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ARCHAEOLOGICAL ASSESSMENT

OF

Longbush

**Pt Lot 1 DP 2848 Blocks XV & XVI Waimata Survey District and
part of Pt Lot 9 DP 802 Block XVI Waimata Survey District**



March 1999

For

**Anne and Jeremy Salmond
5A Victoria Road
Devonport
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Appendix 1

Hall R.de Z. 1981 *The Whataupoko Block* Gisborne Museum and Arts Centre

Appendix II

List of owners 3/8/1885 to present day

NZAA Site Record Forms

Y18/427

Y18/428

Y18/429

References

Hall R.de Z. 1981 *The Whataupoko Block* Gisborne Museum and Arts Centre.
The Hall papers.

Mackay J.A. 1973 *Historic Poverty Bay and the East Coast*(3rd Ed.)

J.G.Mackay, Gisborne NZ pp 315

Appended Documents.

Hall R.de Z. 1981 *The Whataupoko Block* Gisborne Museum and Arts Centre.

Whataupoko Block - record of transaction, handwritten notes. .

Origin of the term Whataupoko The Hall papers

Maps

S06392 Poverty Bay District in the County of Stafford

ML591/2 Whataupuko

Certificates of Title

Crown Grant No 15185. Reg. A.80

CT Vol.16, folio281

CT Vol 27, folio 129

CT Vol 28, folio 93

CT Vol 29, folio 266

CT Vol 73, folio 192

CT 1A/38

CT 4B/1331

New Zealand Maori Land Court Records

1	Poverty Bay Commission. Pages 300 - 302	4th August, 1869
2	Gisborne Minute Books, No.1. Pages 153 - 154	5th December , 1870
3	Gisborne Minute Books No.6. Pages 337 - 344	14th September , 1880
4	Gisborne Minute Books No.6. Pages 358 - 361	24th September , 1880
5	Gisborne Minute Books No.9. Pages 103 - 105	1st October , 1883
6	Gisborne Minute Books No.9. Pages 118 - 118	5th October , 1883

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ARCHAEOLOGICAL ASSESSMENT REPORT

- 1 **Clients:** Anne and Jeremy Salmond
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 Ph. 09 445 4045
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- 2 **Property Owner:** Bill King William Slater
 Aberdeen Rd Auckland
 Gisborne

- 3 **Project Proposed.**
Subdivision of property and construction of domestic dwelling

- 4 **Property location**

10 km from Gisborne City along Riverside Road including the area known as 'Longbush'.

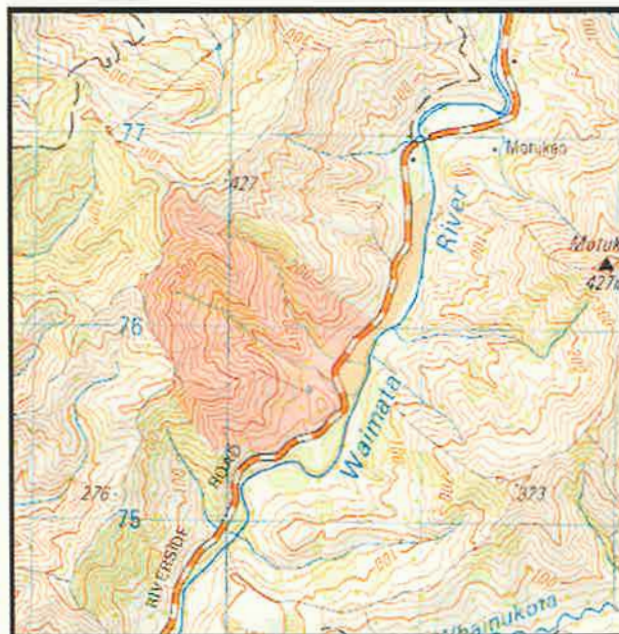


Figure 1 Detail from DOSLI Map Y18 Proposed subdivision shaded in red.

5 Legal Description

Pt Lot 1 DP 2848 Blocks XV & XVI Waimata Survey District and
part of Pt Lot 9 DP 802 Block XVI Waimata Survey District

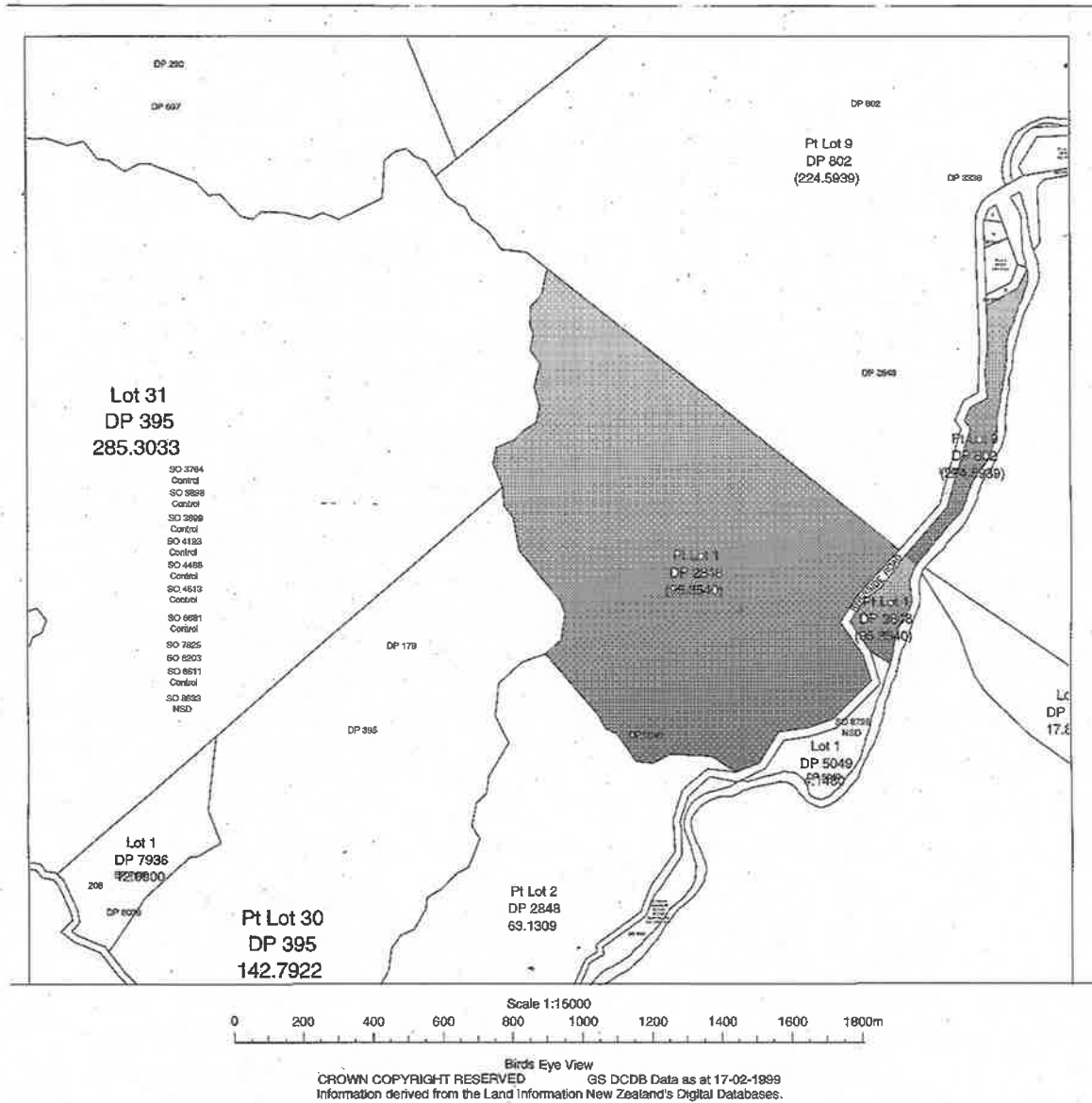


Figure 2 Proposed subdivision shown on LINZ Database Map

7 Iwi Consultation.

I have consulted with Barney Tupara, special projects manager for Te Rununga O Turanganui A Kiwa and with the Research Unit of Te Aitanga A Mahaki

8 Previous Ownership.

The Longbush subdivision is in the rohe of Whanau-A-Iwi, a hapu of Te Aitanga A Mahaki and is part of the Whataupoko Block. Te Aitanga Mahaki research unit had no specific information about the history of the particular land in the immediate vicinity of the assessment area. Nona Haronga has information about Pa in the Waimata valley, including a map of the area. She is willing to share this information on a site visit.

Settlement of the area by immigrant farmers started in the mid 1860s when Raharuhi Rukupo, a Rongowhakaata chief of very high mana sent Henare Ruru, Otene Pitau and Tom Jones the Hawkes Bay to find European runholders to farm Whataupoko. Henry Parker and Robert Thelwall took up the offer in 1866, driving sheep from the Hawkes Bay and setting up a sheep farming operation.

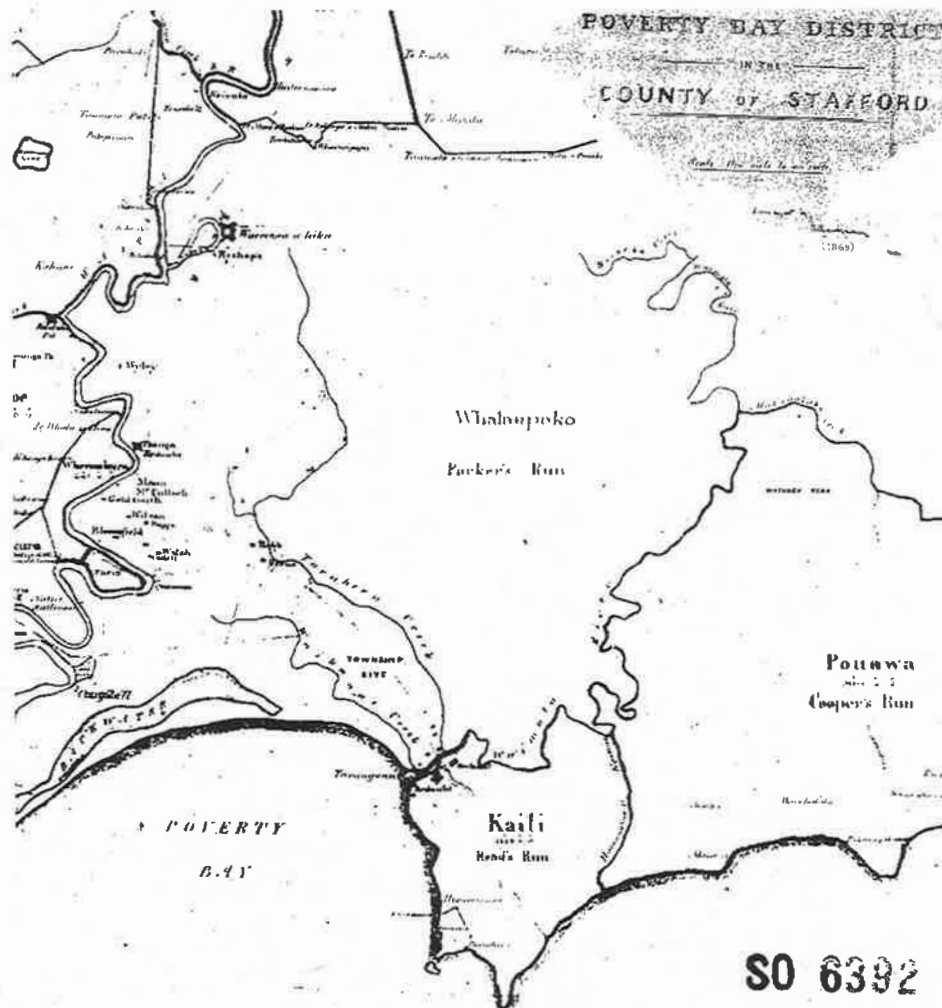


Figure 3 Map SO 6392 (1868) showing Whataupoko or Parker's Run of 19,000 acres

Legal title to the land was first established by the Poverty Bay Commission in 1869, under the Poverty Bay Grants Act 1869, and the grant of an award for Whataupoko was made on 4 August.

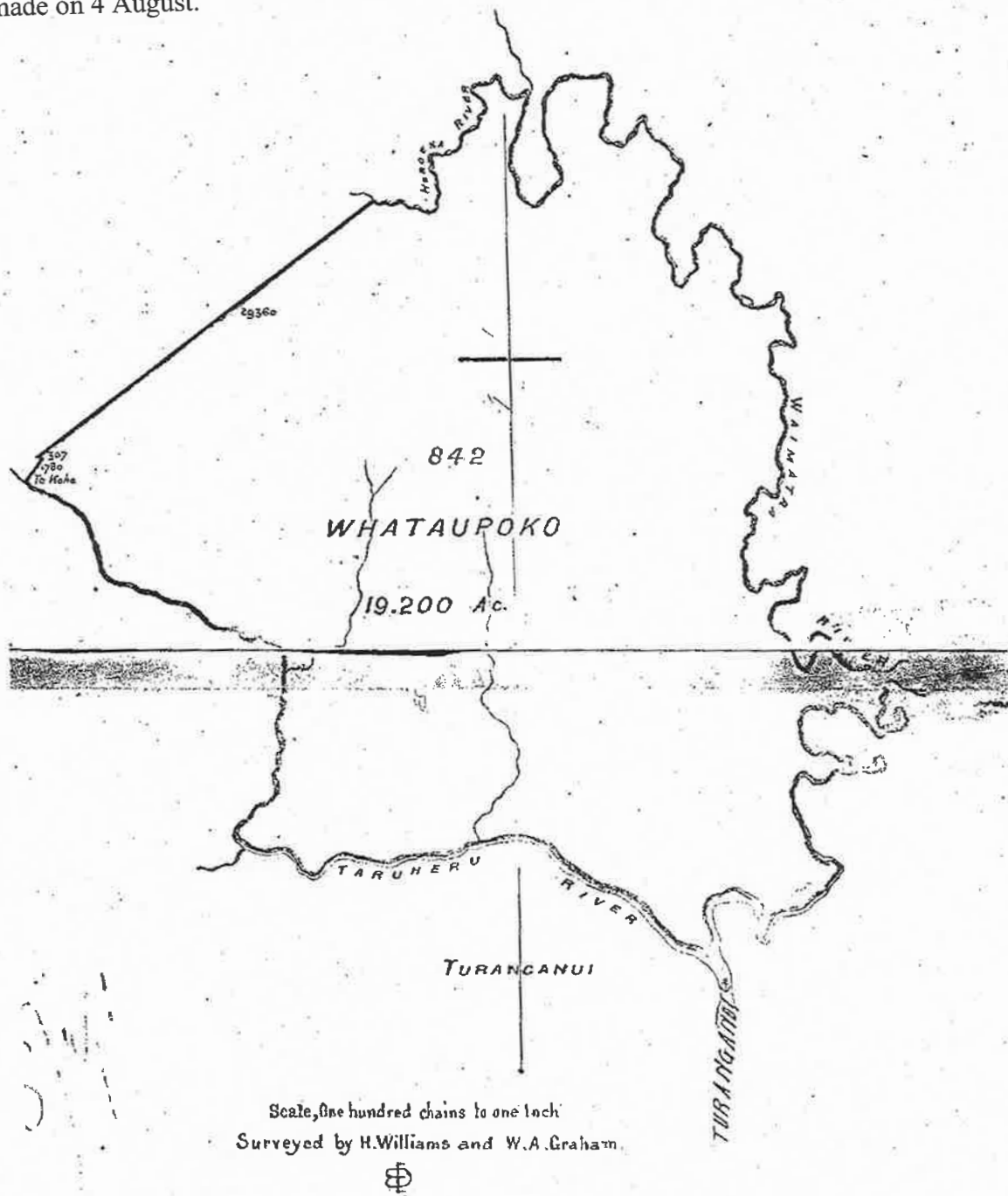


Figure 4 The first survey of the Whataupoko from Crown Grant No 15185. Reg A.80. 4/8/1871

The tribes concerned had made up a list of 45 names in all from Rongowhakaata, three of Te Aitanga-a-Mahaki, and one more, Ngati Konohi, then regarded as part of Te Aitanga-a-Hauiti. The list that follows was headed by the head chiefs, of whom Raharuhi of Rongowhakaata was the most senior, followed by Hirini te Kani of Te Aitanga-a-Mahaki and chieftainess Riparata Kahutia. It was arranged this way, as the chiefs of the two parties should stand first and second, instead of heading their respective lists.

1	Raharuhi Rukepo	2	Hirini Te Kani	3	Riparata Kahutia
4	Katereino Kahutia	5	Rangi Kahutia	6	Mikaere Turangi
7	Noa Whakaatero	8	Takatako	9	Honi Aiwa
10	Par Tapore	11	Kipa Rangiwhaitiri	12	Roto Waipaia
13	Hone Meihana	14	Wiremu Patene	15	Hereoma Parairo
16	Renata Ngarangi	17	Hemita Awahatau	18	Rawiri Inapi
19	Henare Ruru	20	Wiremu Pere	21	Keita Waera
22	Hikatia Paraairo	23	Paora Parau	24	Mata Rewanga
25	Wiremu Iretiro	26	Hiriana Kaingahau	27	Rutene Te Eke
28	Matenga Toti	29	Wiremu Hainga	30	Panapa Waihopi
31	Pita Te Heuheu	32	Ripeke Paringa Te Heuheu		
33	Here Hokotiao	34	Ema Poho		
35	Peheimana Taihuka	36	Ereatara Katipo	37	Te Otene Pitau
38	Hami Te Haio	39	Wiremu Paraone	40	Hare Wahio
41	Henare Hareti	42	Hori Karaka		
43	Himiana Te Papaapiti	44	Miriama Kuhukuhio	45	Wiremu Kingihori
46	Paora Iratuakia				

(some name may be incorrectly transcribed from second generation photocopy of original)

Statements made to the Court by those representing Maori ownership were recorded as follows from Poverty Bay Commission Book Pages 300-302 (04 August 1869)
No.55 Whataupoko 19,000 acres.

Hirini Te Kani being duly sworn; states

I know the land in question known by the name of Whataupoko. I have heard the names read over by Mr Reece to the court. These are the claimants to this "land"; and we have arraigned that their names should be laid before the court as such. There is no dispute about this land. There had previously been a dispute among those parties themselves:- but it has now been settled. We have owned this land uninterruptedly from the days of our ancestors untill present time. We have cultivated, lived, built and buried our dead upon it, i.e. many of those would have done so.

Ripareta Kahutia , - being duly sworn , states

I also know this land, called Whataupoko.- This land has been ours from the days of our ancestors to the present time. I have heard the list of names read to the court by Mr

I also know this land, called Whataupoko.- This land has been ours from the days of our ancestors to the present time. I have heard the list of names read to the court by Mr Reece:- Myself and the others named are the real owners of the land. The only dispute was one amongst ourselves:- but this has been arranged. I have farmed land, so have others. Those who had dead to buried them there.

No objection was made by the Crown agent to any of the above names;- and no further claims was made after notice in open court.

Mr W. Graham, being duly sworn in states;

I surveyed this block. It is enclosed three sides by natural boundaries;-i.e. the Waimata and Taruheru rivers, and their junction;- on the N.W. by a survey line, which has been distinctly cut on the ground and pegged at each end. The boundaries were given to me by Hirini Te Kani:- the line was run closely as possible on the boundary pointed out by him. but the natives of the country predicted the probability of following it with perfect accuracy. The survey is correct to the best of my knowledge and belief. I proffer a claim of £240.- with 18 months interest at 10% is now £276.- as per agreement with the Native Claim Court put in herewith.- Land awarded in pursuance of the above evidence

In the period between 4th August 1869 and the 3rd August 1885 the Whataupoko Block was subdivided into 9 blocks. This process has been documented in some detail by Sir. Robert de Z. Hall historian at the Gisborne Museum from 1975-1980 and is his report can be found in Appendix 1.

The Whataupoko No.9 block, which contained the Longbush block, was awarded by Crown grant to the New Zealand Native Land Settlement Co. Ltd. and leased to W. Parker for 16 years.

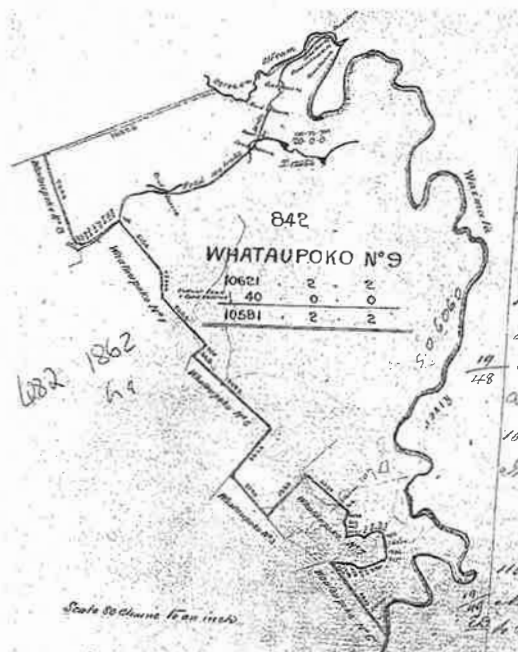


Figure 5 Whataupoko No 9 CT Vol16 folio 281

The New Zealand Native Land Settlement Co. Ltd transferred title to BNZ Estates Co. Ltd in 1891 in order to pay outstanding debts. The BNZ promptly subdivided the block and sold Section 29 to John Dunlop on 22/8/1892. Three years later he sold the block to Philip Donner, and it stayed in his family until his widow Ellen Donner sold it to Henry Hegarty on the 11/11/1924.

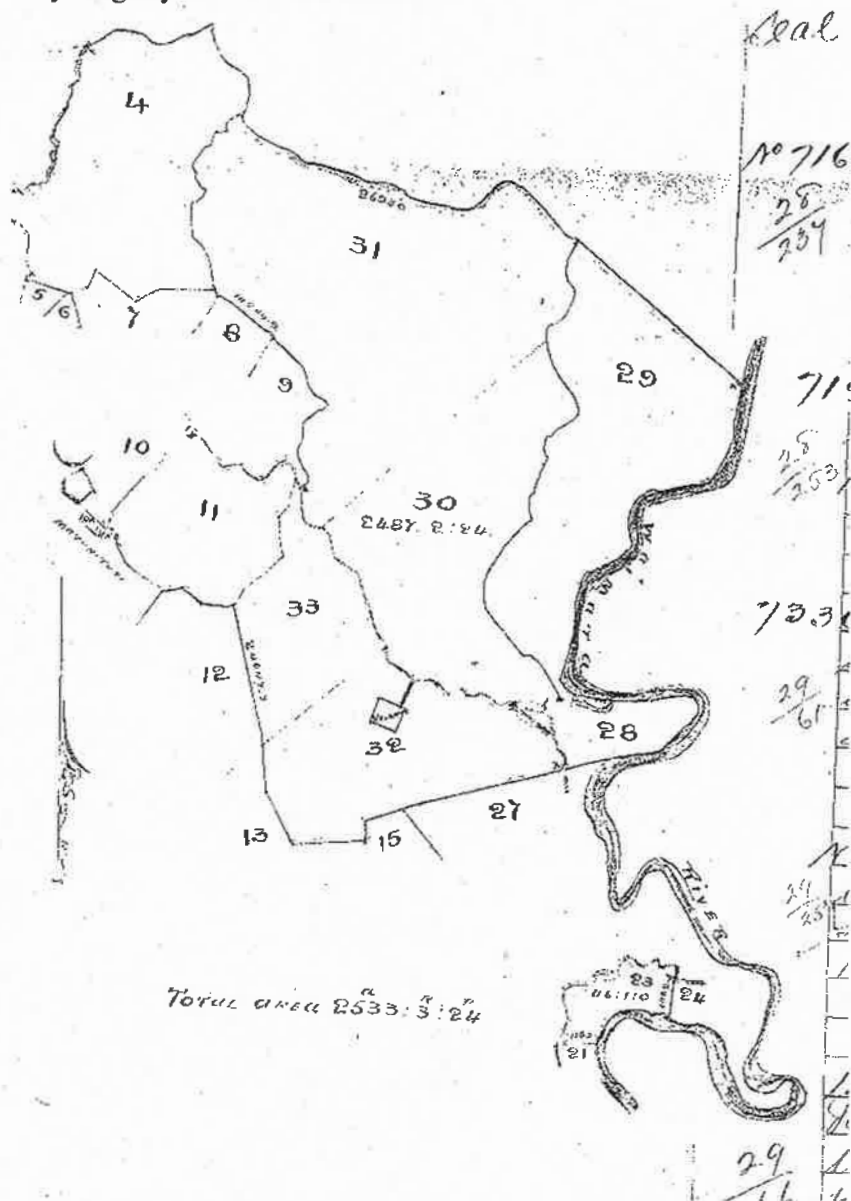


Figure 6 Subdivision of Whataupoko No 9 CT Vol.27 folio 129

In the following decades there were minor alterations for the road and a school.
 In 12/5/1964 the property was subdivided and John H Hegarty took over the property with present day boundaries.

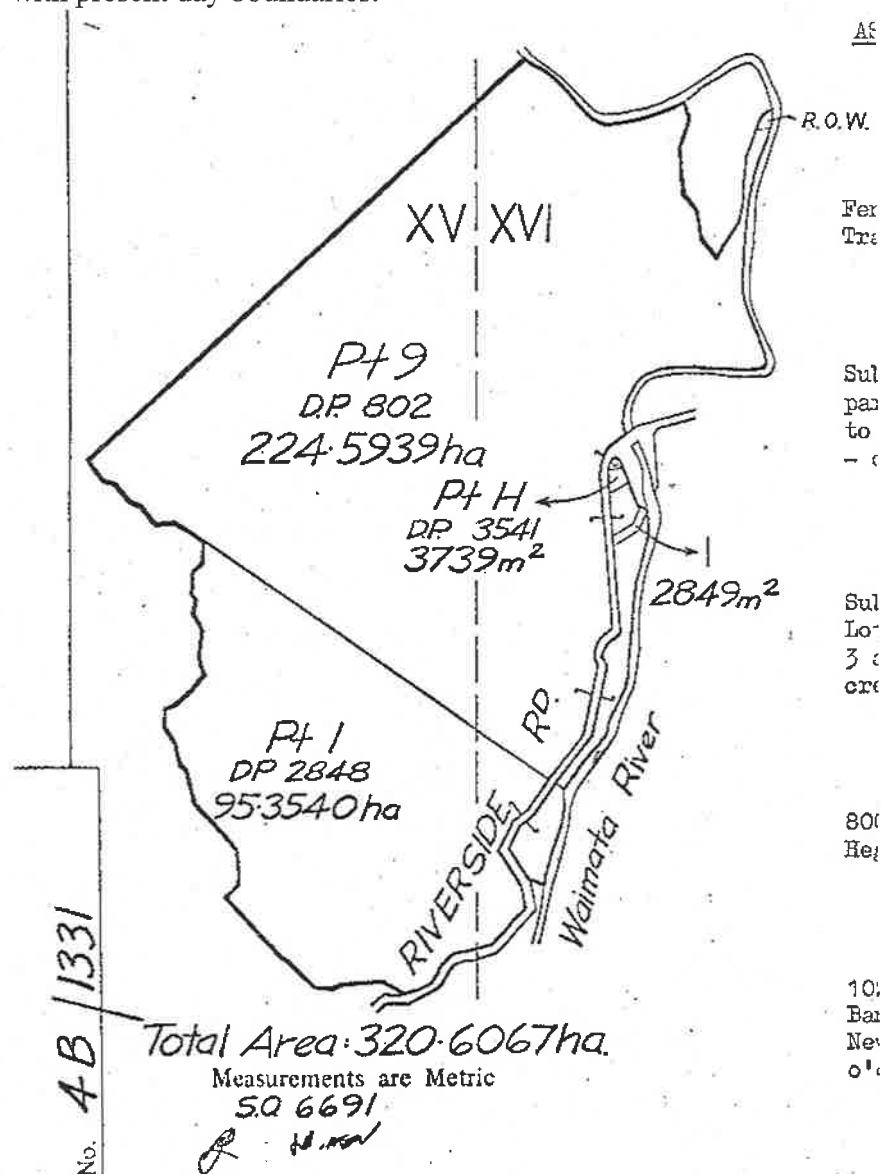
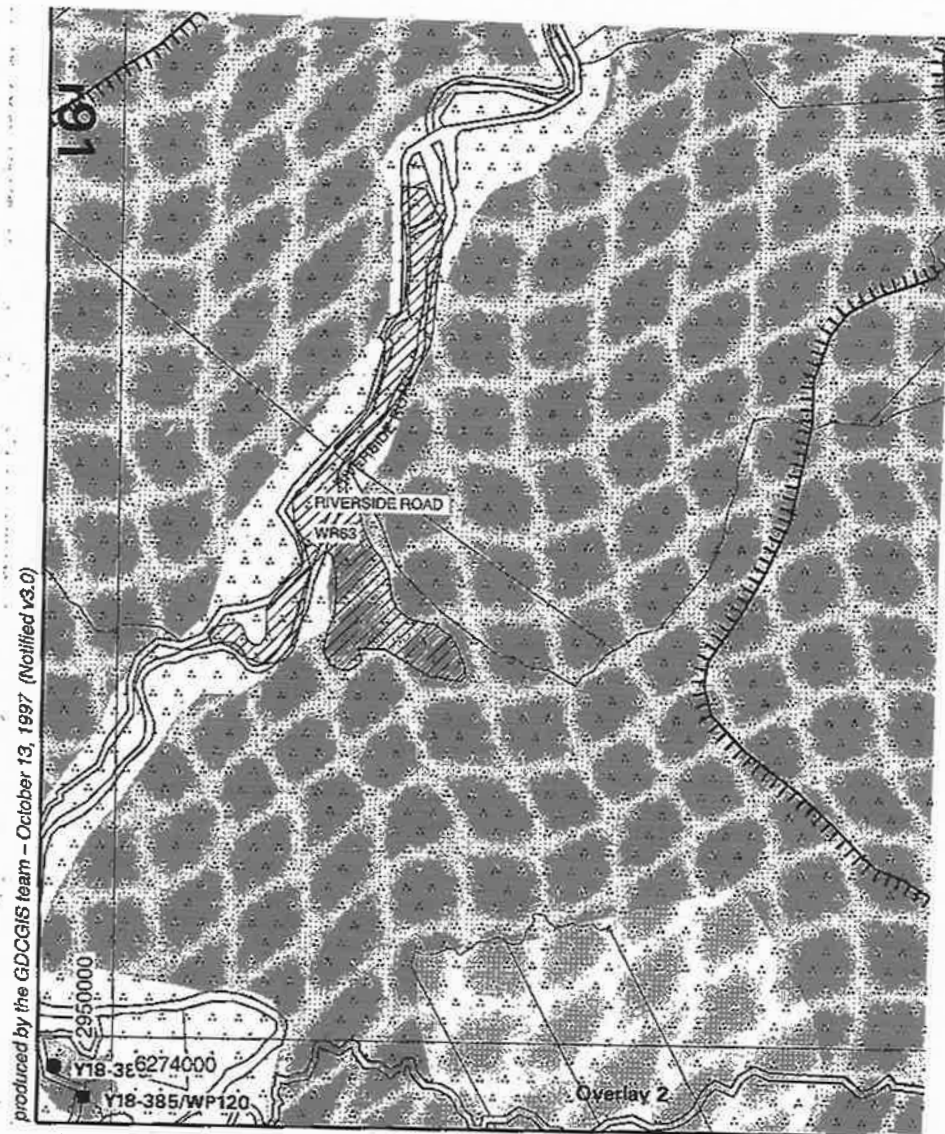


Figure 7 Subdivision of Whataupoko No 9 CT Vol.27 folio 129

After 66 years the property passed out of Hegarty hands when in 1990 Margaret Hegarty and partner Graham K Vette sold to William(Bill) King and his brother in law David W Slater. (See appendix II list of owners)

9 Previous Archaeology

There are no previously recorded archaeological sites in the vicinity of the assessment area. The nearest recorded sites are Y18/385 and Y18/386, which are on a ridge overlooking the river and just above where the tar seal ends, about 2 km south of the assessment area.



Cadastral data derived from LINZ's DCDB. Crown Copyright reserved. Licence GS053528/1

Figure 8 Detail from GDC District Planning Map

NZAM aerial photographs No's 2161/16, 17 & 18, taken 24/8/1953 were used to see what archaeological features were visible. New sites Y18/427 and Y18/428 show up clearly. Y18/429 is hidden under native forest. Y18/430 just shows up

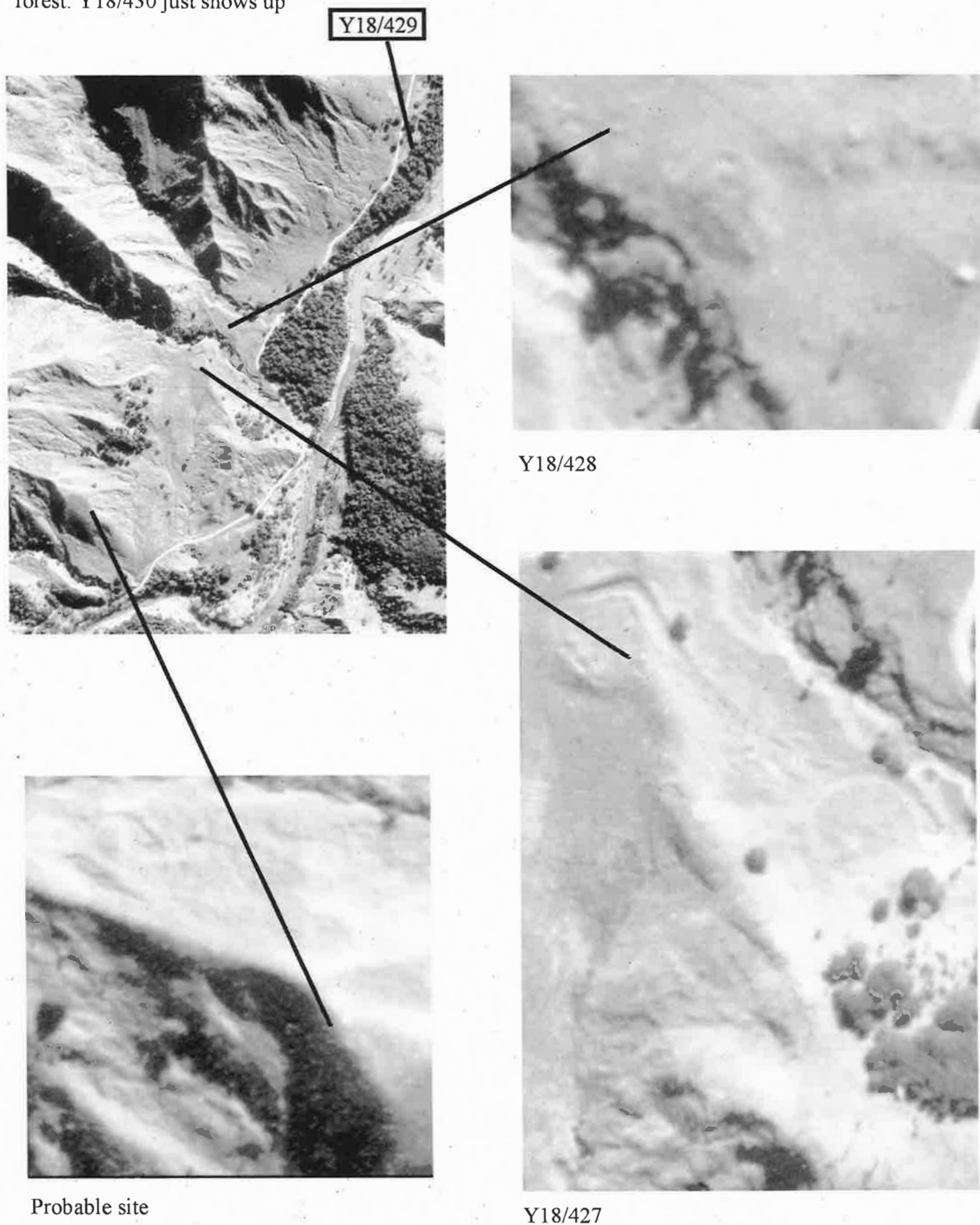


Figure 9 Detail from NZAM 2161/16

11 Archaeological Sites

The proposed subdivision has a number of clearly visible archaeological features, including. For the purpose of allocating NZAA site numbers I have divided the features into three groups Y18/427, Y18/428 and Y18/429. There is at least one other archaeological site on the property. This was outside the initial survey area so I have indicated it(*) as a possible site only.

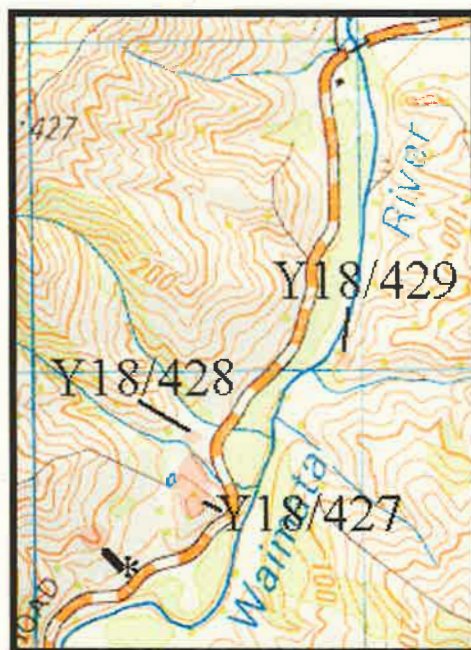


Figure 10. Detail from Map Y18 showing location of archaeological sites

Y18/427

Y18/427 includes a Maori archaeological feature, a series of pits and terraces, probably the remains of a small kainga, and the remains of the old Waimata Valley Road which would date from the pre-1900 date, which categorises it as an archaeological feature.

There are two pits(*fig. 16*) on top of a small hill that stands alone in the middle of the valley. This hill has a commanding view of the valley. There are a series of small terraces running down the north facing ridge(*fig. 15*) This leads onto a natural terrace that overlooks a stream. There are three groups of pits on this terrace. A large and apparently natural mound has two large raised rim pits, and the remains of a smaller third pit dug into it (*fig. 12*). On the edge of the terrace are two smaller pits(*fig. 13*) and raised rim pit(*fig. 14*). A ditch associated with the modern dam has been cut just to the south of the raised rim pit. Another large raised rim pit sits at the bottom of the ridge that leads to the central hill(*fig. 15*). Another small pit, presently covered with battens, lies a few metres to the south

An old road, possibly the original Waimata Valley road dating from the 1870's, cuts through the terrace and around the pits. The road is clearly visible in the aerial photograph (*fig. 9*)

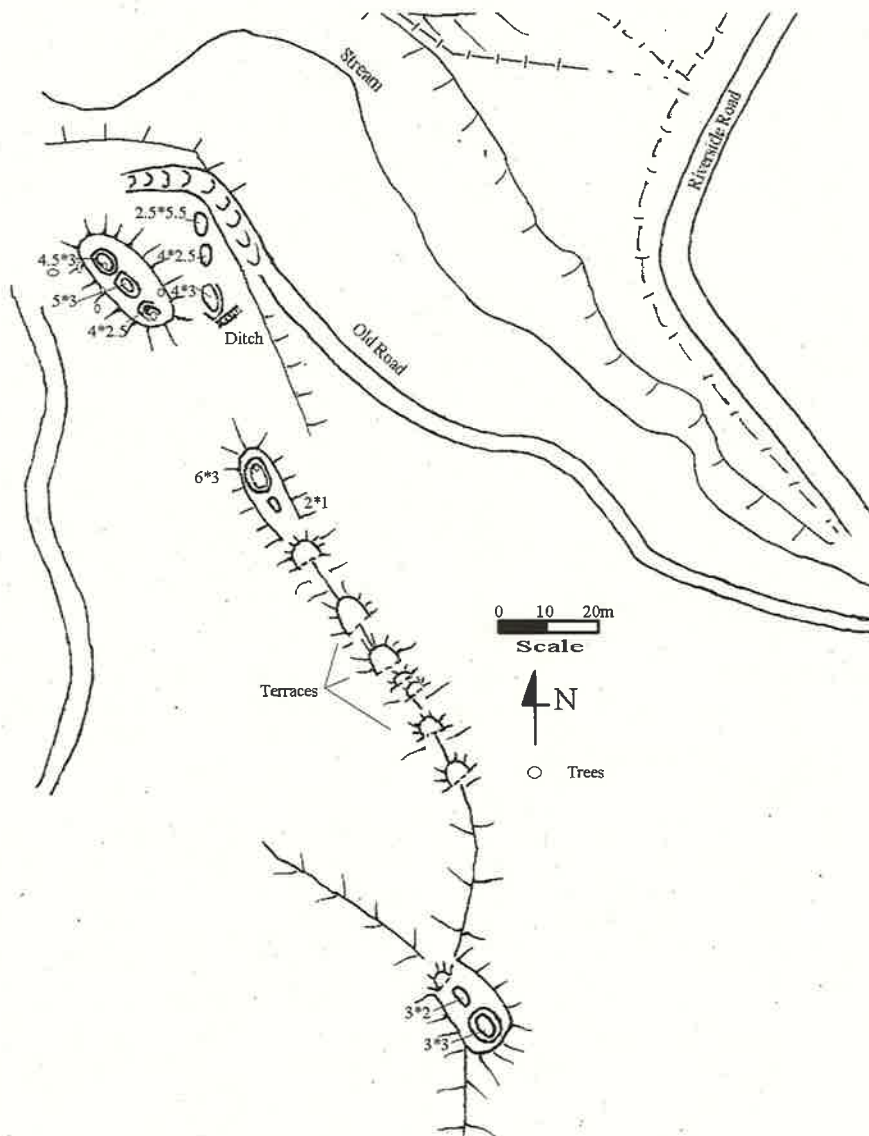


Figure 11 Sketch map of Y18/ 427



Figure 12 Two large raised rim pits on the edge of the poplar plantation.



Figure 13 Three pits on the edge of the terrace



Figure 14 Raised rim pit on edge of terrace



Figure 15 Pits and terraces on ridge looking south up to central hill



Figure 16 Pits on top of central hill partially obscured by thistles.

Y18/428



Figure 17 Site Y18/428. Pit is just above right fence post

The site is on an alluvial fan that is cut on either side by two streams. There is a pit (fig. 19) 4.5m*2m next to the fence that runs next to the scarp overlooking the southern stream. There are two shallow depressions near the eastern scarp. These are visible through a darker vegetation. They are visible in the 1953 aerial photo but appear to have been modified since then (Fig. 9).

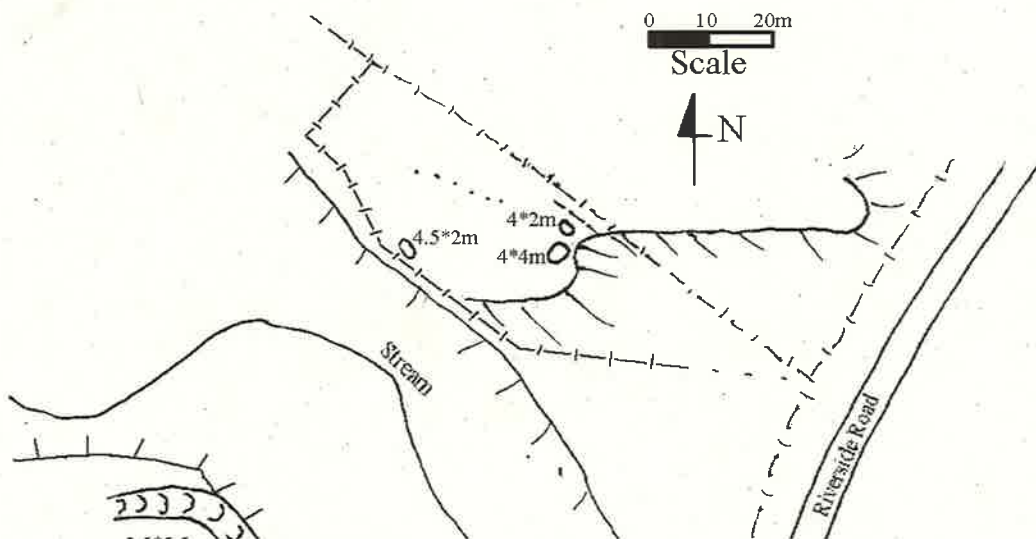


Figure 18 Sketch map of Y18/ 428



Figure 19 The one clearly defined pit on Y18/428



Figure 20 Two shallow depressions, possibly partially destroyed archaeological features on Y18/428

Y18/429



Figure 21 Raised rim pit on site Y18/429

The site is about 25 metres east of the Waimata Valley road on the edge of the native bush known as Longbush. The site is on the edge of a bank of a stream that has been cut down over time. The site consists of a large (6*3M) raised rim pit and the remains of two smaller pits. The raised rim pit has old tree roots growing through the southern side.

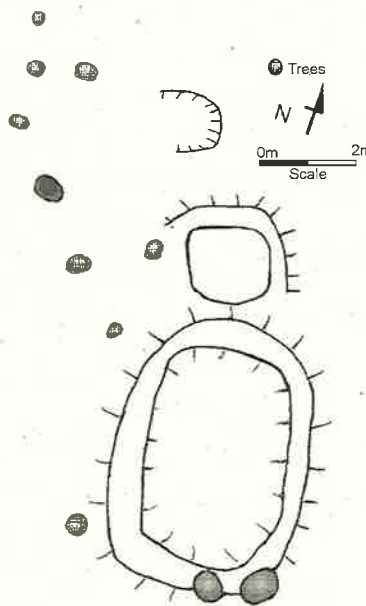


Figure 22 Sketch of site Y18/429

Probable site



Figure 23 View of probable site with pits and ditch on central spur.

From personal conversation with the present owner and observation of the aerial photographs it seems that there is an archaeological site on the promontory of the central spur in the above photo. As a survey for archaeological sites over the whole of the property was not in the brief for this work, confirmation and recording of this site will be done at a later time.

12 Summary and conclusions

The proposed subdivision area contains a significant assemblage of archaeological sites, including a kaianga complex and outlying pits, as well as the remains of an early settler road. A management plan, including any development proposals, should be drawn up for the sites in conjunction with Whanau A Iwi and Te Aitanga A Mahaki.

APPENDIX I

The Whataupoko Block

Several reasons led to the tracing of land titles in this block.¹ It was the largest sheeprun in the Waipaoa-Taruheru river basin, 19,200 acres (over 7700 Ha). Out of seven such runs, it was one out of only two to be negotiated before the onset of the Hauhau period in 1865, the other being Pukepapa.² When the group of runs became blocks over which Maori undivided freehold was granted, the awards contained no restrictions on sale, so that the subterfuges and disagreements found elsewhere did not occur. And more particularly the situation of the block was such that, as individual freeholds developed they ranged from farms out in the country to a substantial urban layout.

'In 1864 some of the Poverty Bay Maoris awakened to the fact that far too much of the land in their district was lying idle.³ Three of them, representing most of the original owners of Whataupoko, came to Napier in search of Europeans inclined to take up land in Poverty Bay. They were Henare Ruru, Otene Pitau and another half-caste named Tom Jones'. The passage is as recorded by J.A. Mackay as editor of the Gisborne Times, in the recollections of William Parker, son of one of the original lessees.

Henare Ruru was one of the leading chiefs of the Te Aitanga-a-Mahaki tribe, head of the Te Whanau-a-Taupara clan, one of those inland. Otene Pitau's father was the early trader, Thomas Halbert. He discarded his Te Aitanga-a-Mahaki wife while she was pregnant: and she found a new home among the Ngati Kaipoho clan of Rongowhakaata, who lived further down the Waipaoa river, mainly on the south bank. The chief, later the head chief, Raharuhi Rukupo who took a liking to the boy Otene, which developed to the extent that after the death of Raharuhi and a brother, Otene Pitau became chief. Meanwhile he had married another half-Maori, whose father was of Opotiki, and when she brought home to the Manutuke area, her brother Tom and two others came too. Tom Jones appears to have been entrusted by Raharuhi with looking after business affairs: at any rate he could not have gone off looking for a sheepfarmer without Raharuhi's authority. The situation is of interest, since only a few years before, Raharuhi Rukupo had been prominent among those who wanted to get rid of the few Europeans on the land altogether.

The land offered as a sheeprun, had hardly any Maori habitation. There was flat land on west bordering the Taruheru river up close to Waihiere, some 20 Km up from Turangenui.⁴ The northern boundary ran somewhat north of east to the Waimata river, which was the limit down to its confluence with the Taruheru. Well over half the area was hilly, with many steep slopes. The promoters found a response from William and Henry Parker, who had migrated from England in 1860 and then set up in business in Napier. The younger brother Henry set off with sheep, but not experience, later in the year or possibly very early 1865: he soon got into trouble with the Maori of Kaiti, left and did not return. Then, in early 1866, Robert Thelwall, from the same part of England, arrived in Napier, and, having conveniently had a £1000 legacy, bought a share in the run and went north with William Parker. He rented a house, owned by Robert Espie, north of Makaraka, and the station was worked by crossing the Taruheru by a canoe fixed to a rope. Parker's wife and family arrived in late 1867 and all was well till the onslaught on the Matawhero area by Te Kooti in late 1868. The family, and five shearers, got safely away over the river.

No information has been found about when Parker returned or where he lived before 1872, when he obtained a lease at the upper end of the block, near Waihirere. In the meantime, undivided Maori freehold over the whole area up to Te Karaka was dealt with by the Poverty Bay Commission in 1869, and the grant of an award for Whataupoko was made on 4 August.⁵ There were just formalities. The tribes concerned had made up their own list beforehand, 45 names in all from at Rongowhakaata, three of Te Aitanga-a-Mahaki, and one more, Ngati Konohi, then regarded as part of Te Aitanga-a-Hauiti. The list was headed by the head chiefs, of whom Raharuhi of Rongowhakaata was the most senior, followed by Hirini te Kani of Te Aitanga-a-Mahaki and chieftainess Riparata Kahutia. All three were also in the list for Turanganui, the later Gisborne. The normal policy for the Native Land Court by this time was for dealings in Maori freeholds to be restricted, with no power to sell or mortgage nor for leases to be granted exceeding 21 years. The Commission imposed no such restrictions, and later transactions proceeded without subterfuge or dispute. This situation was to the disadvantage of the owners, no doubt, but among them were shrewd dealers in land Wi Pere, his half-sister Keita Waere (both of them in the same relation to Otene Pitau); and Riparata Kahutia, a large landowner with substantial interests in the Whataupoko block.

A formal lease to Parker did not issue until the Crown Grant had been made.⁶ This was dated 25 April, 1871, and Parker's lease was backdated to 1 January, 1870, for a period of sixteen years. It was ineffective for the lower part of the lease near the junction of the rivers, since the trader G.E. Read started accumulating shares in the freehold as soon as the Commission's award was made. There was an element of speculation in these until the awards had been confirmed by the Poverty Bay Grants - Act 1869: and a variety of methods of acquisition can be surmise, in a situation where the landowners had a commodity which they did not particularly value: and the trader had goods for sale or owed for sales already made.⁷ Some of the transactions were registered at the time or soon after, some not: and several of the deeds which were registered were visibly consolidations of individual acts.

In the event, Parker assigned the unexpired term of his lease to Read on 6 October, 1871 for £750, and in the following year, 17 August, received a lease from Read of 1400 acres for seven years at £21 per annum, together with the right to obtain freehold should the opportunity arise during the term of the lease. The area was clearly identifiable as to the far north-east of the block, soon to be the Goodwood of retired Major Charles Westrup and later the Waiohika station of Charles Gray and his successors. It included the present Gray's Hill and Gray's Bush: and an early record in a plan, showing the isolated area of bush, is before Gray's time, in Parker's agreement to sell the property to Westrup, 27 October, 1875. The date marks the end of Parker's association with Poverty Bay: the Poverty Bay Standard of a few days previously noted with regret that he was leaving for Napier. Thelwell had not remained in partnership in the later period: he lived on in Gisborne for many years and died in 1932.⁸

At the other end of the block, Read leased 1460 acres to John Ralston Willie and his wife Kate, i.e. Keita Waere, on 18 May, 1872, at a peppercorn rent. The lease was for the balance of the term of the Parker lease, i.e. to 31 December, 1886, and there was a similar right to convert to fee simple when the block freehold was subdivided. The area, almost twice that of the Gisborne township, was bounded by the rivers Waimata and Taruheru up to the Maungapapa⁹ stream and thence

upstream. Kate Wyllie settled her share on her husband in trust for the children of the marriage: and the house, now standing on a different site, was built on a site covered by the west end of the Museum and faced south-west. In 1874, another 1140 acres was added, to the east, leased for 16 years by R.R. Curtis,¹⁰ who had lesser interests than Read in this area. The tenure was not for long. The Poverty Bay Herald Jubilee No., 9 May. 1927, is more informative than the deeds. Three transactions were extracted, showing sale of the residue of the lease, with all improvements, for £3400. to a third party, who then passed it to Curtis for £4000: and in June, 1875, Curtis resold to Messrs. Barker and McDonald, with 1500 sheep, 'at a satisfactory figure'. Reference to the deed for the Wyllie-third party transaction shows that 18 acres along the Mangapapa stream were cut out. These were within an area subsequently defined as the freehold property of Keita Waere.

The next few years were dominated by P. Barker and A. McDonald,¹¹ both newcomers, both evidently ambitious and able to command money. Barker emerged as the active farmer, McDonald as politician, on both the local and the national level. They were first known as lessees of the Kaiti block in 1873: and their partnership ended in mid-1878. In the meantime, both were active as sheep men. McDonald is credited with bringing up 6000 sheep in early 1873: and in the 1877 sheep returns, the two had over 30,000 sheep - more than the total of the next three owners put together. By the time the partnership was dissolved, Barker was primarily concerned with his personal development of the block next down from Waiohika; and McDonald, though a smaller block became divided for him downstream again in Whataupoko, was concerned with lands north of the Turanganui river up to the Pouawa block, which included Turihaua. But freehold was as far away as it had been in the Read period, so that improvements, such as in fencing, were unsecured.

At this point, the lawyer W.L. Rees arrived from Napier and was soon able, in Whataupoko, to put into practice his ideas of tribal involvement in the process of developing land tenure to its final divided individualised titles.¹² The scheme was for the appointment of himself and the like-minded and influential Wi Pere as trustees for the undivided owners, working in consultation with them. On 22 June, 1878, a deed was signed, of conveyance of the whole block by the 45 owners (or their successors) to Rees and Wi Pere 'to sell and dispose of or mortgage for the benefit of the above natives': and Barker was joined in the deed as having acquired Read's interests and also some other shares during the past three years. Riparata Kahutia was added to the trustees shortly afterwards.

Demarcation prior to survey followed quickly. The earliest provisional deeds were on 25 February, 1879, conveyances in trust to Barker 2500 acres and to McDonald 1000: and the layout appeared in a mortgage by the former on 19 July - Gray 1400 acres (dealt with by a special procedure), then Barker and McDonald, 2500 and 1600 acres: partially dividing them, both inland and on the Taruheru river, Riparata Kahutia, 1600 acres and beyond McDonald, Keita Waere 300 acres. The latter four totalled 5400 acres. Soon after the principal conveyance had been made, the trustees were confronted by the trustees of the will of G.E. Read who died on 23 February, 1878. A large amount was owed to him in a wider context than Whataupoko. This was settled at a little over £28,800 and, the original 45 owners of Whataupoko having no further interest since they had sold out, the whole of the block was mortgaged to Read's Trustees, to secure the sum due, less the 5400 acres and Gray's land. The main area of value was the land downstream formerly, Wyllie's, now taken as 1000 acres.

In 1880, the 5400 acres were brought before the Native Land Court, and also the former Wyllie 1000. Awards were made in respect of all, with an extra 2 acres for Kate Wyllie (now remarried to M.J.Gannon) and with power to Rees and his fellow trustees to deal with the 1000 acres. At this point, smooth progress was interrupted.¹² A judicial ruling established that Rees's trust deeds were not valid, under the terms of the Native Lands Acts. Fortunately, an irreversible situation had been reached in respect of the individual claimants. A new corporate body, with much wider functions than just dealing with subdivision problems, was formed in July 1881. This was the East Coast Native Land Settlement Company words 'East Coast' being replaced by 'New Zealand' in October.

The whole of the residue of the block, i.e. the 12,400 acres of the mortgage above, was conveyed to the Company, less a curious 2 acres¹³ which included the Wyllie Cottage. This was on 29 September, 1882. Gray's 1400 acres also passed to the Company as a formality before his final grant. Resurvey added a few acres to him, rather more to Barker. And the 1000 acres, which include the present Whataupoko (but still less the curious two acres), were cut out. The date of the last operation, which was internal to the Company's title, was 1 November 1883.¹⁴ Prior to this, on 13 August, the mortgage of 1879 had been assigned by Read's Trustees to the New Zealand Native Land Settlement Co. (Ejection dealt with the 2 acres in 1884).

The final tidying up of details was long drawn-out. The Company had Certificates of Title for 11011 acres by the end of January, 1886, but Barker's 2950 acres were delayed till February: and Riparata's 1600 acres, about which there had never been dispute, were dealt with so slowly but by her business manager and successor in title, W.H.Tucker, that not till 1897 did a Certificate issue for the last 248 acres.

R.de Z Hall

5 November. 1981

Notes

1: This paper can only be described as introductory derived from exploration in the Gisborne Land and Deeds Registry, Deeds Index No11. This volume deals with deeds and other entries prior to the introduction of Certificates of Title under the Land Transfer Act. A significant part concerns lands over which Crown Grants were issued, following awards by the Poverty Bay Commission, 1869, ratified by the Poverty Bay Grants Act. 1869. Systematic examination in the short term has not been possible, in view of the large number of entries, over 150. and the length. and occasional complexity. of deeds copied into register. The narrative is followed by a select calendar, but both are E and O E, with equal weight for errors and omissions.

The main additional sources have been:-

Mackay J.A.. 1927. Life in Early Poverty Bay.

Mackay J.A.. 1949 Historic Poverty Bay.

Murton, B.J. 1962 . Settlement and Development in Poverty Bay, 1868-1889. M.A.

Thesis. A summary introduction to this is in an article in the New

Zealand Geographer, vol.22, 1966.

Oliver, W.H. 1971 Challenge and Response.

2. Mackay, 1949, 317 for Pukepapa (in occupation before May, 1865 see W.L.Williams, Journal, 5 May and Passim) Oliver, 23, for quotation from Bishop Williams on local beginnings of sheepruns in 1864.

3. Mackay, 1927. 97 and see 86. A letter from J.R. Wyllie to the Hawkes Bay Herald in 1864 has been read, but not re-found, on the opportunities for sheepfarming in Poverty Bay.

4. The N. boundary can be seen on sheet N98 of the 1:63360 Topographical Map running in a SWesterly direction from Ngaihihiopoanga, Grid ref.366487: in the opposite direction it continues down the Horowekaeka stream to its confluence with the Waimata river.

5. Minutebook pp,300-2.

6 From this point references to deeds, etc. can be related to the Appendix.

7. A factor not considered in sources is the day-to-day relation between trader and customer. An instance is in the Poverty Bay Standard, 5 March, 1873, where Henare Ruru spoke in praise of his European friends on his deathbed. He included Read and wished that his share in Whataupoko might be made over to Read against his debts.

8. Mackay, 1949. pp453.

9. Maungapapa so spelt in the copy of the deed and sketch plan.

10. A clue leading to Curtis, not followed, is no. 7575, a lease by Wi Harornga, for 14 years front 1.1. 1872 at £60 p.a.

11. Mackay, 1949. 317 (Kaiti), 318 (Whataupoko, where Read should more properly have been shown with the major interest). 321. Oliver, op.cit., examined McDonald's political career, indexed references from 120.

12. Murton, 1962, 44-8. (Copy of thesis and article in Gisborne Museum)

13. The 12,400 acres deed, as copied was accompanied by a carefully drawn plan of the 2 acres, which had a central larger part and building lots drawn at the sides. The basis of exclusion was that the area had been 'heretofore sold to Michael Joseph Gannon'. Gannon appealed against the whole conveyance on some wider ground, without success. Evidently the Company was then moved to enquire into the theretofore sale. Whether or not after Court action, an application, no.778, was made for a Certificate of Title, Gannon having been previously ejected. The Examiner of Titles found that there was a clean title and Certificate vol.15, f.142 was granted, the Deposited Plan being no.226, for Whataupoko no.2. on 28 June. 1884; a redivision led to Certificate of Title vol. 17, f.182. with Deposited Plan no.319.

It seems likely that the circumstances led to a conveyance in trust over 500 acres between Kate Gannon's 300 acres and the area of Town Hill, to determine division between the Company and her. From this emerged a title in favour of Gannon over 70 acres, the balance being reconveyed to the Company.

14. A general conveyance was made at the same time as the 12,400 acres. by Read's Trustees to the Company of a number of blocks of land of which Whataupoko was one, debts to the estate having been met to the extent of a little over £20,000.

Gisborne Land and Deeds Registry, Deeds Index No.1 pp.165-69 with a few on pp.167-8, Contains particulars of deeds brought for registration and of other legal documents affecting title. A selection of entries follows, re-arranged in date order (with a few comments in brackets) to show lines of development. On account of the very large number of deeds, copied out in full in Registers, the table can only be provisional.

- 1869, 4 Aug. Award no. A64 by the Poverty Bay Commission, of undivided title to Raharuhi Rukupo and 44 others, 19,200 acres. Subsequently confirmed by the Poverty Bay Grants Act. 1869.
- 1869, 10 Aug. Mortgages by Raharuhi Rukupo and others, to secure £1,817.10s (evidently a consolidation of transactions in anticipation of the freehold grant) Deed 6022
- 1870, 1 Jan. Lease, effective date, by Raharuhi and others to William Parker, term 16 years at £200 p.a. for the first 6 years, £300 for the second 6 years and £400 for the remainder. Deed 6065
- 1871, 25 April. Crown Grant No. 15221, no restrictions, to Raharuhi Rukupo and others. (Particulars in Crown Grants Register No1. f.39).
- (1871-1875) (The, period of acquisition of shares in the undivide freehold, almost entirely by end G.E.Read of leases by him and another).
- 1871, 1 May. Conveyance by Renata and others to G.E.Read of shares mortgaged in 1869 and now released on payment of another £734 Deed 6623
6 Oct. Assignment of Lease, W.Parker - G.E.Read, in consideration of lump sum Deed 7626
7 Oct. Conveyance by Raharuhi Rukupo and others of 32 shares (some previously registered, some not) at £50 each. (Thereafter, to 1873, a few minor conveyances) Deed 10013
- 1872 18 May Lease. G.E.Read to J. and K. Wyllie, 1460 acres, for balance of term of Parker lease, at a peppercorn rent, with right to convert fee simple when to freeholds were granted.(Bounded W.and S. by Taruheru and Waimata rivers, and on the N. by Maungapapa stream). Deed 3531
17 Aug. Lease. G.E.Read to W.Parker, 1400 acres, 7 years from 1.1.1872, £21 p.a., with right to convert to freehold. (The northernmost area, including Gray's Bush, with a distinct chain of title, through Westrup to Gray Deed 7014
- 1874, 27 Sep. Lease, R.R.Curtis to J.Wylie, 1140 acres, 16 years from 1.1. 1870 (adjoining former lease) Deed 8532

- 1875, 17 Apr. Assignment of Lease, J.Wyllie to J. Breingan, both lease (less 18 acres S. of Mangapapa stream at its mouth). Deed 10010
- 20 May. Assignment of Lease, J.Breingan to H.H. Curtis. both leases. Deed 9941
- 17 June. Agreement, R.R.Curtis to Barker and McDonald. both leases. Deed 9169
- 29 Oct. Agreement, W.Parker to C.Westrup, the 1400 acres. (The sketch plan shows bush at the position of Gray's Bush) Deed 11944
- (1875-1878) (The period of acquisition of shares by P.Barker and A. McDonald, later Barker alone)
1875. 22 June Conveyance, Curtis to Barker & McDonald under agreement of 17 June. Deed 9209
- 9 Oct. Conveyance. Read to Barker & McDonald. (The 32 shares of 7 Oct., 1871: the major Read holding has been missed). Deed 10013
- 1875-1877 (Several conveyances of individual Maori shares)
- 1878, 23 Mar. Conveyance, P.Barker to C.Westrup, 1400 acres(with the right to freeholding, and following the agreement of 29 Oct., 1875). Deed 10013
- 27 May. Conveyance and assignment, C. Westrup to C. Gray. Deed Deed 12142
- 29 May. Mortgage, Gray to Westrup (noted on account of a schedule of the shares of several Maori, viz., Riparata Kahutia, Mikaeri Turangi, Honi Meihana (later joint owners of subsection 5) £120 each, Wi Pere. Keita Waere £120 each, Wi Haronga £200, Wi Iritopo £450). Deed 12744
- 22 June (P.Barker joined with the undivided freeholders in conveyance of the whole block, see below)
- (1878-1882) (The period of management by W.L.Rees, Wi Pere. joined by Riparata Kahutia, as trustees. leading to identification. survey and the beginning of conveyance of the series of subsections bounded on the W. by the Taruheru river).
- 1878, 23 Feb. Death of G.E.Read.
- 22 June by Barker, Conveyance by Barker, Raharuhi Rukupo and the 44 named Maori (including some successors) to W.L.Rees and Wi Pere 'the Trustees' to sell and dispose of or mortgage for the benefit of the above natives Deed 13173
- 1879, 25 Feb. Conveyance in trust to Barker, 2500 acres (the first of several preliminary deeds. Signed by Rees and Riparata. that of Wi Pere being added later) Deed 13174

19 July Mortgage by Barker (noted on account of being accompanied by a plan in the register, showing five drawn or surveyed subsections on the Taruheru, from N.,

Gray	1400, acres (the sepearte line of title)	
Barker	2500 acres	
Riparata	1600 acres	
McDonald	1000 acres	
Wyllie	300 acres	
Total	<u>5400</u> acres	Deed 13454

1880, 24 Apr. Mortgage by Rees and others to the trustees of Read's will of the whole block, less 5402 acres, to secure the amount due to the estate (a little over £28.800)

17 and 24 Sep. Orders by the Native Land Court, awarding:-

Whataupoko No. 1	Barker	2500	acres
2	McDonald	1000	acres (later no.3)
4	Kate dyllie	302	acres
5	Riparata Kahutia	250	acres,
Pou-o-Turanga and others	1350	acres,	Matokitoki
	Total	5402	acres
	3 in trust to Riparata Kahutia,		
	Wiremu Pere and W.L.Rees	1000	acres (later no.6)

(Besides these there remained the separate area of Gray, also additional acreage of Barker. In respect of no.6, survey, was in November. 1880, drawing December. 1880, being. later Demosited Plan No.195)

- 1882 First Certificate of Title granted:
 McDonald v.12/212 992 acres (net of road and both subdivided)
 Kate Gannon v.12/213 300 acres
- 1882-1886 Completion of subdivision and titles through the New Zealand Native Land Settlement Co.
1882. 7 Dec. Conveyance of the Gray 1400 acres to the New Zealand NLS Co. (in furtherance of freeholding) Deed 16644
 29 Sep. Conveyance by the Trustees to the Company of the residue of the 19,200 acre block, viz. 12,400 acres (inclusive of the 1000 acres of no.6) excluding 2 acres and a few perches 'heretofore sold by the said Trustees to Michael Gannon' (which were drawn in detail on the plan below the copy of the deed). (The deed was general for several areas) Deed 17300
 (The Mortgage of Reads trustees was assigned to the Company by a deed of 13 Aug.) Deed 17299
- 1883, 5 Sep. An appeal by Michael Joseph Gannon against the Conveyance to the Company was dismissed on general grounds).
 1 Oct. Order by the Native Land Court, not indexed, making a grant in favour of C.A. de Lautour and M.J.Gannon in trust to be conveyed either to the Company or Keita (Waere) Kenana as may be decided by the Supreme Court on proceedings to be taken by the said Keita Kenana - Whataupoko No.7, 500 acres
 1 Nov. Certificate of Title granted to the Company, Whataupoko No.6, Deposited Plan No.195, 14/42, 1000 acres ~ 992a.3r.2p.net (the 2 acres were excluded)
- 1884, 3 Mar. Application no. 778 filed for a Certificate of Title over the hitherto excluded 2 acers, Gannon having been ejected under a Court order, though with permission to occupy, came before the Examiner of Titles, who found that
 26 June the title was the same and Certificate of Title was granted to the Company, Whataupoko No.2-Deposited Plan No.226, v.15, f.142. 2 ac. 0r.13p.
 After adjustments of acreage and determination of subsection no.7, the final series of deeds was:-
- 1885, 15 Apr. Crown Grants
 21362 Whataupoko No.1 Barker 2950 ac.
 21364 Whataupoko No.7 C.A.de lautour 500 ac.
 21366 Whataupoko No.9 NZLS Co. 10581 ac. 2r.
- Certificates of Title
 3 Aug. NZNLS Co. Whataupoko No.9 v.16, f281 10581 ac.2r
 23 Sep. Gray Whataupoko No.9 v.17, f 46 1470 ac.
 1886. 28 Jan, NZNLS Co. Whataupoko part 7 v.17, f203 430 ac.
 19 Feb. Barker Whataupoko No.1 o. v.17, f258 2950 ac.38p.
 11 Nov. Gannon (M.J.) Whataupoko part 7 v.19, f177 70 ac.
 and after a long delay, to the successor of Riparata and others
- 1891 25 June Tucker, W.H. Whataupoko No.5 v.32, f224-5 1366 ac.
 1897 8 Apr.- Tucker W.H. Whataupoko No.5A v.36, f142 248 ac.
 (Tucker was Riparata's estate manager)

APPENDIX II

Date	Owner	Title CT
3/8/1895	Crown Grant of Whataupoko No.9 to New Zealand Native Land Settlement Co. Ltd.	Vol.16, folio281
14/1/1891	The New Zealand Native Land Settlement Co. Ltd.	Vol 27, folio 129
11/7/1891	Transfer to BNZ Estates Co.Ltd	"
11/7/1891	New Title to BNZ Estates Co.Ltd	Vol 28, folio 93
22/8/1892	Transfer to John T Dunlop	"
22/8/1892	New Title to John T Dunlop	Vol 29, folio 266
26/8/1895	Transfer to Philip W Donner	"
11/5/1896	Philip W Donner dies	"
24/7/1896	Letters of administration granted to Ellen Donner, widow	"
10/6/1898	Transfer to Julius F Donner and Robert C Donner	"
5/12/1913	Julius F Donner Dies	"
5/7/1913	Transfer to Robert C Donner and Ernest J Donner	"
22/7/1917	Transfer to Ellen Donner and Rowley Murphy(joint tennants)	"
11/11/1924	Transfer to Henry Hegarty	"
11/11/1924	New Title to Henry Hegarty	Vol 73, folio 192
3/12/1936	Transfer to William H Hegarty	"
12/5/1964	Transfer to John H H Hegarty	"
12/5/1964	New title to John H H Hegarty	1A/38
22.7.1977	Transfer to Margaret A. P Hegerty and Graham K Vette	"
7/3/1980	New Title to M A. P Hegerty and G K Vette	4B/1331
25/7/1990	Transfer to William R King and David W Slater	"

SITE RECORD FORM (NZMS260)

NZMS 260 map number Y18
 NZMS 260 map name Gisborne
 NZMS 260 map edition 1

NZAA METRIC SITE NUMBER Y18/427
 DATE VISITED 10/2/99
 SITE TYPE Pits, terraces, road
 SITE NAME: MAORI
 OTHER

Grid References Easting 2.9151015 Northing 6.2171616

1. Aids to relocation of site (attach a sketch map)**2. State of site and possible future damage**

Fair, exposed to stock erosion, trees growing on features

3. Description of site

A series of pits and terraces, including three large raised rim pits. There are two pits on top of a small hill that stands alone in the middle of the valley (has a commanding view). There is a series of small terraces down the north facing ridge. There are 8 pits on a natural terrace. An old road, possibly the original Waimata Valley road dating from the 1870's cuts through the terrace and around the pits.

4. Owner Bill King Tenant/Manager
 Address Aberdeen Rd Gisborne Address

5. Nature of information Site Visit

Photographs G Jackman

Aerial photographs NZAM2161/16-17

6. Reported by G Jackman Filekeeper
 Address 17 Stout St Date
 Gisborne

7. Key words Pits, Raised Rim, Terraces, Old Road, Waimata Valley

8. New Zealand Register of Archaeological Sites (for office use)

NZHPT Site Field Code

Latitude S

Longitude E

<u> </u> <u> </u> <u> </u> Type of site	<u> </u> <u> </u> <u> </u> Present condition & future danger of destruction
<u> </u> <u> </u> <u> </u> Local environment today	<u> </u> <u> </u> <u> </u> Security code
<u> </u> <u> </u> <u> </u> Land classification	<u> </u> <u> </u> <u> </u> Local body

SITE Description

NZAA METRIC SITE NUMBER Y18/427

NZMS 260 map number Y18

DATE VISITED 10/2/99

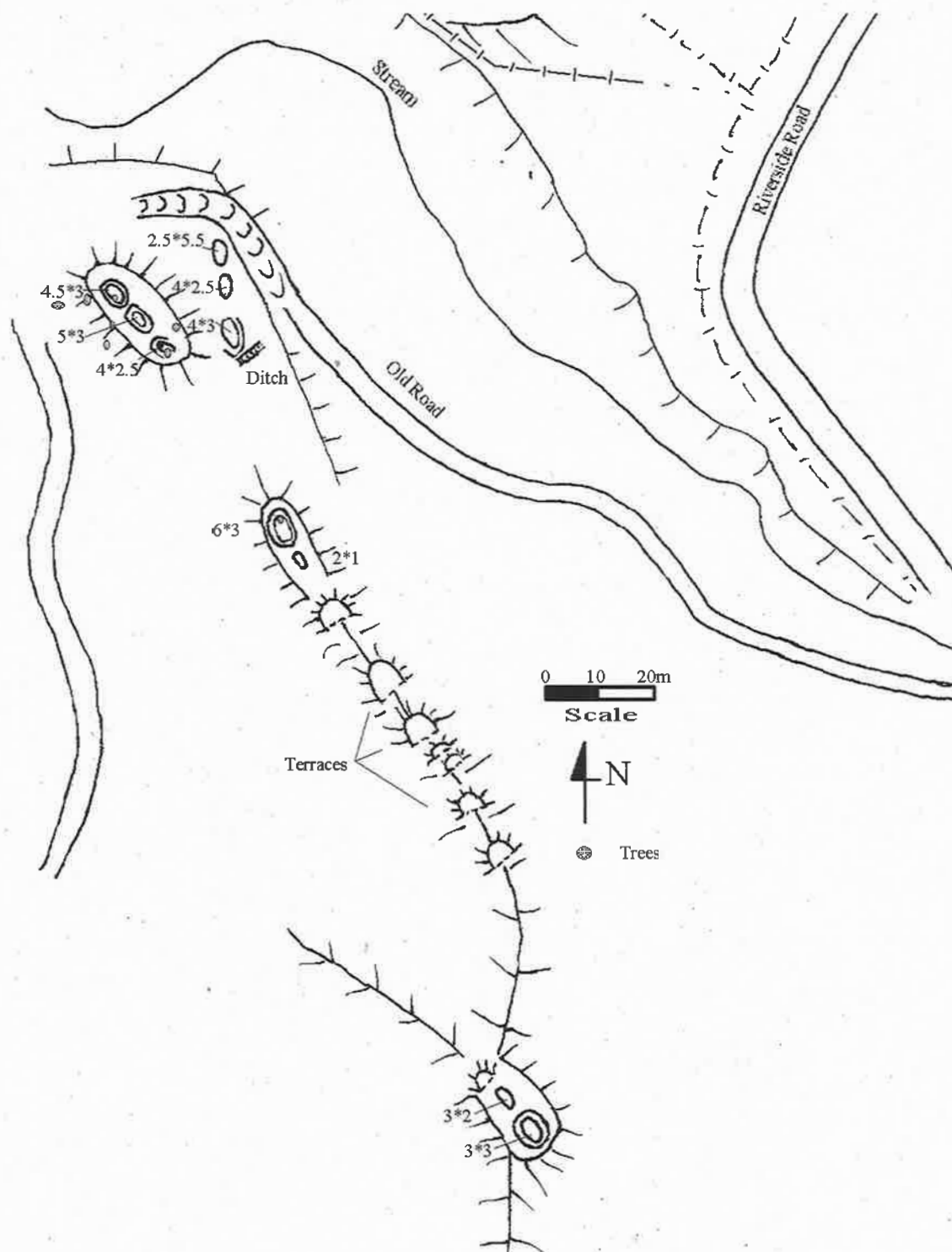
NZMS 260 map name Gisborne

SITE TYPE Pits

NZMS 260 map edition 1

SITE NAME: MAORI

OTHER



SITE RECORD FORM (NZMS260)

NZMS 260 map number Y18
 NZMS 260 map name Gisborne
 NZMS 260 map edition 1

NZAA METRIC SITE NUMBER Y18/428

DATE VISITED 10/2/99

SITE TYPE Pits

SITE NAME: MAORI

OTHER

Grid References Easting 29151015 Northing 62171618

1. Aids to relocation of site (attach a sketch map)**2. State of site and possible future damage**

One pit is quite distinct, the others are only shallow depressions. The site is relatively stable and subject to mild stock erosion

3. Description of site

The site is on an aluvial fan that is cut on either side by two streams. There is a pit 4.5m*2m next to the fence that runs next to the scarp overlooking the southern stream. There are two shallow depressions near the eastern scarp. These are visible through a darker vegetation. They are visible in the 1953 aerial photo but appear to have been modified since then



4. Owner Bill King
 Address Aberdeen Rd Gisborne

Tenant/Manager
 Address

5. Nature of information Site Visit

Photographs G Jackman

Aerial photographs NZAM2161/16-17

6. Reported by G Jackman
 Address 17 Stout St
 Gisborne

Filekeeper
 Date

7. Key words Pits, Waimata Valley**8. New Zealand Register of Archaeological Sites (for office use)**

NZHPT Site Field Code

Latitude S

Longitude E

____ Type of site

Present condition & future
 danger of destruction

____ Local environment today

Security code

____ Land classification

Local body

SITE RECORD FORM (NZMS260)

NZMS 260 map number Y18
 NZMS 260 map name Gisborne
 NZMS 260 map edition 1

NZAA METRIC SITE NUMBER Y18/429

DATE VISITED 10/2/99

SITE TYPE Pits

SITE NAME: MAORI
 OTHER

Grid References Easting 2.91510191 Northing 6.217171015

1. Aids to relocation of site (attach a sketch map)

The site is about 25 metres east of the Waimata Valley road on the edge of the native bush known as Longbush.

2. State of site and possible future damage

The Raised rim pit is still quite distinct with the smaller pits largely filled in and only slight indentations remaining. The main threat is stock damage

3. Description of site

The site is on the edge of a bank of a stream. The site consists of a large (6*3M) raised rim pit and the remains of two smaller pits. The raised rim pit has old tree roots growing through the southern side.

4. Owner Bill King Tenant/Manager
 Address Aberdeen Rd Gisborne Address

5. Nature of information Site Visit

Photographs G Jackman

Aerial photographs NZAM2161/16-17

6. Reported by G Jackman Filekeeper
 Address 17 Stout St Date
 Gisborne

7. Key words Pits, Raised Rim, Waimata Valley**8. New Zealand Register of Archaeological Sites (for office use)**

NZHPT Site Field Code

Latitude S

Longitude E

_____ _____ _____	Type of site	_____ _____ _____	Present condition & future danger of destruction
_____ _____ _____	Local environment today	_____ _____ _____	Security code
_____ _____ _____	Land classification	_____ _____ _____	Local body

SITE Description

NZMS 260 map number Y18

NZMS 260 map name Gisborne

NZMS 260 map edition 1

NZAA METRIC SITE NUMBER Y18/429

DATE VISITED 10/2/99

SITE TYPE Pits

SITE NAME: MAORI

OTHER

