33 Russell Street, Nelson

C ranked heritage item in the operative NRMP
Not listed by HNZPT

Part Sec 1180 SO 112


[NCC, 1 April 2019]

California bungalow style house *(c.1925?)*; front of which has been altered to accommodate off-street carparking (c.1992).

The house may have been built for Minnie and James Cullen Williams (a mariner turned storeman, died 1929); it was later owned and occupied by their son Emery. James and Minnie Williams lived at the corner of Haven Road and Russell Street in the 1910s and purchased the subject lot in January 1925.

Assessment: The building has modest architectural values and has been modified. *It contributes to the historic character of Russell Street but there is no evidence to suggest that the house is anything more than a representative example of interwar housing.*

Recommendation: Delete. There is insufficient evidence to support scheduling on the proposed Nelson Plan. Inclusion within the Russell Street Heritage Precinct will suffice to manage character and amenity values.

Dr Ann McEwan
Heritage Consultancy Services

15 September 2020 [*italicised sentences inserted 16 April 2024*]

Assessment according to the heritage criteria:

Historic And Social Significance
The former Williams house is not associated with a notable person or event and has limited historic and social value as an example of interwar residential development in Russell Street.

Cultural And Spiritual Significance
The former Williams house has modest cultural value as a demonstration of the way of life of its former residents.

Architectural And Aesthetic Significance
The former Williams house has modest architectural value as a modified California Bungalow style dwelling. The building is not a significant or authentic example of its style. The designer is unknown.

Technological And Craftsmanship Significance
The former Williams house has modest value under this criterion as an example of typical interwar construction methods and materials. The builder is unknown.

Archaeological Significance
The site of the former Williams house may have potential archaeological significance given the colonial development of this part of the city.

Scientific Significance
The former Williams house may have minor scientific value for its potential to provide further information about the original design and construction of the building.

Group, Landmark And Contextual Significance
The former Williams house has some contextual value for the contribution it makes to the historic character of Russell Street Heritage Precinct and, more generally, Beachville.

Summary Statement
The house is a typical example of its interwar period and style but its construction history is somewhat obscure. Modifications to the front of the property have undermined its overall integrity and there is no evidence to support an assessment of historic or architectural significance.

Recommendation
Delete this item from Appendix 1 as it does not meet the heritage assessment criteria.

References:
Nelson Evening Mail 6 February 1926, p. 4.
Land Information NZ, Street Directories and Electoral Rolls.

Review date: 16 April 2024