

WDC District Plan Review – Built Heritage Assessment

Historic Overview - Raglan & District



HERITAGE
CONSULTANCY
SERVICES

Raglan

The main part of Raglan township was originally known as Putoetoe and the harbour as Whaingaroa (sometimes spelt Whangaroa or Waingaroa). The land around the harbour was occupied by Tainui Awhiro, Ngati Tahinga, Ngati Mahanga and Ngati Mahuta at various times. Europeans settled earlier here than in most parts of the Waikato: the harbour provided a sheltered anchorage for traders sailing along the west coast and that factor, plus the existence of a large Maori population, encouraged the establishment of a Wesleyan mission station in 1835. Flax trader John Adolphus Kent visited the harbour had during the 1820s and in 1836 the harbour was surveyed by Captain Thomas Wing.¹

In April 1835 Rev James Wallis and his wife Mary Ann were the first Europeans to settle in the Raglan area, at Te Horea, the north head of Whaingaroa Harbour. Their first child, Elizabeth, born on 23 November 1835, was the first European child born in the district.² The people of Horea kainga allowed the missionaries use of the land and 50 to 60 men built a church and a whare for the young couple. The people there were already familiar with European crops, pigs and materials and clearly had had considerable European contact by the mid-1830s. High-level discussions between the Church Missionary Society and the Wesleyans regarding territory led to the recall of the Wallis family. They left Te Horea in June, 1836, but returned to Whaingaroa in March 1839.³ Wallis then chose a new site, Nihinihi on the south side of the harbour, for the mission station.

James and Mary Ann Wallis worked at Nihinihi until 1863. Wallis baptised several prominent chiefs including Te Awaitaia, the paramount Ngati Mahanga chief who took the name William Naylor, which translated as Wiremu (or Wi) Nera (or Neera). Wiremu Patene (William Barton) was also baptised by Wallis and set up a mission school at Karakariki. Mary Ann Wallis, who was for many years the only Pakeha woman in the district, helped teach at the mission school. The mission station consisted of a church, house and at least two other buildings, gardens and a mill. Several Maori whare were nearby and several hundred Maori parishioners attended services.

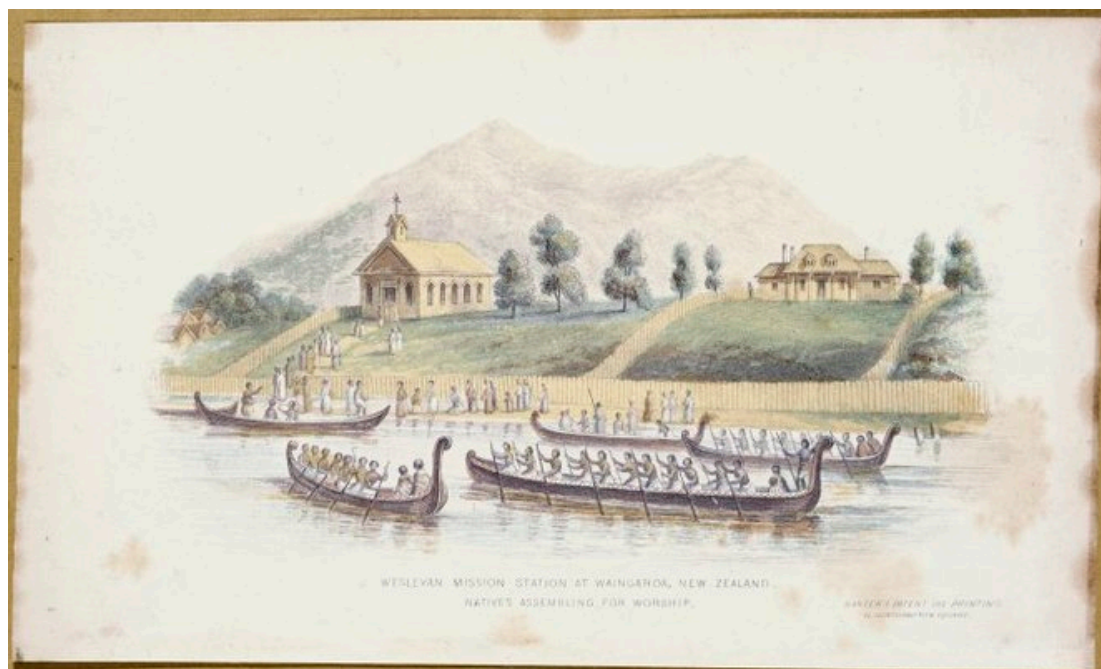


Figure 234: "Wesleyan mission station at Waingaroa, New Zealand. Natives assembling to worship." Wesleyan Missionary Society, London, 1846. B-088-014. Alexander Turnbull Library, Wellington.

¹ NZ Map 4605, Sir George Grey Special Collections, Auckland Libraries.

² Portrait Elizabeth Wallis, Raglan Museum 1969.15.3.

³ Luxton, C.T.J. *The Rev. James Wallis of the Wesleyan Missionary Society* Wesley Historical Society, 1965 p.17. However this date is contrary to the Deed of Purchase, signed at Whaingaroa on 27 February 1839.

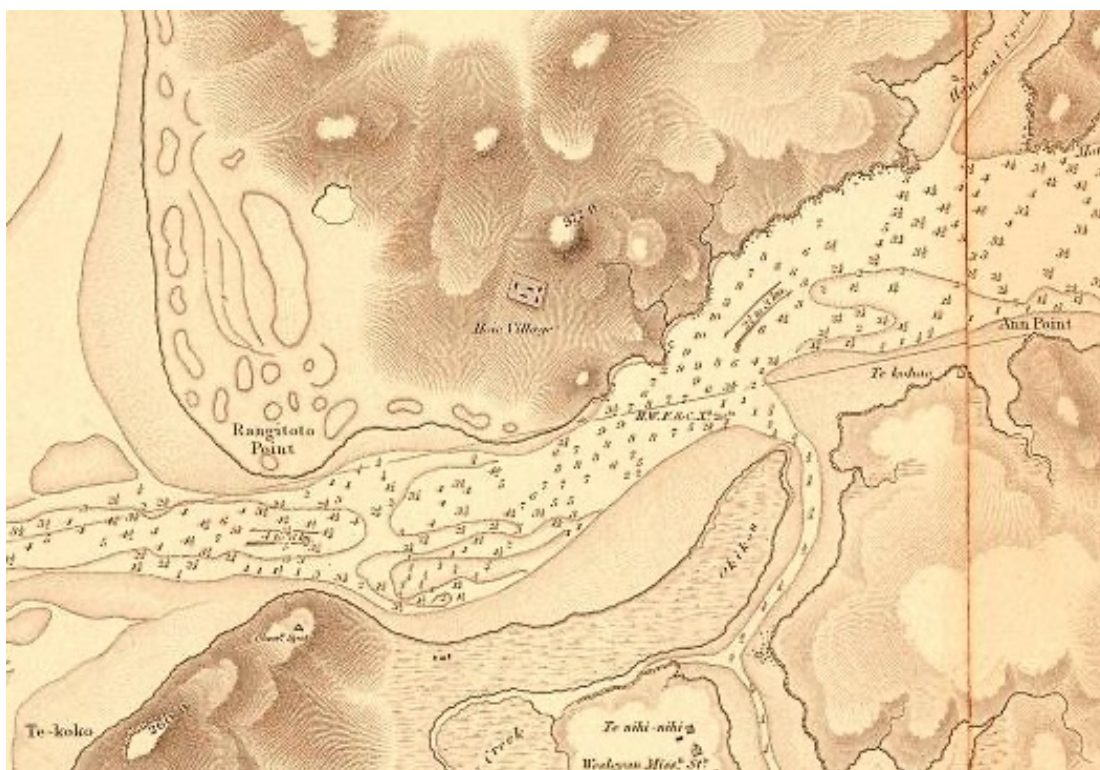


Figure 235: An 1854 survey of Whaingaroa Harbour shows 'Hoie Village' [centre] with several buildings within a rectangular fence; in another version of the map the village is named 'Hoe'. 'Te-nihi-nihi Wesleyan Missⁿ Stⁿ' is identified on the southern side of the harbour, but no buildings yet in what was to become Raglan township (centre right). Part of 'Whaingaroa Harbour 1854 surveyed by Commander B. Drury'. Map 3910, Sir George Grey Special Collections, Auckland Libraries, Auckland.

Rev Cort Schnackenberg continued the mission in Raglan from his base at Kawhia, but moved to Raglan in about 1865. A boarding school in connection with the Wesleyan mission had 17 scholars, but its location is not known.⁴ By 1870 Schnackenberg was assisted by the Maori minister Wi Patene.⁵ The Schnackenbergs lived at the mission station until the minister's death in August 1880.⁶ In March 1881 tenders were invited for a 14 years' improving lease of the Wesleyan Mission farm, 'consisting of 79 acres of land with a good house thereon'.⁷ The mission house burnt down on 27 March 1889 when it was occupied by Mr Sewell and family – possibly Frank Sewell, civil engineer, and his wife Alice.⁸ Accounts varied as to the extent of the fire, but at least 'one of the outhouses' and the mission house were destroyed.⁹

The Wallis mission station is commemorated on a Centennial Memorial seat at the seaward end of Bow Street, erected by Wallis descendants on 2 February 1935. The family name stayed in the district with son William milling flax and farming at Okete.

The 76 acres at Nihinihi had earlier been sold to the Wesleyans by Te Awaitaia, the deed being signed 27 February 1839.¹⁰ The Wesleyan Church had the sale ratified in the Land Claims Court in 1845.¹¹

⁴ *Daily Southern Cross* 10 June 1869, p. 4

⁵ *Star* 21 February 1870, p. 2

⁶ E.g. *Daily Southern Cross* 6 April 1871, p. 3; *Waikato Times* 29 May 1873, p. 2; *New Zealand Herald* 12 August 1880, p. 5.

⁷ *Waikato Times* 29 March 1881, p. 3.

⁸ Waipa Electoral Roll 1893

⁹ *New Zealand Herald* 5 April 1889, p. 6.

¹⁰ Deeds No. 404 in H. Hanson Turton Maori Deeds of Old Private Land Purchases in New Zealand, From the Year 1815 to 1840, with Pre-Emptive and Other Claims; Te Nihinihi Block (Wesleyan Mission-station), Whaingaroa District <http://nzetc.victoria.ac.nz/etexts/TurOldP/TurOldP0382.gif>

¹¹ OLC 45

In 1851 the government purchased 19,680 acres from Ngati Mahanga through Te Awaiaia – the land extended from the Oporuru River to Takapanui ‘and thence by line to Kauroa ... from Kauroa to the Waitetuna River which it followed to the shores of the harbour, and back to Oporuru’.¹² Raglan township was laid out in 1851-52 by the government. At that time, it extended only from Oporuru River to Aroaro Bay and east to Cross Street, and several of the surveyed roads were shown as straight, which was wholly unachievable given the terrain.¹³

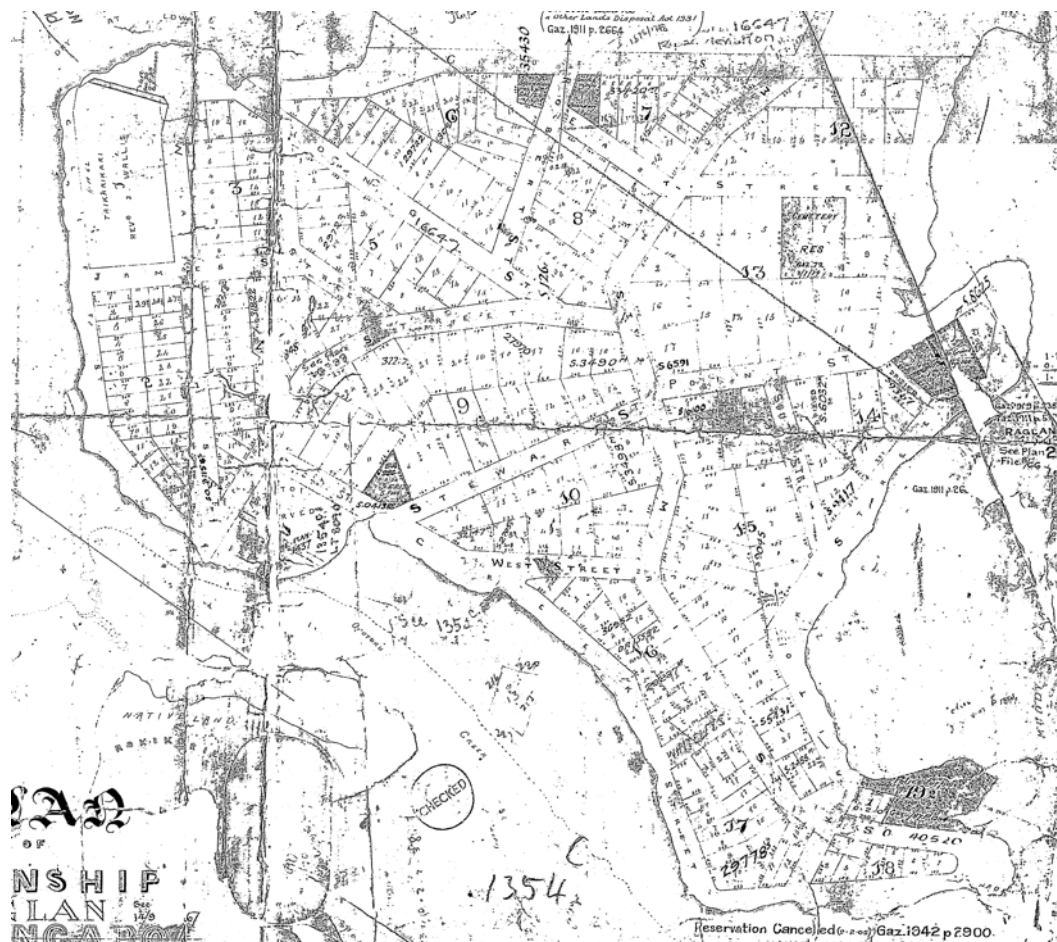


Figure 236: 'Plan of Township of Waingarua'. NB north is towards top left; Cross Street runs across the top edge of the map. SO 1354 C QuickMap.

The first purchaser was Rev Wallis. He bought the block bounded by James, Wallis, Cliff and Puriri Streets on 16 June 1852.¹⁴ Te Awaiaia was granted the block between the foreshore and Wi Neera Street. In 1853 Henry Chamberlain purchased 2002 acres adjacent to the proposed township and surveyed it into small sections of up to 2½ acres – the area now encompassing Primrose Street, Lily Street, Government Road and Manukau Road. Further to the east were parcels ranging in size from 15 to 75 acres.¹⁵ Thereafter several prospective settlers bought land within the township and the land to the east which was developed as European-style farms.

As part of the Raglan land sale the government provided Te Awaiaia with money to build a large weatherboard house, which was erected on the east side of Wi Neera Street. Relations between Te Awaiaia and the government remained cordial through the war and after Te Awaiaia's death on 27 April 1866 a tall limestone monument was erected by the government in his memory (1870); this stood on Wi Neera Street near to his whare but has since been shifted across the Oporuru River to his burial place.

¹² RT Vernon *Raglan* p. 12.

¹³ SO 1354 C.

¹⁴ SO 1354C; Vernon p. 12.

¹⁵ SO 3912 C.

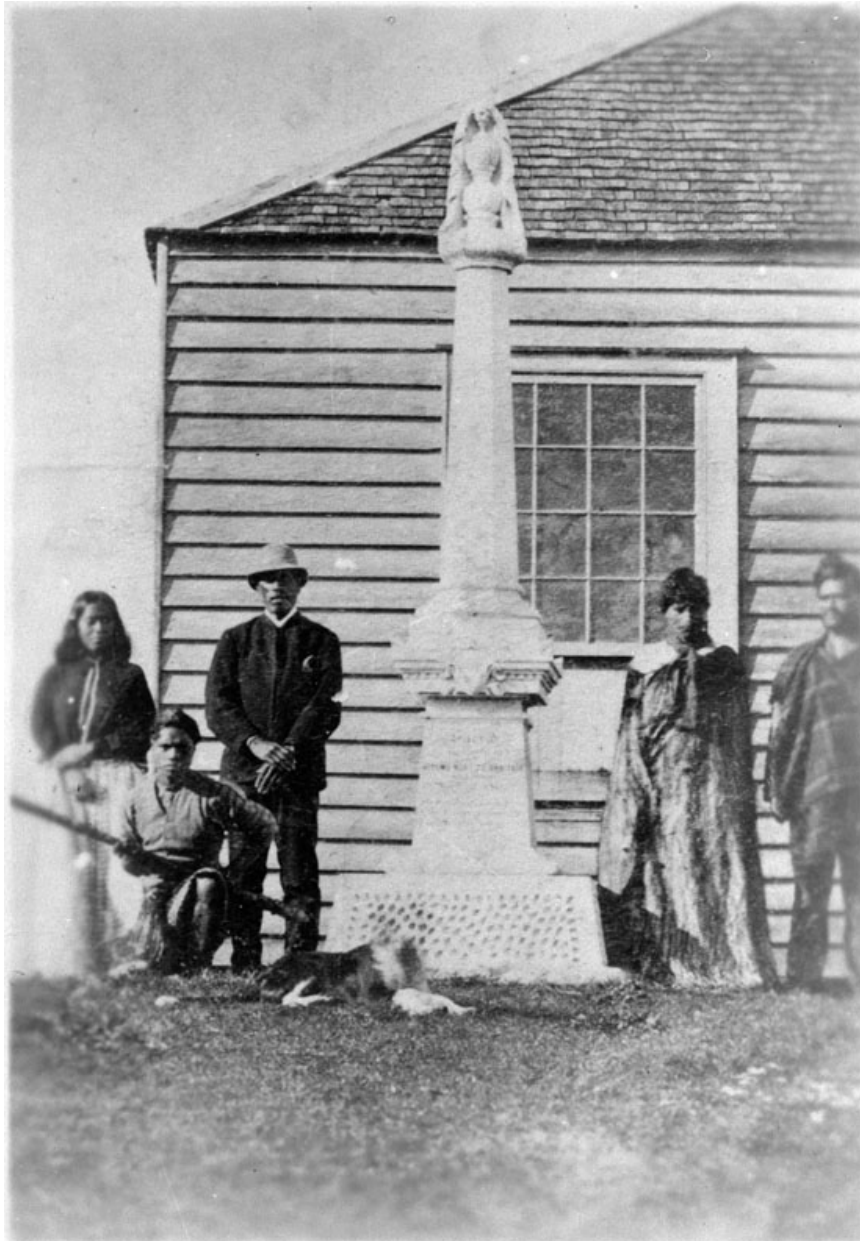


Figure 237: The monument to Te Awaitaia in its original position in Wi Neera Street. HCL 6583, Hamilton City Libraries.

Although Raglan was relatively isolated from the rest of the Waikato by the Hakarimata Range and Mount Pirongia, the colonial government established a military outpost at the New Year in 1864 to defend their troops from attack from the east. At that time Raglan was a town with three stores, three hotels, stables, European settlers and about 100 of Te Awaitaia's men.¹⁶ There were no military engagements in the immediate area, but nonetheless the Waikato War had a major impact on the settlement as many local people evacuated the town and storemen and farmers suffered from troops and others pillaging, ruining crops and killing their stock. On the western side of Wi Neera Street the courthouse, built in mid-1863, was modified in July-August 1863 for use as a blockhouse within a redoubt with ditch and bank earthworks.¹⁷ Rifle pits were dug outside the redoubt.¹⁸ A small contingent of Armed Constabulary was based at the remodelled redoubt from 1870.¹⁹

¹⁶ Vennell & Williams 1976 p. 79.

¹⁷ *Daily Southern Cross* 29 July 1863 p.3; 12 August 1863 p.3; site record R14/341

¹⁸ 'Raglan', *Daily Southern Cross* 12 August 1863, p.3.

¹⁹ W Gumbley and Sian Keith 'Raglan Footbridge replacement; assessment of archaeological values', unpublished report to Waikato District Council, 2009, p.8.

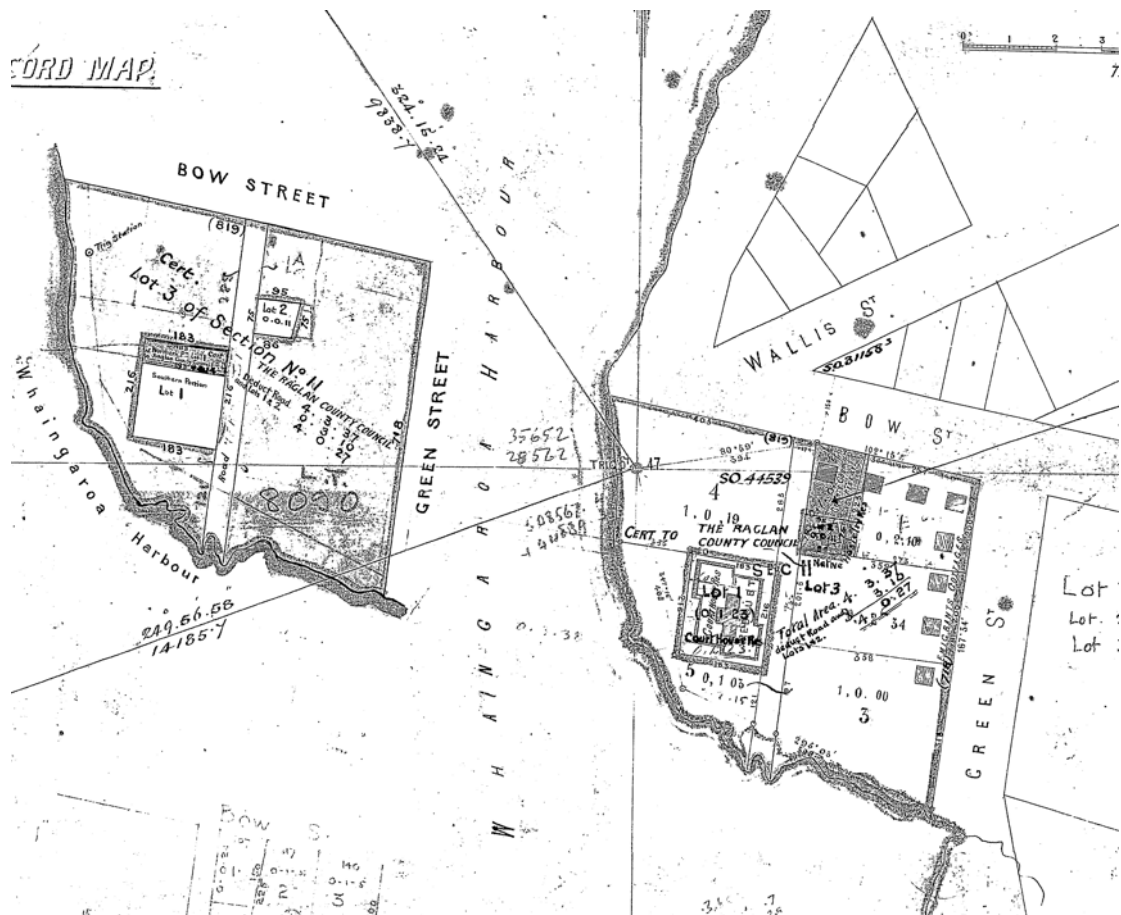


Figure 238: SO 1437 (part) drawn in 1877 shows the block between the foreshore, Bow Street and Green Street, the courthouse with the redoubt and eight immigrant cottages. The Ngati Mahanga hostelry is not shown. QuickMap.

In 1866 the Whaingaroa Highways Board was established as the first local body in the district.²⁰ Raglan continued to grow and Raglan County was constituted in 1876, with the council offices based there.

In 1874 Raglan's European population was 112, residing in 52 dwellings.²¹ By 1880 Raglan had a courthouse, jail, public library, a Wesleyan church, two hotels, two stores, a school and a number of private dwellings.²² The government had erected ten cottages for immigrants, but they were never used for that purpose; some being sold, one presented to the County Council as an office for the County and Road Board, and another 'has been metamorphosed into an English church' (see below).²³ The population in 1880 was about 200 Europeans and about 400 Maori either in the town or the immediate vicinity.

²⁰ Vennell & Williams, p. 101

²¹ Ibid, p. 104.

²² *Auckland Star* 18 February 1908, p. 6.

²³ *Waikato Times* 24 February 1880, p. 2.



Figure 239: The 1908 Raglan Courthouse, photographed in 1910. 1/2-000938-G, WA Price Collection, Alexander Turnbull Library, Wellington.



Figure 240: The Anglican Church in Green Street, 1 August 1910, re-modelled from an immigrant cottage. 406063, Sir George Grey Special Collections, Auckland Libraries.

By the 1880s Raglan was becoming known as a holiday destination, being fairly accessible by sea via Onehunga for Aucklanders but less so by road from the Waikato. In July 1889 the lack of accommodation for visitors was noted and in late November 1889 a public meeting to discuss the issue was held.²⁴ The meeting resolved that more cottages should be built for families visiting Raglan and a committee was formed to investigate the possibility of council buying land and erecting cottages. At an Ordinary Meeting of Raglan County Council on 25 and 26 November 1890 the accommodation situation was discussed: the council noted that there was a need for building sites and that it was possible to get income from leasing council property.²⁵

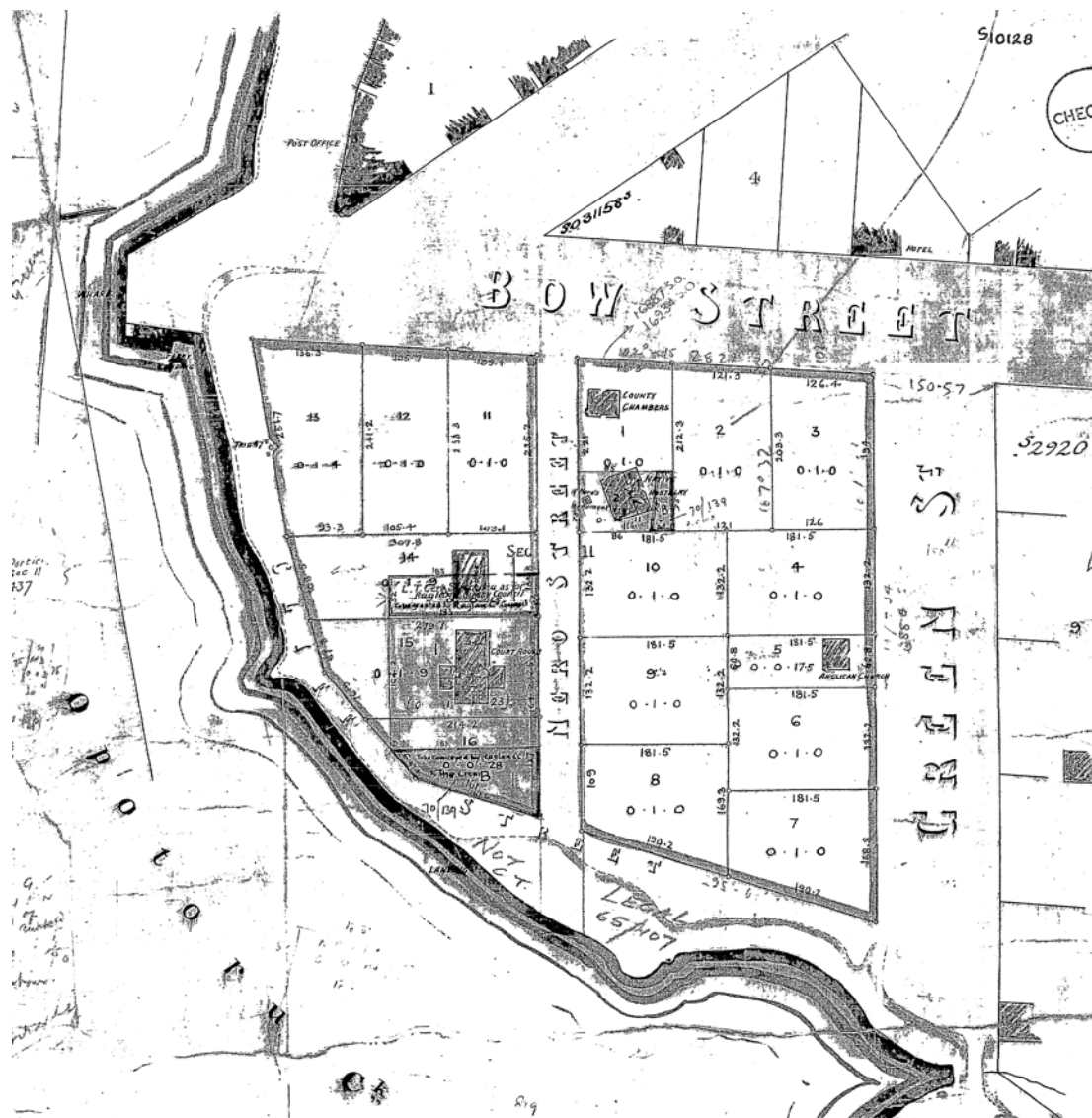


Figure 241: A survey of part of Raglan in 1891 shows the locations of some of the early buildings: the courthouse, native hostelry, Te Awaitaia's monument, the County chambers, and the Anglican church; on Bow Street are the hotel and a few other buildings and on Cliff Street is the post office. The first wharf and ferry landing is shown at top left and another landing is marked near the end of Nero Street. SO 1354 C1 (part). QuickMap.

Until adequate roads were constructed through to the Waikato basin, Raglan was dependent on the sea as its main access. Larger vessels anchored in the channel and ferried people and freight ashore in small boats. The first wharf was built near the end of Bow Street in 1874 but only smaller ships could use it, and then only at high tide.²⁶ The second wharf, built in 1890, was a long jetty extending into the

²⁴ *Waikato Times* 18 July 1889 p.2; 6 November 1889 p.2

²⁵ Minutes of Ordinary Meeting 25 and 26 November 1890, Raglan, Raglan County Council Minute Books, Waikato District Council

²⁶ *Vernon Raglan* p. 27; Vennell and Williams p. 192.

harbour channel from the end of James Street.²⁷ It is no longer extant. The current wharf built in 1919 and enlarged several times since.²⁸ Most of the structure and its buildings burnt down in 2010 but have since been replaced (2014).

Apart from supporting the fishing industry, the wharves were necessary for the other local products: butter, flax and wool. From the early 1970s cement formed the bulk of the harbour's trade and two tall cement silos were built on the Ann Point wharf.²⁹ These have now been converted into accommodation units.

Hotels & halls

An early hotel owned by a Mr Fuller was operating in Wallis Street by 1863, but it closed after the militia left.³⁰ There was also the Travellers' Hotel.³¹ Two other hotels, the Harbour View and the Royal (or Raglan), provided accommodation, refreshments and venues for public meetings and inquests for many years. The first Harbour View Hotel was opened by George Moon in 1866 at a time when Raglan was developing as a European-style settlement. The hotel burnt down twice, each time being re-built on same site. The current building dates from 1905. The Royal Hotel was trading by 1859 at the beginning of Cliff Street by the first wharf.³² In early May 1905 it burnt down along with Gilmour Bros' and Sutton's stores.³³ The Royal was re-built in 1905 but is no longer extant.³⁴



Figure 242: The Raglan wharf with the Royal Hotel behind, 1910. 1/2-001018-G, WA Price Collection, Alexander Turnbull Library, Wellington.

²⁷ Vernon *Raglan* p. 27

²⁸ *Ibid*, p. 28.

²⁹ Vennell and Williams, p. 196.

³⁰ Vernon, p. 107.

³¹ *Daily Southern Cross* 27 April 1858, p. 2.

³² *New Zealander* 16 February 1859, p. 2.

³³ *Auckland Star* 8 May 1905, p. 5.

³⁴ *New Zealand Herald* 1 July 1905, p. 8.



Figure 243: The third Harbour View Hotel. Gilmour Bros. 1910. G-321-1/2. Price Collection, Alexander Turnbull Library, Wellington.

The first hall available for hire in the town was a large two-storied building in Wallis Street, owned by local chemist William Powell in the 1860s. He also had rooms for his shop on the ground floor and lived with his family on the upper floor.³⁵ Another building used as a hall in the early 1900s was a large unlined barn, formerly a store, on the block between Green Street and the post office.

On 28 July 1893 a public hall was opened.³⁶ Its use was short-lived, however as it was converted into a general store for Wong Lem & Co. shortly before it burnt down in March 1906.³⁷ In early December 1906 the Raglan Town Hall Company accepted the tender of WJ Smith to build a replacement hall.³⁸ The opening of the town hall on 22 March 1907 was celebrated with a concert and dancing.³⁹ In 1927 this building burnt down, along with Hardey Bros' drapery, the *County Chronicle* office and the Town Board office which consisted of a board room, public library and ladies' rest room. The Town Board office had been built only a year earlier. A new combination town hall and municipal building built in ferro-concrete opened in December 1928, incorporating a board room, ladies' rest room and dressing rooms, supper room, kitchen and library.⁴⁰

³⁵ Vernon *Raglan* pp. 57-8.

³⁶ *New Zealand Herald* 7 August 1893, p. 3.

³⁷ *Waikato Times* 15 March 1906, p. 2.

³⁸ *Waikato Times* 10 December 1906, p. 2.

³⁹ *Waikato Times* 23 March 1907, Page 2; *Waikato Times* 3 April 1907, p. 2.

⁴⁰ *Auckland Star* 17 December 1928, p. 5.



Figure 244: Raglan Town Hall, 1910. 1/2-000612-G, WA Price Collection, Alexander Turnbull Library, Wellington.

Other halls functioning over the years include the Anglican parish hall in Green Street, the Union Church hall in Stewart Street, and the Bowling Club pavilion as well as facilities as Poihakena Marae and the RSA clubrooms.⁴¹

Commercial & industrial activities

Early traders established businesses in Raglan from 1855: these included Edwin Davey, Richard Nazer, Richard Galvan, George Vause and Robert Gilmour, each of whom in turn fulfilled the function of postmaster.⁴² James Rendell ran the post office from Gilmour Bros. store on the corner of Bow and Cliff Streets, but this burnt down in the Royal Hotel fire. From 1 March 1894 the post office was in premises leased from the County Council on the corner of Bow and Wi Neera Streets; this in turn burnt down. A new purpose-built post office was built, in brick, on the corner of Bow and Wi Neera Streets in 1914. The building was demolished in 1978 and a new building opened on the same site in 1978.⁴³ The site is now occupied by council offices and a branch library.

⁴¹ Vernon *Raglan* p. 58-9.

⁴² *Ibid*, pp. 98-99.

⁴³ *Ibid*, p. 100.



Figure 245: Gilmour Brothers' general store on the corner of Green and Bow Streets. 1/2-000006-G, WA Price Collection, Alexander Turnbull Library, Wellington.



Figure 246: Raglan Post Office, 1910. 1/2-000382-G, WA Price Collection, Alexander Turnbull Library, Wellington.



Figure 247: Raglan Post and Telegraph Office, 16 July, 1915. 1/2-000689-G, WA Price Collection, Alexander Turnbull Library, Wellington

Other retailers in the late 19th and early 20th centuries included Moon and Cameron, Arthur and Albert Langley, WJ Smith's or Smith's Supply Stores and the Farmers' Union Trading Company from 1920 until the 1950s. Through this period the town developed into a service centre for the wider district.



Figure 248: Looking down Bow Street in the 1920s before the palms were planted, with the Town Hall, RE Hunt drapers and outfitters and several other shops with the two-storey post office at the far end opposite the Harbour View Hotel (far right in distance). 1/2-018639-G, Alexander Turnbull Library, Wellington.

Raglan had its own newspaper from 1903, the *Raglan County Chronicle*. Its first premises burnt down in the big fire of 1927 but the paper survived until 1973. The *Raglan New Chronicle* appeared from 1988, becoming the *Raglan Chronicle* in 2004. By the 2010s it was a free weekly.⁴⁴

The Raglan A&P Association owned a large 4-acre plot to the east of Green Street [Wainui Road] in behind the Bow Street shops. In 1909 the association subdivided six parcels along Green Street and three along Bow Street, retaining nearly three acres.⁴⁵ At that time the premises along Bow Street were Gilmour Bros. on the west side of the corner of Bow and Green Streets, AR Langley's on the opposite corner of Green Street, NR Cox, Raglan Printing and Publishing Co. and the Raglan Town Hall.

A dairy factory was built in Raglan in 1915 and operated until 1939.⁴⁶ The factory was in production in time for the 1915-16 season and a manager's house in timber was built at the same time.

Access to Raglan East was limited by the Awaroa Inlet, which was only wadable at low tide, but by 1910 a footbridge had been built across the inlet. It has since been replaced with a causeway and Wallis Street extended over it. Spanning the Oporotu River [Inlet] required a more substantial bridge. Its completion in 1907 meant the people from Raglan West and the district around the coast to Ruapuke had easier access into Raglan.⁴⁷ The original bridge was replaced in the mid-1950s.

⁴⁴ <http://www.teara.govt.nz/en/photograph/43184/newspaper-offices-raglan-county-chronicle-early-1900s>

⁴⁵ DP 7731.

⁴⁶ Vennell and Williams, p. 192, 193.

⁴⁷ Ibid, pp. 162-3.



Figure 249: Old Mill Bridge over the Aroaro Creek, Raglan Harbour, 1910. 1/2-001843-G, WA Price Collection, Alexander Turnbull Library, Wellington.

The footbridge across to Te Kopua from the town has been an iconic landmark since the first one was built in 1929.⁴⁸ Poor construction defied attempts to repair and patch the concrete and in 1962 it was declared unsafe and closed. By that time the camping ground, established in c. 1938, and the recreation area at Te Kopua were popular with residents and visitors and pressure was brought to bear on Raglan County Council to replace the bridge. This was eventually agreed to in 1963; that bridge in turn having been replaced recently.

Churches

A Wesleyan church was built in 1865 but it was serviced for several years by the missionary based at Nihinihi. Rev Schnackenberg and Hamiora Ngaropi administered to European and Maori parishioners.⁴⁹ After Rev Schnackenberg died in 1880, Rev William Slade took over the ministry.⁵⁰ The church was on the site of the current bowling green in James Street.⁵¹

A Presbyterian church was also erected in 1865, the opening services being held on 23 August.⁵² A Congregational Church was built at the corner of Stewart Street and Wainui Road in 1895. The Congregationalists had previously worshipped in the Methodist [Wesleyan] church in James Street and they acquired the church on the hill at Okete that had been built in the 1870s.⁵³ James Rendell sold his large house on Norrie Avenue to the church for use as a manse in 1898.⁵⁴ In 1943, congregation sizes in Raglan having fallen, the Congregational

⁴⁸ Vernon, p. 166.

⁴⁹ *New Zealander* 7 November 1865, p. 3

⁵⁰ *Waikato Times* 14 April 1885, p.3; *Auckland Star* 12 January 1889, p.1

⁵¹ Vernon, p. 81.

⁵² *Daily Southern Cross* 31 August 1865, p. 4.

⁵³ Vernon, pp. 82, 85.

⁵⁴ *Ibid*, p. 82.

Union, Presbyterian, and Methodist churches combined to form New Zealand's first Union Church.⁵⁵

The first Anglican church in Raglan was one of the 1874 immigrant cottages on Green Street [Wainui Road]. It served the community for 52 years and was used as a parish hall for a further 20 years until 1952, when it was sold. On 3 May 1925 a new church built on Bow Street, St Peter's, was dedicated by Archbishop AW Averill.⁵⁶ In 1956 a vicarage was built adjacent to the church and a parish hall in 1962.⁵⁷



Figure 250: St Peter's Church. 4-6041, Sir George Grey Special Collections, Auckland Libraries.



Figure 251: James Street, Raglan, looking east, 1 July, 1910. Photograph taken by the Gilmour Brothers. On the right of the street are the first Catholic Church, and T F Bray's house on the right of the church. 1/2-001023-G. Alexander Turnbull Library, Wellington.

⁵⁵ Vernon, p. 83.

⁵⁶ Ibid, p. 86.

⁵⁷ Ibid, pp. 87-8.



Figure 252: The Congregational Church, later the Union Church, on the corner of Stewart Street, July 1910. 1/2-000569-G, WA Price Collection, Alexander Turnbull Library, Wellington.

Education

Classes were held in a tent in 1866 and then moved into the Wesleyan-Methodist chapel before a single-room school was built on Stewart Street in 1883. There were then 40 pupils on the roll. In 1903 the building's lobby was enlarged to form a small second classroom. Another larger room was added in 1906, and another in 1929 with an office as well.⁵⁸ By 1937 it was necessary to split the school community, the senior classes being taught elsewhere until a new school was built. The primary classes remained in the old school until 1963. In 1962 another school was built at the end of Norrie Avenue, catering for Years 1 to 13, and the old school was later used as Whaingaroa Arts and Work Centre (1988) and Old School Arts Centre (since 1994).



Figure 253: Raglan Public School, 1910. 1/2-001021-G, WA Price Collection, Alexander Turnbull Library, Wellington.

Health

⁵⁸ Historical plans prepared by Ros Empson, Auburn Design, 2007.

Raglan's first medical officer was Dr Walter Harsant who served the district from 1857 to 1878.⁵⁹ After his departure chemists William Powell and Thomas B Hill dispensed medicines and helped with medical issues. The town was served by a doctor again from 1903.⁶⁰

A five-bed maternity hospital opened on 15 October 1953 in Manukau Road and closed in 1970.⁶¹ It re-opened in 1972 as a geriatric hospital, now called Raglan Hospital and Rest Home catering for 36 residents.⁶²

Raglan has benefitted on a number of occasions from the philanthropy of Daniel Bryant of Hamilton. Bryant gifted his Raglan farm and a large sum of money to establish the Bryant Convalescent Home for Children on the hill overlooking Wainui Beach in 1921. The home received its first guests at the end of 1925. In 1955, the DV Bryant Trust purchased a property in Cliff Street to run as a women's retreat. In 1964 the existing house on the property was replaced with a purpose-built facility, named the Bryant Retreat in 2003.⁶³



Figure 254: Bryant Home for convalescent children, 1929. APG-1602-1/2-G, AP Godber Collection, Alexander Turnbull Library, Wellington.

⁵⁹ Vernon *Raglan* p. 146.

⁶⁰ *Ibid*, p. 152.

⁶¹ Vennell and Williams p. 253; Vernon *Raglan* p. 154.

⁶² <http://raglanhospital.co.nz/>; Vernon *Raglan* p. 155.

⁶³ <http://www.raglan23.co.nz/2014/50-years-celebrated-by-bryant-retreat/>



Figure 255: Aerial view of Raglan from the south, 21 February 1947, shows the relatively sparse nature of the town at that time. WA-05567-F, Whites Aviation Collection, Alexander Turnbull Library, Wellington.

Raglan West

In 1899 EH Schnackenberg, a Kawhia journalist, bought four acres from the Methodist Church Mission, acquitting all 76 acres of the church property in 1906. In 1940 he subdivided it into four unequal parcels. Most of the land was subdivided for residential use in three stages (1944-50) by owner Phyllis Wood; Opoturu Road, Marine Parade and Nihinihi Avenue were thus created. Owner AA Smith developed to the west of Opoturu Road in 1952. The two-acre parcel to the west of Te Hutewai Road [Te Mata-Raglan Road] was subdivided in 1950 by then owner NC Rankin.⁶⁴

These subdivisions prompted the residential development of Raglan West, largely in to holiday baches. The area at the mouth of the harbour remains Maori Land and is occupied on lease arrangements.

Te Akau Station

After the Waikato War of 1863-64, the government confiscated the land between Whaingaroa and Port Waikato; more than 90,000 acres. It became known as the Te Akau Block. In 1866 the Crown returned the land in separate large parcels to named members of Ngati Tahinga and Tainui Awhiro, plus a small area to Honana Maioha of Ngati Mahuta who had been working on land at Te Horea. Disputes arose between the iwi as to boundaries and ownership of the land. These disputes were heard, but not settled satisfactorily, in various courts such as the Maori Land Court and the Compensation Court through to the early 1900s.

From 1868 the Te Akau Block was leased from Ngati Tahinga and Tainui Awhiro and run as a sheep and cattle station, first by South Island runholder HC Young, who soon went into partnership with

⁶⁴ DP 32533, DP34392, DPS 699, DPS 1817, DPS 1062.

Christchurch shipping agents, Miles, Hassall & Co. The property remained undeveloped until 1874 when the first shipment of 10,000 merino sheep from Canterbury arrived with shepherd James Burgess. Pasture was sown, buildings and yards were built and a large staff of Maori and Pakeha was employed. In February 1877 the lease was taken over by two other South Island run-holders, brothers John and Michael Studholme, in conjunction with Auckland entrepreneur Thomas Russell. Financial difficulties saw Te Akau Station taken over by the New Zealand Land Association (part of the New Zealand Loan & Mercantile Agency Company) in 1890. It became the largest sheep station in the district.

The main homestead for the station manager was at Te Horea but other houses and farm buildings were situated further north at Mangati, Ohoka and Maratai. The homestead was extended in 1885. At one time it was known as 'Bachelor's Hall'. In 1881 a visiting correspondent described the homestead, groves of peach trees, a substantial woolshed, stables, meat shed, butchery, saddlery, sheep dip.⁶⁵ In 1894 a house used as the men's quarters was destroyed by fire. A flax mill was established in 1889 by a Mr Hall up the coast at Tauterei Stream.⁶⁶ In 1906 the mill was run by Rutherford, and was still operating in 1907.⁶⁷



Figure 256: A view of the farm buildings and yards at the Te Horea end of the station. The shearing shed had 16 stands. Whaingaroa Harbour and Mt Karioi are in the background. Photographer Rev. William Slade, early 1880s. X001.82.2, Raglan Museum.

The wool clip, flax and other commodities were loaded on to boats at a small bay below the farm buildings, a store shed being erected there to protect outgoing and incoming freight. A jetty built below the homestead, at the end of a flight of limestone steps, allowed for easy access to Raglan. Over the years the different managers played prominent roles in Raglan social and community events. People visited from Raglan for annual picnics, to play in the sand dunes and inspect the spectacular limestone outcrops.⁶⁸

⁶⁵ *New Zealand Herald* 12 March 1881, p. 6.

⁶⁶ *Waikato Times* 26 October 1889, p. 2.

⁶⁷ *New Zealand Herald* 8 November 1906, p. 7; *Waikato Times* 5 January 1907, p. 2.

⁶⁸ *Waikato Times* 29 December 1906, p. 2.



Figure 257: 'Te Akau Homestead on Darrow's Station, Te Akau, near Raglan, 1910'. 1/2-001084-G., WA Price Collection, Alexander Turnbull Library, Wellington.

The Crown acquired then sold off portions of the Te Akau Block.⁶⁹ The Te Akau Road was improved in the early 20th century and a new jetty, to replace the jetty at Te Akau Station, was built to provide better access for people living in the Te Akau area.

Waingaro

As land was opened up for lease or purchase, settler farms were established in the Waingaro-Te Akau area. Communities formed around schools, sports events and social occasions. Access to Waingaro and Te Akau was either by road from Ngaruawahia, via the road around Raglan Harbour through Ohautira, or by boat to the landing at the head of Raglan Harbour. At Waingaro, the first school was established in 1892, initially in the McDonald homestead and later (from 1908) in the Waingaro hall. A purpose-built school building was eventually constructed in 1955.⁷⁰

By the early 1880s people outside the district were aware of the Waingaro Hot Springs and in 1883 an area around the springs was surveyed as a potential settlement.⁷¹ In 1888 Samuel Wilson built a hotel and bath-houses and opened the baths to the public.⁷² Wilson also had an extensive orchard and vegetable gardens, a large farm, and a flax mill on the Kerikeri Creek.⁷³ A store was built shortly after the hotel, run by Wilson and his son-in-law Emile Bernet; a post office operated from the store from 1912.⁷⁴

⁶⁹ *Auckland Star* 18 February 1908, p. 6.

⁷⁰ Geoffrey Seavill *Pack Horse to Jet* p. 11.

⁷¹ Vennell and Williams p. 132.

⁷² *New Zealand Herald* 25 December 1888, p. 6.

⁷³ *Waikato Times* 16 February 1889, p. 1.

⁷⁴ Seavill, p. 10.

A hall was built at Waingaro in 1901 and for a while church services were held there until an Anglican church, St Alban's, was built in 1907.⁷⁵ The Waingaro sheep saleyards opened in 1917, farmers from all around the district bringing their sheep to sell or simply to socialise.⁷⁶



Figure 258: St Alban's Church, Waingaro. 4-6061, Sir George Grey Special Collections, Auckland Libraries.

South of Raglan

A 1976 account of southern Raglan described a land of 'plateau and plain, sea coast and inland river, dominated by the smooth cone of Mt Pirongia [and Karioi] ... its townships and scattered farming settlements consist, in the main, of one store, a church, a school, a post office, and possibly a community hall surrounded by a few houses'. Included in this description were Ruapuke, Te Uku, Te Mata, Karioi, Kauroa, and Waitetuna 'among the quiet rural communities in the area'.⁷⁷

Aotea

In 1840 a Wesleyan Mission Station was established at Raoraokauere at the north head of Aotea Harbour, the land having been under the control of chief Kewene Te Hako (Ngati Nako, Ngati Whawhakia, Ngati Haua).⁷⁸ Two survey maps, one dated 1860, show the Mission land as being 50 acres, another drawn in 1886 for Maori Land Court hearings as 162 acres.⁷⁹ The mission was founded by Hanson Turton and by 1844 he had nearly 20 acres in wheat. Wheat production at the mission and around the harbour increased steadily until 1848 when 200 acres were harvested.⁸⁰ The first water-powered mill in Raglan County was erected at Aotea in 1847 by a European millwright engaged by the local people. A further 306 acres was granted to the mission when it was short of firewood – this land

⁷⁵ Seavill, p. 9.

⁷⁶ Vennell and Williams, p. 168-9.

⁷⁷ Ibid, p. 310.

⁷⁸ Vernon & Buckeridge, 1973 p. 6.

⁷⁹ OLC 76, ML 6008 /2A.

⁸⁰ Vennell and Williams, p. 43.

was at Karatoto on the east side of Pakoka River.⁸¹ Turton was replaced by Gideon Smales and by 1847 had built up a flock of 100-200 sheep.⁸²

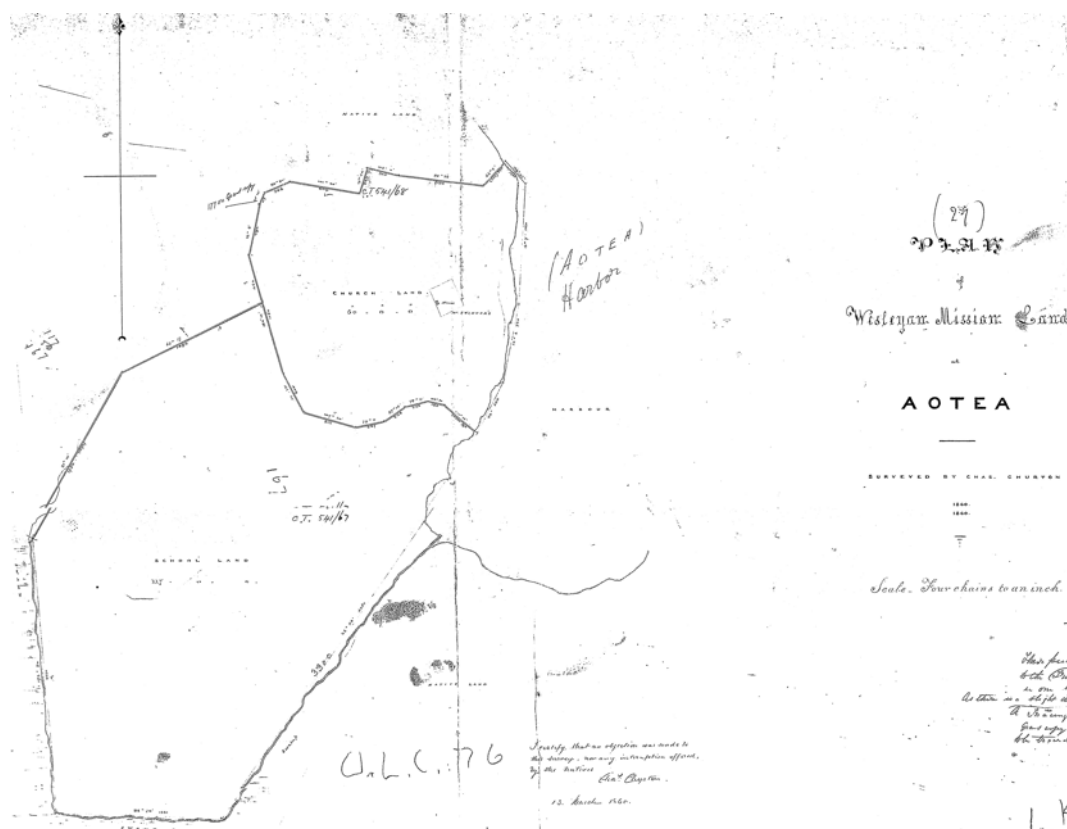


Figure 259: 'Plan of Wesleyan Mission Land at Aotea', 1860, shows the 50-acre parcel at Raoraokauere (top right) and 117 acres of school land (lower left), Aotea Harbour at right. A small house is marked 'Mr Skinner's' within a fenced rectangle on the mission land. OLC 76. QuickMap.

John Douglas, a trader, built a ship at Raoraokauere some time after 1843. From 1850 onwards Captain James Swann ran a shipping service into Aotea with his vessel *Mathilda*, carrying Aotea wheat to Auckland. As late as 1887 ballast dumps from the *Mathilda* could still be seen at low tide on the mudflats at Rauiri. Another trader, Richard Nazer, across the harbour at Pourewa (near the present Aotea village) also had a trading vessel.⁸³ Nazer and the two shipmasters, Swann and William Liddel, lived at Aotea, and each married daughters of George and Ann Charleton.⁸⁴ John Ellis and a Mr Crossman also traded from Aotea Harbour.

In 1957 a memorial cairn was erected to mark the site of the mission, which was called Beechamdale. Another feature of the site is a burial plot marked by a surround of stones but no headstone; it is not known who was buried there. Cort Schnackenberg ran the mission station for a while, but as it was on the Kingitanga side of the Aukati Line he left in the late 1860s. As well as the mission buildings and a Maori settlement at Raorao, there were two stores, a meeting house, a cookhouse and a billiard room.⁸⁵

Parcels of land in the Aotea district were sold by Maori relatively early compared with inland Waikato. One of the earliest blocks purchased in the district was the Wharauroa Block of 4049 hectares (10000 acres). This block is a long narrow strip that borders the Aotea Harbour on its southwest end and runs northeast towards the Waitetuna River. It was purchased by the Crown in 1857 from Ngati Te Whehi.⁸⁶

⁸¹ DP 9363.

⁸² Vennell and Williams p. 44.

⁸³ <http://www.aoteaharbour.co.nz/aotea-history.html>

⁸⁴ Vennell and Williams, p. 83.

⁸⁵ Vernon & Buckeridge, pp. 85- 86.

⁸⁶ Vernon & Buckeridge, p. 6.

The earliest roads in the district followed Maori ara (tracks), various routes leading inland to the Waipa and Waikato. Ensign Best recorded that on 13 April 1841 an exploration party rode and walked from Raglan to Aotea Harbour along the road built by Maori for Reverend Wallis. In 1872 it was reported:

A new road which will shorten the distance to Raglan (at present 16 miles) by upwards of two miles is near its completion. There is another road which the Highway Board proposes to commence as soon as funds are available, leading close under the east side of Karioi mountain. This latter one will bring us within eight miles of Raglan. An offer has been made by a settler who will be benefited to cut a six-foot track through the bush for £15. As there is some three miles of bush this offer is ridiculously cheap, and should be closed with at once. This road could be continued over a country of very easy gradients to Aotea Harbour, and the result would be a great trunk line of 11 or at most 12 miles instead of the present bad one of 16.⁸⁷

By 1911 a road had been built around the east side of Aotea Harbour; known as 'The Beach Road' it ran across the extensive wave-cut rock benches from Waitetuna Landing.⁸⁸



Figure 260: The Kawhia-Aotea Road around the shore of Aotea Harbour is shown on this 1911 cadastral map. The road was laid across several inlets and was only usable at low tide in most places. Portion only of map 'Kawhia County' September 1911, EC Goldsmith Chief Surveyor. M48, Te Awamutu Museum Collection.

George and Emma Proctor were early Europeans farming at Te Papatapu. Their second dwelling, built overlooking Te Papatapu rock, was built in the style of a Texas ranch house.⁸⁹ They sold in 1902, to Edward Buckeridge and his wife Fredrika, and in 1912 bought the mission land at Raoraokauere, having previously leased it. From 1911 the Buckeridge's farmhouse was designated a post office and a

⁸⁷ *Daily Southern Cross* 10 May 1872, Page 2

⁸⁸ Remnants of the Beach Road exist and are recorded as archaeological sites R15/76, 599, 688, 702, 724, 711 and 714.

⁸⁹ Vernon & Buckeridge, p. 12.

telephone was installed, a rare feature in the rural area.⁹⁰ Edward Buckeridge served as the postmaster for the district for many years.⁹¹

Makomako School was a Native School established in 1924.⁹² As the road was still lacking a bridge across the Makomako Stream, timber for the school was dumped at the Pakoka Stream and rafted on the tide from there by local contractor Willie Waitere and his family.⁹³ One of the last 'open air' classrooms in the Waikato was built at the school in 1941.⁹⁴ The school operated until 1984.⁹⁵

The northern part of Aotea district was originally part of Raglan County. The boundary followed the north shore of Aotea Harbour, but in 1904 the boundary was re-drawn to transfer an area between Aotea and Waitetuna into Kawhia County. The boundary fluctuated until 1952 when the Makomako area was taken from Kawhia and placed under Raglan County administration.⁹⁶

Land in the Karioi district was opened up in 1878 under the Homestead Scheme, by which immigrants would be allotted a few acres on which they could graze a cow and grow their own fruit and vegetables. Further blocks in the Te Mata-Waitomotomo area and at Kauroa, Waitetuna and Okete were also opened up in this way, bringing in more settlers and prompting road construction for access.⁹⁷

Ruapuke

Settlers took up land on the seaward side of Karioi from the mid to late 1860s, one of the first being Ann Charleton. She built a substantial 14-room house on her farm at Ruapuke.⁹⁸ Captain James Swann also farmed at Ruapuke. After his death in April 1884 Swann was buried in a small cemetery on his farm.⁹⁹ The Raglan chemist TB Hill bought 675 acres at Ruapuke prior to 1868.¹⁰⁰

By 1876 there were sufficient children in the area to open a school. A teacher's residence was provided at the same time, using an immigrant cottage brought from Raglan.¹⁰¹ A hall was opened early in the 20th century, and in May 1956, the Hon Hallyburton Johnstone MP unveiled a roll of honour for 36 servicemen and one woman who had served in the South African War, WWI and WWII.¹⁰²

⁹⁰ Vernon & Buckeridge, p.7.

⁹¹ Various entries in Buckeridge family documents; *Leighton's Auckland Provincial Directory April, 1930- March, 1931* p. 717.

⁹² Kellaway, p. 96.

⁹³ Vennell & Williams, p. 242.

⁹⁴ Kellaway p. 196.

⁹⁵ <http://archway.archives.govt.nz/ViewRelatedEntities.do?code=BAKR&relatedEntity=Item>

⁹⁶ Vennell & Williams, pp237-8

⁹⁷ Vennell & Williams, p. 127.

⁹⁸ Vennell & Williams, p. 85

⁹⁹ *New Zealand Herald*, 28 April 1884, p. 4; cemetery records supplied by Waikato District Council.

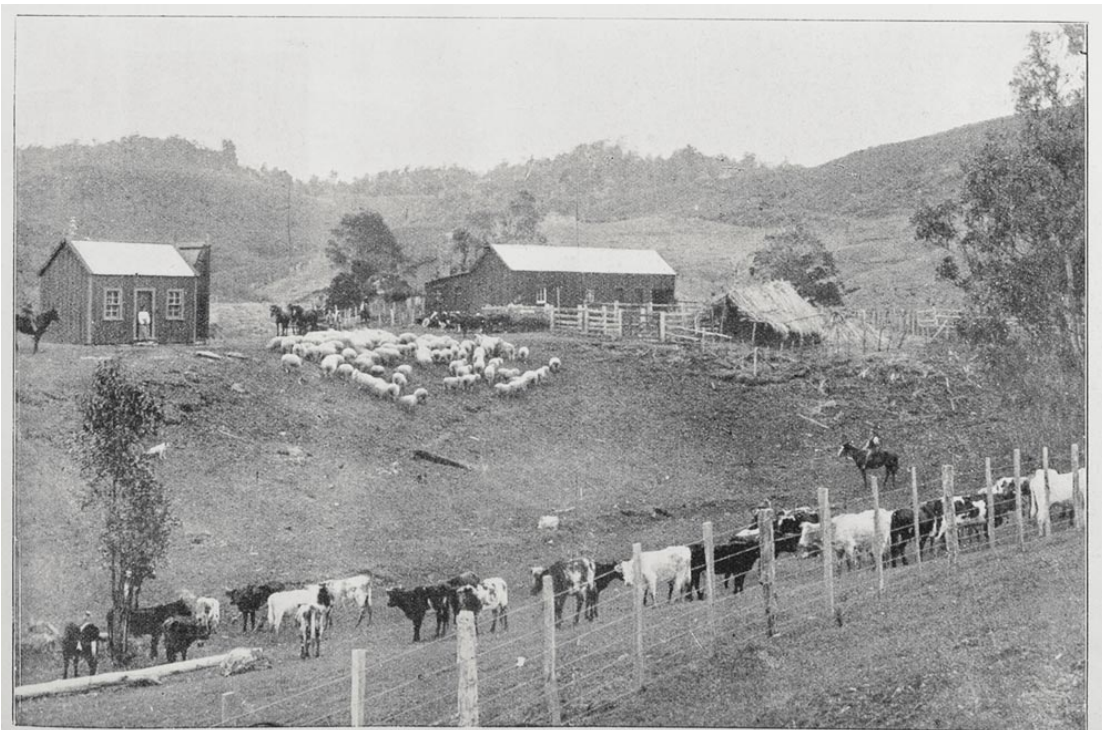
¹⁰⁰ Vennell & Williams, p. 103.

¹⁰¹ Kellaway, pp. 52, 269.

¹⁰² *Waikato Argus*, 9 October 1908, Page 3; Vennell & Williams p. 289.



Figure 261: School house at Karioi, Waikato, photographed in 1898. 1/2-017093-F, Alexander Turnbull Library, Wellington.



"DUNCAN'S FARM, RUAPUKE, RAGLAN," AUCKLAND PROVINCE.—SECOND PRIZE FARM OR STATION SCENE.

Botteley and Rendell, Hamilton, Photo.

Figure 262: Duncan's farm, Ruapuke, 1901. *Auckland Weekly News* 19 December 1901, p. 7. AWNS-19011219-7-4, Sir George Grey Special Collections, Auckland Libraries, Auckland.

Te Mata

The Homestead Scheme prompted the creation of a number of small farms in the Te Mata area, resulting in a higher concentration of people in this district. Te Mata was the logical location for a creamery to serve local farmers, given its location at the junction of roads through to Ruapuke, Aotea Harbour and the Hamilton-Raglan highway. In 1899 a Raglan businessman, WJ Smith, formed the Te Mata Co-operative Dairy Company and opened a small butter factory.¹⁰³ In 1903 local farmers bought the company and ran it successfully for several years. Another factory was built by the Raglan Co-operative Dairy Company just a few kilometres away, between Kauroa and Okete (1906). In 1912 the companies merged. A new factory was then built in Raglan, using home-separated milk thereby making freight easier.¹⁰⁴



Figure 263: Te Mata dairy factory, 1 August 1910. 1/2-001131-G, WA Price Collection, Alexander Turnbull Library, Wellington.

In 1878 two immigrant cottages were taken from Raglan to Te Mata for use as a school and teacher's residence.¹⁰⁵ The school had opened in the previous year. In 1905 a purpose-built school building was erected by Attila Harry Beetham, a busy Cambridge school contractor.¹⁰⁶ In 1951 another building was added to the school, which is still open, with four classrooms.¹⁰⁷

¹⁰³ Vennell & Williams, p. 197.

¹⁰⁴ *Ibid*, pp 198-9

¹⁰⁵ Kellaway, p. 52.

¹⁰⁶ *Ibid*, pp. 124, 125.

¹⁰⁷ *Ibid*, p. 204. <http://www.temataraglan.school.nz/>



Figure 264: Te Mata School, 1 August 1910. 1/2-000316-G, WA Price Collection, Alexander Turnbull Library, Wellington.

The settlement's first store was built by Philip Watkins in 1896, slightly north of the junction of the Ruapuke and Te Mata roads. Watkins' second store, opened in 1902, was more substantial building and he also ran a hat and frock shop in the first store.¹⁰⁸ Te Mata's post office was located in the Watkins' store until a purpose-built post and telegraph office and residence for the postmaster was erected in 1927. At the turn of the 20th century other businesses at the junction included Scott's saddlery, Cornes' plumbing shop and a blacksmith's. William Vernon opened a butchery in 1910, which his son RT Vernon continued to run until 1951, employing three men.¹⁰⁹

In the 1920s there were two butchers' shops at Te Mata, each with its own licensed slaughterhouse.¹¹⁰ Saleyards operated on the Kauroa Road. There was more than one sawmill in the district, including one started by Flemings in 1902, George Saunders' mill at Te Hutewai, and the Raglan Sawmilling Company.¹¹¹ Porter and Son's motor garage at Te Mata was destroyed by fire together with two of their three lorries, in August 1928.¹¹²

¹⁰⁸ RT Vernon *Te Mata - Te Hutewai the early years* 1972 p. 18.

¹⁰⁹ *Ibid.*, pp. 7-9.

¹¹⁰ *Ibid.*, p. 18.

¹¹¹ *Ibid.*, pp. 76-7.

¹¹² *Auckland Star* 10 August 1928, p. 8.



Figure 265: The general store and post office at Te Mata, which belonged to Phillip H Watkins. 1/2-001185-G, WA Price Collection, Alexander Turnbull Library, Wellington.

A hall was built at Te Mata in 1905 by local man Wallace Thomson. A supper room was added in 1922 and the hall was doubled in size in 1966.¹¹³ An Anglican church, All Saints', was built in 1928.¹¹⁴ Thomas Cray, a Hamilton architect, designed the brick building.¹¹⁵

By World War I Te Mata was described as a small township on the Raglan-Kawhia road, chiefly farming and grazing country and known for its proximity to the Bridal Veil Falls.



Figure 266: Te Mata Public Hall, 1 August, 1910. 1/2-001128-G, WA Price Collection, Alexander Turnbull Library, Wellington.

¹¹³ Vernon 1972 p. 29.

¹¹⁴ Ibid, p. 18.

¹¹⁵ *New Zealand Herald* 4 February 1928, p. 5.

Te Uku-Okete-Waitetuna

Te Awaitaia built a road from Raglan to the Waitetuna River in the early 1860s. Early landowners in the Raglan-Te Uku area included Captain Johnson, William Cogswell, Thomas Wilson, Abraham Kescel and William Wallis, son of the missionary James Wallis. Wallis junior established a flax mill at Okete in the late 1860s. He and his wife had settled on the family farm at Okete in about 1858 and their eldest son Arthur built 'Overton' overlooking Okete Bay in 1891.



Figure 267: Wallis's Flax Mill on Okete Creek, Raglan Harbour, 1910. 1/2-001022-G, WA Price Collection, Alexander Turnbull Library, Wellington.

In 1863-64 a redoubt was built on Captain Johnstone's land at the mouth of the Waitetuna River, which flows into the south-eastern arm of the Whaingaroa Harbour, and another at the end of the road Te Awaitaia had built, near the end of Old Mountain Road.¹¹⁶ During the troops' occupation several farmers suffered the loss of their crops, cattle, horses and, in Captain Johnstone's case, 75 pigs, destruction of fencing, cutting down trees for firewood. William Wallis's flour mill at Okete was also destroyed.¹¹⁷ More usefully the troops developed the Maori track through the range towards the Waipa into a route passable for troops and pack-horses – this later became Old Mountain Road.¹¹⁸

Waitetuna is at the junction of Old Mountain Road and Waitetuna Valley Road, which goes south and then swings around to connect with Limeworks Loops Road. It developed as a farming settlement. Land at Waitetuna was opened up between 1859 and 1864. The Moon brothers, George, John and Philip, bought land in the Te Uku-Waitetuna district in 1855.¹¹⁹ George Moon is credited with bringing the first flock of sheep to the district.¹²⁰

¹¹⁶ Vennell & Williams p. 79, 82.

¹¹⁷ Ibid, p. 82.

¹¹⁸ Ibid, p. 79.

¹¹⁹ Ibid, p. 69.

¹²⁰ Ibid, p. 82.

In 1879 a farmer named Sutton offered a half-way house and a store on Old Mountain Road to cater to travellers on the long journey to Raglan, which took seven hours by coach from Hamilton.¹²¹ A deviation road was built further to the north between 1907 and 1913. From then, Sutton's business lost trade, although the coach from Hamilton still went through Waitetuna in 1915, the journey taking less than three hours.¹²²

William Cannell, a monumental mason of Hamilton, had a lime kiln and quarry on the Waitetuna side of Old Mountain Road and in 1888 the architect D. Richardson was persuaded by tests and public opinion that the lime was of sufficiently high quality to use for one of the Waikato Hospital buildings.¹²³

Raglan County Council had a quarry near Waitetuna and a sawmill was established at Waitetuna in about 1909.¹²⁴ Waitetuna School opened in 1905 and published a souvenir of its golden jubilee in 1955.¹²⁵ The 1905 building was removed in 1962.¹²⁶

Te Uku had an advantage over other local settlements because it was on the road between Hamilton/Ngaruawahia and Raglan, as well as being near the junction of the road north to Ohautira and Waingaro and close to the south-east arm of the Whaingaroa Harbour. In 1915 it was described as a small township whose principal industries were dairying, flax milling and timber.¹²⁷

A store opened at Te Uku in 1924; originally just a small room it has been added to and improved several times over the years under different owners. The local post office dates to the same year, although the area's first post office operated out of the Moons' homestead. Ernest Collins Moon (b. 1868) was Te Uku postmaster from 1894 until 1924. He was born unable to walk or use his hands, but triumphed over these major disabilities to serve the community and, using his feet, develop talents as a painter and cabinetmaker. One of his paintings is in the Raglan Museum collection.



Figure 268: Te Uku Post Office (Moon residence), 1910. 1/2-001095-G, WA Price Collection, Alexander Turnbull Library, Wellington.

¹²¹ Vennell & Williams, p. 124.

¹²² Bradbury, 1915 not paginated.

¹²³ *Waikato Times* 25 September 1888, p. 2.

¹²⁴ Vennell & Williams, p. 228.

¹²⁵ [Souvenir: golden jubilee reunion: 1905-1955: Waitetuna School \(Raglan district\): 2nd April, 1955](#)

¹²⁶ Kellaway, p. 139.

¹²⁷ Bradbury, 1915 no p.

A school at Te Uku (somewhat confusingly named Waitetuna) was opened in 1877, with a new building added in 1907.¹²⁸ The school remains and is one of the largest in the district.

St Paul's Anglican Church with its associated graveyard was established in 1906. The final service at the church was held on 13 April 1980. The building was then demolished, although a small memorial shelter was built in the adjoining cemetery.¹²⁹

Another church serving the district for many years was the Congregational or Union Church on the main road near Okete. It was dismantled in 1972 and a tall monument erected in its place. This church also had an associated graveyard, the earliest recorded burial being 11 January 1885.¹³⁰

The Moon Memorial Church was built in 1950 by the Methodist Church, on land donated by Arthur and Jessie Moon. The church was built as a memorial to their son, Warrant Officer Keith McFarlane Moon, an RNZAF pilot reported missing in action in North Africa on 9 July 1943. In 2003 the Surfside Church of Raglan bought the church, which also has a graveyard, from the Methodist Church of New Zealand.¹³¹



Figure 269: Moon Memorial Church, Te Uku. A McEwan, 3 November 2014.

The Methodist Church on the hill at Okete was built in the 1870s to serve the farming community there. It burnt down in 1904 but was soon replaced. The second church had become redundant by the late 1950s and it fell into disrepair, finally being demolished. A tall memorial cairn was built on the site in 1972 and commemorates settlers of the district, additional memorial plaques being added around the base. The burial ground on the site is still in use.

An Anglican church was also built at Okete Ford on Abraham Kescel's land, which he donated for use as a church and burial ground.¹³² The church was destroyed by fire in 1880, but its bell is now in St John's Church, Te Awamutu.¹³³

¹²⁸ Kellaway, p. 52.

¹²⁹ <http://www.nzhistory.net.nz/media/photo/st-pauls-memorial-te-uku>

¹³⁰ NZ Society of Genealogists *Okete Memorial Inscriptions* 1977.

¹³¹ <http://www.nzhistory.net.nz/media/photo/moon-memorial-church-te-uku>

¹³² Vernon, p. 85.

¹³³ *Ibid*, p. 86.