁴ Hercus, A. *A City Built Upon a Swamp*. 1942. p.84–89 & p97.
- ⁵ Alexander, M. *Tram to the Terminus*. 1993. p53.
- ⁶ Harper, M. *Christchurch Street Names: R*. 2016. P5.
- ⁷ Harper, M. *Christchurch Place Names: N–Z*. 2016. p22.