



The
BULLETIN
of the
EAST GRINSTEAD
SOCIETY

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THE EAST GRINSTEAD SOCIETY

The Society was founded in 1968 to protect and improve the amenities of East Grinstead and its environs. The town has a long history and a unique architectural heritage, entrusted for the time being to the hands of our generation. It should be our concern that such contributions as we in turn make are worthy of the past and a fitting bequest to the future.

The Society arranges regular talks, discussions and visits. It produces a *Bulletin* of articles of local interest and a *Newsletter* thrice yearly. Its 1969 report on the High Street conservation area was well received as a basis for future policy. It is very active in monitoring all planning applications and making representations to the authorities on planning issues. It has held six exhibitions, planted trees, restored the churchyard railings, produced surveys of trees, seats and playground equipment and presented seats in memory of leading former members to Sackville College and the High Street. It has published a book of reminiscences, three sets of postcards reproducing old photographs and two town trails and, with the Town Council, established the now independent Town Museum.

The Society is registered as a charity (no.257870) and with the Civic Trust and is a member of the Federation of Sussex Amenity Societies. A copy of its constitution is available on request.

The strength of such a Society lies in the extent to which it can be seen to represent public opinion; the larger the membership the greater the influence. The subscription is £10 p.a., renewable on 1 January every year (except by those joining on or after 1 October). Persons wishing only to receive the *Bulletin* can do so at a special rate of £5 per calendar year, payable in advance to the Editor (address on cover).

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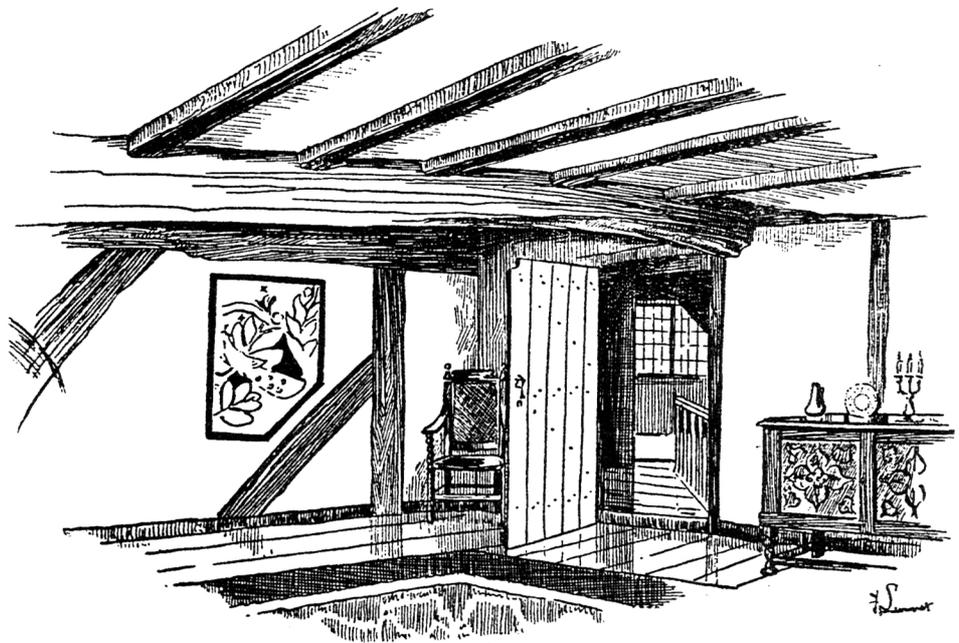
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EDITORIAL

Once again we are privileged to publish an article by Mr Gould on an area of the town in the last four decades of the 19th century. It is a daunting thought that he has found out more about the houses and their occupants than could ever have been known to any one resident at the time. An important discovery is that the hospital in Moat Road was, in fact, brought into use, albeit briefly. If similar articles can be produced covering other areas, a rich picture of the town at an important period in its history will be built up.

COVER PICTURE: Rear view of Wilmington House (48-50 High Street) drawn by F. Smart for *Wilmington*, a booklet on the building privately published by Lydia Craven at her bookshop on the premises. It contains several drawings by Smart, some signed with his name and initials, sometimes with an indistinct date in the 1940s. The book is undated but seems to date from the late-40s. Nothing more is known about Smart and Craven. We will welcome any information on either that readers can supply.



Another picture from the book, the Fresco Room, showing the patch of wall painting discussed in *Bulletin* 46 (Autumn 1989), p.6.

TWENTY FIVE YEARS AGO: *Bulletin* 17 (August 1975) recorded a membership of about 300 and meetings to which we invited kindred societies from neighbouring places (on European Architectural Heritage Year) and from the Chamber of Trade and Ratepayers' Association (on reorganised local government). We were taking a leading part in the campaign to save the disused goods shed threatened by the inner relief road for use as a young people's arts and drama workshop. In response to the Town Council's offer of a room at East Court to be a local history museum we had set up a sub-committee to investigate the implications and possibilities.

AS WE SAW OURSELVES (5): 'The tripper is not encouraged ... it is perhaps fortunate that his predilections take him further down the line [of railway] to the sea. The amusements in the town are ordered and arranged to suit the tastes of the better class of visitor.' – 1926 guidebook produced by the Chamber of Commerce, promoting East Grinstead as a health resort.

FIFTY YEARS AGO: 'East Grinstead Urban District Council are planning to boost the town as an inland holiday resort for visitors who would be attracted by old-world charm and scenic beauty.' – *East Grinstead Observer*, 13 October 1950.

The recent death of Mr Eric Charles Byford, known to his friends as Jim, is a great loss to all who knew him, particularly those connected with Michael Hall School and the residents of Forest Row but also to members of our Society and those who share our concerns.

Mr Byford was a man of principle, a pacifist committed to the theories of Rudolf Steiner, to whose school at Michael Hall he gave nearly 50 years dedicated service both as a full-time member of the teaching staff and after retirement. People of every age mattered to him and he treated them with unvarying courtesy, consideration and generosity.

His interest in local history led to considerable research, the fruits of which appeared chiefly in the periodical he founded, edited and was the main contributor to, *Forest Row: Historical Aspects and Recollections* and his booklet on Ashdown Park. This activity stimulated the foundation of the Forest Row Local History Group.

His list of the local views painted by James Bourne in 1826 was published in our *Bulletin* 22 and he was co-author of an article on the *Roebuck* at Wych Cross in *Bulletin* 43. He was a speaker in our meetings programme.

The Town Museum, for which he staged a temporary exhibition on Forest Row, and the Museum Society also benefited from his enthusiasm. Indeed he was always willing to share his knowledge with others, usually sending enquirers copious information in his firm and regular – almost copper-plate - handwriting. It is to be hoped that the material he collected and the research he had not managed to publish will not be lost.

Mr Byford was also a devoted family man, caring for his wife at home when ill-health overshadowed her later years.

His death, at the age of 85, came after a few months' illness. Until then, despite a heart attack, he retained both intellectual and physical vigour – travelling in Romania at 84, for example, and giving talks on the experience when back at home.

It seems fitting that when he 'passed into the Spiritual World' (to use the phrase he often employed) it was on Midsummer's Day, a time of special significance in the anthroposophical movement which inspired him. He lives on in the hearts of many.

QUERY: Mr L. A. Griffith, 20 East Meadway, Shoreham-by-Sea, BN43 5RF, who is researching the Second World War in East Grinstead, seeks confirmation of and further information on his recollection of a substantial barricade-like structure across the junction of Blackwell and Cranston Roads.

THE BETTER CLASS OF VISITOR (p.3)? *Hodie amicus ac ego carpsimus diem et invisimus grinsteadium orientem. Heu! Non potuimus invenire locum pro curro quod mundus et uxor fuerunt in oppidum [sic]! Reveniemus alias!* – postcard received this August by our tourist information officer from an enquirer whom he had advised *Carpe diem!* (Latin for 'Seize the opportunity').

[Today a friend and I seized the opportunity and visited East Grinstead. Alas! We could not find a place for the car because the world and his wife were in the town! We will come again somewhen else!]

MOUNT NODDY: FURTHER INFORMATION

M. J. Leppard

Articles on this place-name in earlier *Bulletins*: M. J. Leppard, 'Mount Noddy', **46** (Autumn 1989), pp.9-11; Richard Coates, 'Mount Noddy again', **47** (1990), pp.8-10; M. J. Leppard, 'Mount Noddy', **53** (Autumn 1993).

Mrs Jean Shelley reports¹ a Mount Noddy in the parish of Charlwood (NGR TQ 225402), named on O. S. map TQ 24. It is immediately west of Hillands Farm, at the top of Russ Hill, and extends as far as a deep gill about ½ km west. The earliest reference is an estate map of Wrights Farm, 1750², on which it seems to consist of four fields.

Here in East Grinstead some advance in understanding is possible by collating three maps: one of c.1740 relating to a dispute over lands in the Moat Farm area, on show in the Town Museum and discussed in *Bulletin* 22 (Sept. 1977), one of that farm in 1776³ and the tithe map of 1841. Our Mount Noddy recreation ground, field no. 2501 on the tithe map, is Mount 'Hoddy' in the schedule, not included in the 1776 map, Blackwell Meadow on that of c.1740. The field encroached on by the northern side of St John's Road and the new convent is Noddy (2442) and Woody Pit (2443) in 1841, 'Mow Knotty Field' in 1776 and shown (fields K and L) but not named in c.1740. It is unfortunate that we have no name for the latter in c.1740 because the occurrence then of Blackwell Meadow confirms the suspicion that Mount Noddy became fashionable as a place-name in the mid-18th century. It would be good if earlier names could be found for any of the Mount Noddys elsewhere, or earlier evidence for their being so called.

It is interesting, though hardly relevant to the name or its meaning, that (as shown clearly in the maps on pp. 8 and 9 below) our Mount Noddy recreation ground is where Mr Margary's prehistoric track from (approximately) the fire station to the hospital⁴ crosses the early track to Hackenden argued for in *Bulletin* 70 (Spring 2000), p. 5.

Finally it is worth noting that street maps show a Mount Nod Road in Streatham and a now redeveloped out of existence Mount Nod (also a road) in Lewisham.

REFERENCES

¹ Personal communication, 28 Jan. 1999 ² Arundel archives, part of P.M.24 ³ British Library, c.7.e. 18.(1) ⁴ *Sussex Notes & Queries*, vol. 11 (1946-47), p. 80

DALLINGRIDGE

M. J. Leppard

Sussex Archaeological Collections, vol. 136 (1998) includes an article by Nigel Saul, 'The rise of the Dallingridge family', named after the estate that occupies the southernmost part of our ancient parish. The earliest recorded member of the family is said to be Roger, mentioned in an extent of Ashdown Forest in 1274. This prompted me to draw Prof. Saul's attention to two earlier references, John de Halinggerigge a witness to a charter concerning our manor of Ashurst in c.1230¹ and John Alingerugge a witness to a charters concerning Chartham in Tandridge in c.1255², both of which he accepted. They are of interest not only as taking the family back another generation but also because they put a question mark against the interpretation of the place-name proposed by the English Place-Name Society³: the ridge of Dædel or of Dædel's people.

¹ Lewes Chartulary, Sussex Record Society, vol.38, p.83 ² Lewes Chartulary, Cambridgeshire portion, no.2 and Surrey portion, *Sussex Archaeological Collections*, vol.43, nos 25 and 26. ³ A. Mawer and F. M. Stenton, *The Place-names of Sussex*, part 2 (1930), p.328

Ernest William Young was born in 1869 at Andover, the second son of William, who had himself been born there in about 1830. By about 1863 William was married and living in Northampton, by about 1872 he had come to East Grinstead and taken over the grocery and drapery business of Charles Sawyer at 43-49 High Street. After schooling at Upperton College, Eastbourne, Ernest joined the family business, rising from draper's assistant in 1891 to partner and ultimately sole proprietor. The firm, which in 1881 employed six assistants, a porter and a boy, took over J. A. Ladd's grocer's shop at 39 High Street in about 1904. In 1895 he married at the Congregational Church at Wimbledon, presumably the home of his wife (whose name is not recorded in our sources, though the officiating minister's is!). By 1928 they had moved house to Tunbridge Wells. In 1931 he retired from business. The draper's store seems to have been taken over by a Mr E. R. Brown but it kept the Young's name for several more decades. The grocer's at no. 39 had already been acquired by A. J. Coatman.

E. W. Young took a prominent part in local life: a member of the School Board until its demise in 1902, then one of the school managers (chairman in 1930); on the committees of the Literary and Scientific Institute 1892-1931 (a trustee from 1907), cottage hospital 1906-31 and Payne endowment 1913-1931; organist and choirmaster of Moat Church 1886-1917 and one of its deacons; hon. Secretary of the local Y.M.C.A. 1893-1914 (and a member of the national council): and a J.P. for Sussex from 1912. In politics he was a Liberal.

His literary inclinations won him a prize, open to all England, for a report of a lecture on David Livingstone at his centenary in 1913. It included a medal and a tour in Switzerland. In 1928 he contributed to the *East Grinstead Observer* a series of articles, 'Reminiscences of Old George', fictionalised dialogues recalling the town and its characters in the 1880s and 90s. The following year he contributed a series of playlets, 'The Pageant of East Grinstead High Street', derived from Hills' *History*. In 1936 the two were issued together in book form, with a print run of 1000, in aid of the new Queen Victoria Cottage Hospital. In about 1947 he wrote 'The Story of East Grinstead', a pamphlet covering our history up to 1944. Again it is derived almost entirely from Hills, but organised in loosely chronological fashion with a tour of the High Street providing the main structure. He also undertook similar historical writing about Tunbridge Wells.

These writings do not pretend to original research, though independent thinking has gone into them, for example the attractive suggestion that the earthquake shock felt here in 1758 was a factor in the weakening of the church tower until it collapsed in 1785. He is also prepared to express opinions, notably with regard to Middle Row. After repeating the (erroneous) claim that it once extended the full length of the street, he says 'In these modern times it is generally felt that it is a pity that a clean job was not made of it and the whole row destroyed'. That was indeed the general opinion in the 1930s and 40s, as other sources testify. The playlets are still enjoyed in one school in the town but the real value of his work is in the reminiscences. His attempts to reproduce the local accent look grotesque but the information, enriched by anecdote and comment, is invaluable, for such first-hand and often trivial detail, which seldom survives in official records, adds an extra dimension to our knowledge and understanding. He deserves honour too for keeping alive interest in our history in the long years between the work of W. H. Hills and the birth of our Society.

Information in this article mainly from W.H.Hills's MS book of notes on local personalities (in my possession), supplemented from censuses and directories. Earlier articles in the series: P.D.Wood, 'J.C.Stenning's "Notes on East-Grinstead"', *Bulletin* 12 (May 1973), p.11; M.J.Leppard, 'East Grinstead's first historians', 13 (Autumn 1973), p.9; P.D.Wood, 'East Grinstead and its environs' [W.R.Pepper], 14 (May 1974), p.5; P.D.Wood, 'The history of East Grinstead by W.H.Hills', 15 (Sept. 1974), p.5.

THE HISTORICAL ATLAS OF SUSSEX

A review by M. J. Leppard

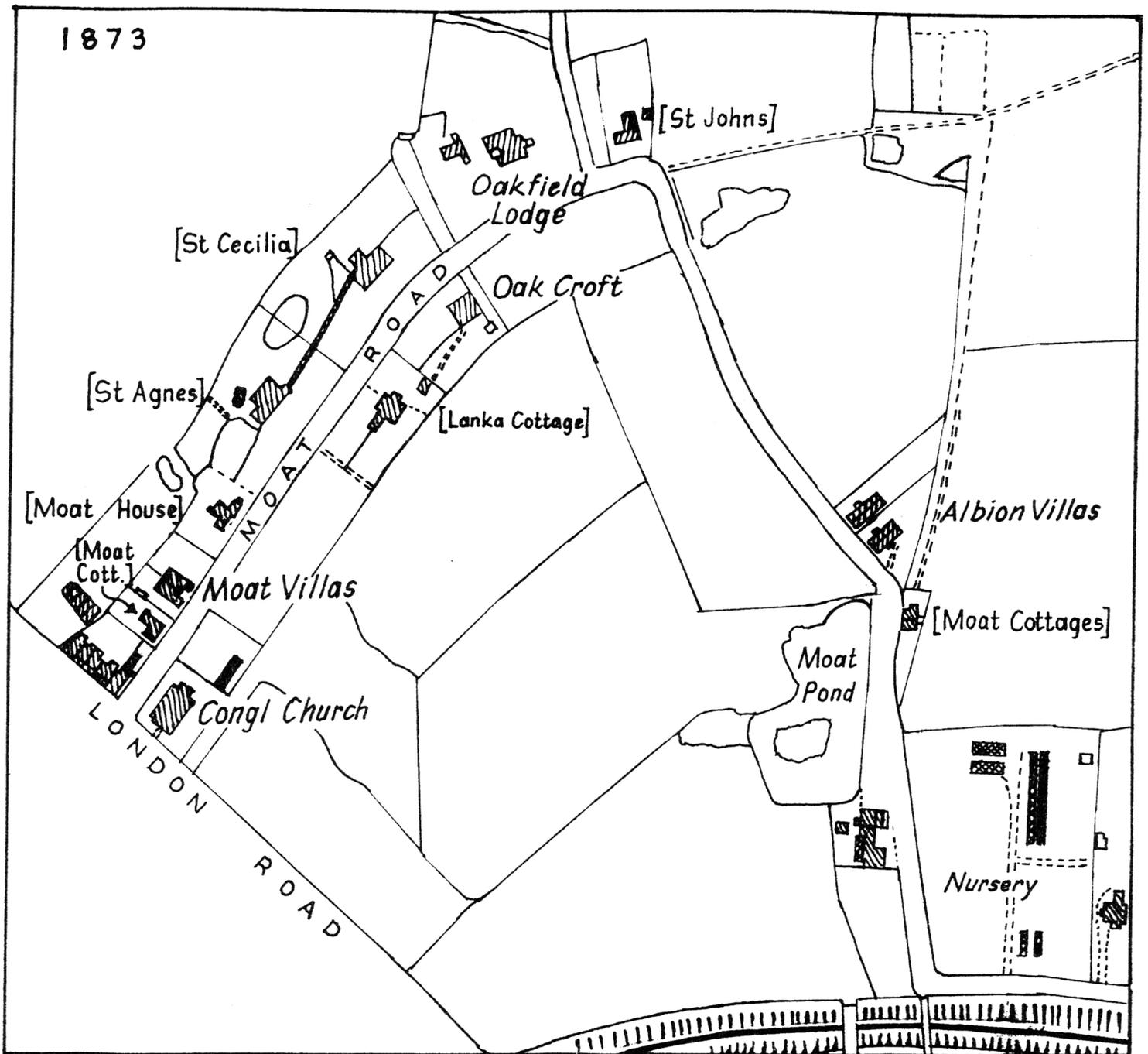
This volume is not a series of old maps reprinted but a comparatively new concept, themes or moments in county history represented by specially created maps together with textual commentary. A great deal of information can thus be simply and graphically conveyed in a lay-out that draws attention to the territorial distribution of the subject in relation to geographical features. The seventy chosen topics, each given a double-page spread, are covered by sixty two specialist contributors. They range from geological time and the successive periods of pre-history to present-day planning, communications, administration, leisure, employment, health provision, education and conservation. It is not intended to be a substitute for a narrative history but to provide authoritative 'snapshots' of the current state of knowledge in the main areas of interest, complete with source references and in some cases guides to further reading.

I have learnt that our soils here in East Grinstead are from the beds not, as was once thought, of a great Wealden lake but of rivers, that there was more unrest here in the 18th and 19th centuries than I was aware of and that the growth in our population was slow between 1801 and 51 and fast from then to 1911 compared to the rest of the county. The mid-14th century park at Standen (p.39) is new to me; I suspect Brambletye is meant. In the chapter on ecclesiastical administration there is no mention of the detached portions of the archbishop's peculiar jurisdictions such as our Hamlet. It is a pity, though understandable, that room could not have been found for fairs to be illustrated in addition to markets. Among the deserted settlements Shantytown at East Grinstead (p.49) is a surprise; the designation of the ironworking site at Smithford on our border with Worth and Surrey seems to have been taken as a proper name. We are credited with producing five Marian martyrs rather than four, undoubtedly owing to the common misattribution here of Henry Adlington of Greenstead in Essex. (In fact it is not certain that two of the three burnt here were locals, and my unpublished research on the subject across the county suggests that the true total of martyrs could be at least 55 and perhaps as many as 62 rather than the 36 or 41 given here.) I would question the assertions (pp.68f.) that in 1686 the main route from London to Shoreham and Brighton was via Horsham (Ogilby's road map of 1675 gives the East Grinstead route) and that our road served Hastings and Rye as well as Lewes (ours is the only road mapped between the direct Rye and Portsmouth roads). I do not know why our grammar school is not shown on the map of 18th century schools, why our common is shown as having been enclosed before 1750 (p.87), why no windmills, only two watermills and no limekilns are shown here on the relevant maps and why Saint Hill is given as a leisure attraction (perhaps Deers Leap was in mind). The Forest Way is foreshortened and Worth Way not shown at all on the map of contemporary 'leisure magnets' and our sanatorium does not appear on the health provision map. Dr Dennison's *A Cottage Hospital Grows Up* is not included in its bibliography.

These comments, which could no doubt be paralleled for other places by those with the relevant knowledge, are not a belittlement of the book but a tribute to it; contributors cannot be expected to be omniscient and pioneers of a new form inevitably provoke fresh information and further research. Not the least of the book's achievements must be the stimulus it will give to more work on the same lines and refinement of that already done. Few serious students will be able to ignore it while at the same time its clear and attractive format makes it equally suitable for the non-specialist browser.

An Historical Atlas of Sussex edited by Kim Leslie and Brian Short with maps by Susan Rowland (Phillimore, 1999, £25, from any bookshop)

Other recent publications: see p.16.

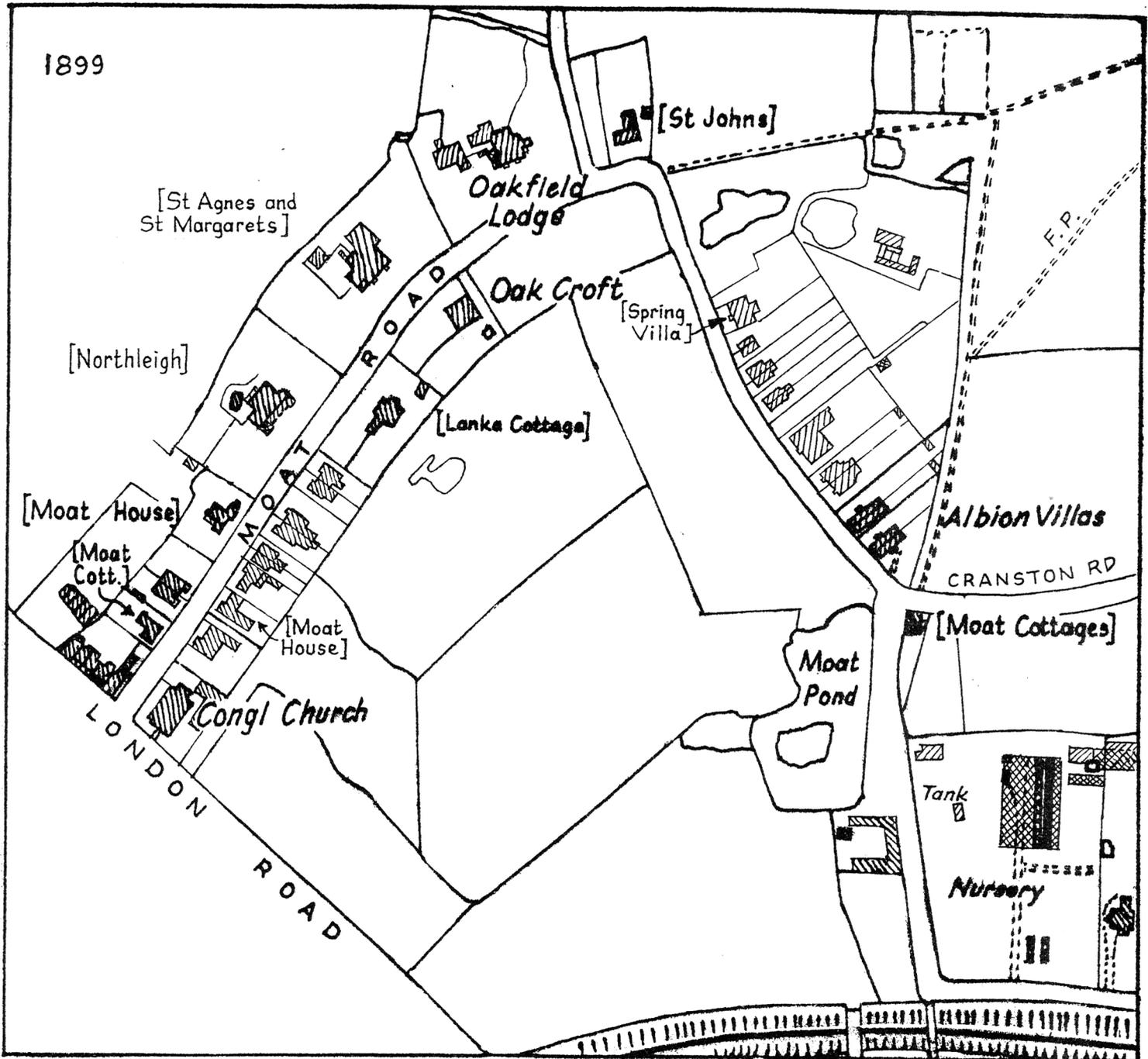


19th CENTURY MOAT ROAD: A SURVEY

David Gould

Moat Road is one of the best known of East Grinstead's streets but presents a puzzle on two counts: its unusual name and its even more curious shape. Why are there so many changes of direction on a road long regarded as part of the main road to Tunbridge Wells and where is the moat?

In fact the road was named after the farm that existed until about 1862 and whose land was sold for building. Why Moats Farm was so called is unknown but it has been traced back to 1692 as The Moats and 1713 as 'a barn and lands called the Moats'¹. The farmhouse stood approximately where nos 87, 89 and 91 Moat Road now stand. In both the 1851 and 1861 census returns William Henry Gates, farm labourer, is shown as resident, by 1861 joined by James Bonwick, farm labourer. The buildings are shown on the 1873 25" O.S. map but were gone by 1898.



Moat Road, from the 25" to the mile Ordnance Survey maps of 1873 (left) and 1899 (above)

As for the road's shape, the answer must be that there was never any intention that Moat Road should become an important thoroughfare; it was merely an estate road going nowhere in particular, like most of today's aimless estate roads. Had it been built in the motor age it might well have continued along an east-west footpath, through Mount Noddy, to join Grinstead Lane (the modern Holtye Road) at a point north east of Blackwell Farm. As it was, the road seems to have been built in stages as various plots of land came up for sale.

What is clear is that Moat Road – or at least the part from London Road to St Johns – was laid out by the builder Edward Steer sen. by 1862. The evidence for this dating is found in Hayward's almanack for 1863, published at the end of 1862:

‘There has been a great deal of building during the past year, the principal being at Moat Terrace, Moat Road, Glen Vue Road and West Street, which all contain some very nice cottages for the middle classes and labourers.’

W. H. Hills, in his c.1919 talk ‘The streets of East Grinstead’², gave details of the ownership and sale of the Moat Estate. The farm, about 70 acres, passed to the Crawford family from the Paynes and in 1852 Robert Crawford sold it to John Smith, auctioneer and bank manager, who in turn parted with it in 1862 to Charles Chevall Tooke of Hurst on Clays for £5300. Edward Steer bought only a small portion and the remainder was enfranchised (set free) from the manor of Sheffield Grinstead when it was sold by auction in 1868. Probably this is when Moat Road was extended round the sharp corner at St Johns southwards towards the railway of 1866, turning sharp left into what is now Sandy Lane.

Moat Terrace, although actually on London Road, cannot be divorced from the Moat Road development because it also was built by Edward Steer and the original end house had a doorway that faced Moat Road. Nos 1-6 Moat Terrace were renumbered 189-99 (odd) London Road in about 1887 and in June that year Edward Steer jun. wrote to the Local Board pointing out that the numbers 189 and 191 London Road and 2, 4 and 6 Moat Road had been allocated to just one house – his. The numbers 4 and 6 were never used and no. 2 was the side door mentioned that belonged to 189 London Road. Edward Steer, auctioneer, printer and publisher, was here for only a few years in the mid-1880s till about 1891, when he established his printing works at 50 (later renumbered 64) London Road.

The first houses on Moat Road proper were all on the left-hand (north east) side. Edward Steer jun., in his series ‘East Grinstead forty years ago’ published in the *East Grinstead Observer* in 1899, tells us:

‘The Moat Estate was opened shortly after the time of which I am writing and was the beginning of the development of East Grinstead which has continued till this day. All the houses on the left-hand side of Moat-road as far as and including Moat Congregational Church were the work of my father, both as regards construction and design.’

Of these only nos 10, 12 and 14 survive. No. 2 -cum- 189 London Road, having been compulsorily purchased, was demolished in July 1982, solely to improve the line of sight for motorists turning into Moat Road. No. 10 was built as Steer senior’s own residence, where he lived until his death in 1872, his widow Sarah remaining until the 1890s. This Edward Steer was a surveyor as well as a hydraulic and gas engineer, having moved from his original premises in the High Street. Between January 1871 and November 1875 the Rev. Joseph Townsend Maxwell, the first minister of Moat Church – which had been built almost opposite in 1870 – was a boarder with Mrs Steer. The house itself, named Moat Cottage, included fretted bargeboards – possibly a Steer ‘trademark’ – and a porch. The semi-detached structure next door, still displaying an iron nameplate reading Moat Villas, was from May 1862 St Agnes School, ‘in which girls are taught the usual branches of a good English education’³. By 1871 the school had moved along the road to larger premises. In no. 12 Frank Halpen, artist, was living by 1871, and Thomas Voice, banker’s clerk, was there by 1881. The latter moved to 50 High Street, probably when he became manager at Barclays Bank. John Burchett, hay trusser, is recorded at no. 12 from 1866 to 1891. Next door at no. 14 in 1871 lived William Finch, a retired schoolmaster, his widow Sarah remaining until the 1880s. Charles Wood the dentist had his practice there between 1887 and 1899, later moving to 76 Moat Road.

MR. CHARLES WOOD,
Dentist,

37, GRAND PARADE, BRIGHTON.

CLAYTON HOUSE, 2, Moat Terrace, London Road,
EAST GRINSTEAD.

MONDAYS AND THURSDAYS, FROM NINE TILL SIX.

E. STEER, SEN.,
HYDRAULIC & GAS ENGINEER,

BUILDING & DECORATION SURVEYOR,
MOAT COTTAGE, EAST GRINSTEAD.

Advertisements for Charles Wood in 1885, before he was permanently based here (from *East Grinstead and its environs*), and for Edward Steer sen. in 1872 (from Hayward's household almanack and local directory)

Next along Moat Road was Moat House, whose frontage was somewhat close to the pavement. The upper story was tile-hung, there was one dormer window and the bargeboards were fretted. Some confusion over its identification was apparent in the *East Grinstead Observer* during January 1976 and in *Britain in old photographs – East Grinstead* (p. 53) I erroneously gave its date of building as 1877. Clearly it was in existence by 1866, for the first known resident, Miss Mary Cook, was living there on her own means from then until the 1870s. By 1881 Charles Absalom, formerly brewer but now a farmer of 83 acres recorded as employing three men and a boy, was in residence. In 1886 he was also a member of the Local Board. By 1891 he was living on his own means. From the late 1890s until at least 1918 Moat House, no. 24 (later 22) Moat Road, was the home of Edward P. Whitley Hughes, clerk to the Urban District Council and in practice as a solicitor at 102 London Road. Moat House, having been renamed Gables in the 1930s, came down in the 1960s and the modern nos 18 and 20 stand on its site.

Beyond were two large houses, St Agnes and St Cecilia, which, Hills tells us ⁴, were joined by a covered way. This seems to be shown on the 1873 map but not on later editions. St Agnes was the school transferred from nos 12 and 14, in charge of Sr Susannah [Williamson] until 1874. Shortly after this, Mary Pearless, widow of William Pearless of the Hermitage, a solicitor who had died in August 1875, moved into the house with her son James Richardson Pearless, also a solicitor, and renamed it Northleigh. They remained there until 1887. In June 1895 a Church Army Labour Home [for tramps] was opened at Northleigh but had ceased by October. Other notable residents were the Rev. John Waller, an honorary curate, between 1899 and 1911, and between 1913 and 18 Miss Yolande de Ternant, who ran her St Clare school for girls there before moving it to Placeland, London Road, where it was closed in April 1923. Northleigh was no more by 1966 and I have no idea what it looked like. Tower Close and nos 24 and 26 now stand on the site of its garden immediately south west of the house.

St Cecilia was also short-lived in its original form. In 1871 the resident teacher was Sr Mary [Allison]. The house was either sold or leased, the householder in 1881 being Col. William Mainwaring, an active reservist who gave it the name Springfield. However, St Margaret's Convent seems to have taken it back, for in 1892, slightly enlarged to the north, it became the new St Agnes School and St Margaret's College. Beyond this was Oakfield Lodge, the residence between 1871 and 1905 of Edward Lawton Hannam, a retired proctor and in the 1870s St Swithun's churchwarden. Between 1910 and 1918 directories show no residents at Oakfield Lodge, then it disappears. The 1908 revised O.S. map, however, indicates that St Agnes had been extended further north – the enlargement having begun in July 1907 – and about 1918 the building was again enlarged, joining on to the former Oakfield Lodge. In 1933 the two schools were amalgamated and became St Agnes' and St Michael's School for Girls. This closed in 1976 ⁵, part of it being demolished, St Agnes Road cutting through the site. What remained was opened in 1978 as Neale House ⁶, which incorporates the former Oakfield Lodge in its fabric.

At what is now the corner of Moat and St John's Roads stands an unusual house named St John's. This is not one of Steer's buildings. Writing in 1899 Steer jun. tells us that Dr Collins, on selling his practice to Dr John Whyte, built for himself St John's but unfortunately does not say when. Dr Whyte's High Street practice was flourishing in 1851 and 61, after which he retired to Lingfield Lodge, London Road. The 1861 census returns show Miles B. Collins, fund- and landholder, living at Alpha Villa, somewhere between Moats Farm and Wellington Town. It looks, therefore, as though Alpha Villa was the original name for St John's. If so, it may have been in existence before Moat Road. Dr Collins died in March 1863 and it seems likely that in about 1864 J. M. Neale bought Alpha Villa and renamed it St John's. From March 1867 the chaplain of St Margaret's was installed there, the Rev. Laughton Allison – probably related to Miss Allison at St Cecilia. Later in the 1870s St John's seems to have been sold privately or perhaps leased: a Mrs Silvester was there in 1878, Jessie Smith in 1881, William Rudge in 1886 until his death in February 1887 and Mrs Rudge until 1890. Then from about 1892 St John's reverted to the convent and the Rev. Reginald Ernest Hutton had a long stint as chaplain until 1918. Latterly St John's was used as the guest house and wafer-baking establishment for the convent ⁷.

St John's Road, which follows the line of a footpath to Mount Noddy, was a later addition, laid out by George Webb the builder sometime between 1899 and 1908. By 1871 the only houses in Moat Road beyond St John's were nos 1 to 4 Albion Villas (the present 80, 82, 84 and 86) and Moat Cottages (nos 92 and 94). Albion Villas – built c.1870 – have rendered walls with stone quoins, bay windows and front doors at the sides and are quite unlike any of Steer's houses. From c.1872 to c.1882 George Charlwood, carpenter and joiner, lived at 3 Albion Villas. Moat Cottages, which since about 1893 (when Cranston Road was laid out) have had one half in Moat Road and the other in Cranston Road, are a small square building with front doors at the sides. As the door of no. 92 actually fronted onto Cranston Road this half was later renumbered 2 Cranston Road, the other half still being 94 Moat Road – a curious arrangement indeed.

Further along Moat Road and opposite the farm a large nursery had been established by 1873 and round the corner, in what is now Sandy Lane, the florist, Albert Henry Fernandez, had a house built named Binfield, as was the nursery itself. By 1875 Arthur Roberts and his younger brother Frederick had taken over the Binfield Nursery but after 1890 the house was no longer part of it and the occupant was William Pierce, a retired architect. Later in the 1890s the house was renamed Fairfield, Mrs Herbert Binny being in residence until 1903. Meanwhile Frederick William Beck, born in Germany, was the foreman florist and by 1890 living in a newly built house at the north west corner of what was now called Moat Nursery (opposite the island in Moat Pond). He also ran a florist's shop at 191 London Road until 1912. Alfred Clark, born in Essex in 1855, was the nurseryman from the late 1890s until 1923. There were four large glasshouses and during the Great War his 14 workers were conscripted. He never recovered from the shock of this and died in 1927 aged 72 ⁸. The house, 108 Moat Road, was later renamed Margaretting. William Pepper recorded in 1885 that the greater portion of the florist's produce was sent daily to the Covent Garden flower market ⁹.

CHARLWOOD, BROS.,
BUILDERS, CONTRACTORS,
CABINET MAKERS,
UPHOLSTERERS, AND UNDERTAKERS,
Albion Villas, East Grinstead.

Estimates carefully prepared for every description of
 Builders' Work.

Funerals conducted on Economic Principles.

Dealers in Slates, Cement, York Stone, Fire Bricks, Sooket and
 Drain Pipes, and all kinds of Sanitary Goods.

Again working from London Road, let us now see what had been built on the right-hand side of Moat Road by 1873. Tully's *Illustrated historic almanack and general advertiser for 1871*, published at the end of 1870, tells us, with undue emphasis:

'During the past year a CHURCH has been erected on the Moat Estate, by MESSRS. E. STEER & SONS of this town, which gives them great credit, and adds much to the appearance of the north entrance of the TOWN.'

It is said the reason the Congregational Church occupied that corner site was to prevent the possibility of a beershop being erected there, Steer himself being a Dissenter and teetotaler.

Beyond the church, the first house one came to in 1873 was Lanka Cottage, the residence of a retired Ceylon tea and coffee planter, the Scots-born Peter Moir. He lived there until 1895, his widow remaining until 1899 and his daughters – Isobel, Margaret and Frances – until the Second World War. The south west and north east faces of the house are tile-hung and there is a squared-off bay window. The verandah on part of the north west and north east frontages is said to have come from nos 75-77 High Street when it was part of St Margaret's. Lanka, no. 31 Moat Road, retained its distinctive name until the 1960s, having been converted to a dentist's surgery, but by 1980 it had been renamed Silverlea, presumably by the Welsh-born dentist Mr David Rice-Lewis, whose practice closed down in September 1994 when he retired. [Within the past year it has been converted to a guest house with extensive alterations and another new name, Moat House.]

The next house was Oak Croft. Its first occupant was George Searle Head, the banker, who had moved to Highfields, West Street, by 1878, being replaced by Charles Ellis. It was empty at the time of the 1881 census but by 1885 A. Basebe, photographer and miniature painter, had his studio there, though not for long. Cyrus Hallett, living on his own means, was in residence 1890-91, and by 1899 the occupier was Col. Johnson Tuck, late of the Army Pay Department. Oak Croft's most famous residents were Mr and Mrs Richard Powell, musicians who were friends of Sir Edward Elgar. They were there from 1916 into the 50s [and renamed the house Poels, to promote the correct pronunciation of their surname]. By 1966 it had gone, seemingly unphotographed, and Poels Court occupied its site.

No more houses on the right-hand side of the road beyond Oak Croft were built in the 19th century but several appeared in the 1870s between the church and Lanka.

No. 3 was the Manse, built in 1878 and occupied by Moat Church ministers, including the Revs John Brantom (1878-85), John James Brooker (1886-91), Frederick John Austin (1892-99), William Hipkin (1900-03) and William Henry Edwards (1904-15). After this it became a private house, which the church sold in 1927, and in recent years a dental surgery. It is twin-gabled, the right-hand part having bay windows on both storeys.

No. 5, Moat House, was built by 1874. Henry Thomas Melville, photographer, carried on business there until his death in March 1878 and his widow Mary continued as photographer until the early 1880s. Her mother Sophia, who was William Steer's widow, also lived there (in 1881 aged 83). William Steer was the father of Edward Steer senior. William Page, another photographer, succeeded the Melvilles and was there from c.1884 to 1912, his widow Sarah remaining (not as a photographer) until 1915.

OPPOSITE: Advertisement for Charlwood Brothers in 1872 (from Hayward's household almanack and local directory)

Some of Moat Road's house-names were unimaginative, to say the least: Moat this, Moat that. In January 1893 the Rev. C. W. P. Crawford wrote a letter on the subject of house-names in which he pointed out that there were two Moat Houses so close 'that the occupants might nearly shake hands from their respective windows'¹⁰. Page alleviated the confusion by using the appellation Moat Studio for his house, which was unusual in Moat Road in possessing three storeys. [The top floor now has two dormer windows but early photographs show it originally had one large long one, to admit plenty of natural northern light to the studio. Page's advertisement can still be made out, painted on the side wall, most clearly after rain.]

No. 7, Worley Cottage, was in existence by 1881, Thomas Heasman, a corn and coal merchant being the occupier. His widow Mary remained after 1886 until 1897 and their daughter Mary Ann from then until 1930. This L-shaped house has bay windows to both storeys.

Next came three semi-detached villas. Nos 9 and 11, originally named Oak Villas and built by 1881, are twin-gabled with bay windows to the ground floor only and with scalloped and fretted bargeboards. Nos 15 (Ventnor Villa) and 17 (Devonshire Villa), built by 1885, are also twin-gabled but their bay windows are on both storeys. The bargeboards are fretted and scalloped. Nos 21 and 23, Lime Villas, also built by 1885, cannot be described, for they were demolished before 1966. A remarkably austere structure, nos 21, 23, 25 and 27, replaced them.

Charles Wood, the dentist, was in Ventnor Villas briefly in 1886 before moving across the road to Moat Villas and in 1890-91 the occupant was Henry Albert Perkins, a bank clerk who was the enumerator for the High Street area during the 1891 census. Next door, Devonshire Villa, was Mrs Mary Cole's lodging house between 1885 and 91. At no. 21 during 1890-91 was Canadian-born John Conrad Raw, an inspector of weights and measures, and next door to him lived the Rev. William Charles Bourne, the Wesleyan minister here.

Advertisement for Mrs Cole's lodgings in 1885 (from *East Grinstead and environs*)

This completes the description of the 'well-to-do' end of Moat Road as it was up to 1900. Pepper's commentary in 1885 summarises it well:

<p style="text-align: center;">DEVONSHIRE VILLA, MOAT ROAD, EAST GRINSTEAD.</p> <hr/> <p style="text-align: center;">SUPERIOR FURNISHED HOUSE or APARTMENTS.</p> <hr/> <p style="text-align: center;">DELIGHTFUL NEIGHBOURHOOD. Apply, MRS. COLE.</p>

'The houses in this road consist of well-erected, and in many cases spacious dwellings, standing singly for the most part, others being semi-detached. These are well set back from the road, with a foreground of trees and shrubs, giving the neighbourhood a quiet, retired aspect. With the exception of two photographic establishments there are no places of business.'¹¹

Until about the mid-1870s there was no building between St John's and Albion Villas on the left-hand side of Moat Road but this was soon to change. In 1874 the Holmdens of Forest Row built Spring Villa as a farmhouse. Originally it was all one house, built on clay, and had a stone porch. The house was divided about 1939, its cellar filled in or covered over and the adjacent pond filled in also.¹² The bargeboards are fretted and scalloped. In 1878 the occupant was the Rev. John Brantom, the second minister of Moat Church, who moved to the newly built Manse later that year. In 1881 the resident was Edwin Elliott, a civil engineer, and in the mid-1880s J. Benge, dairyman, let furnished apartments at Spring Villa. From c.1887 to c.1918 Frederick Holmden, another dairyman, resided there. Possibly Spring Villas replaced the Moat Farm house, since part of the farm seems to have survived into the 20th century as a small-scale operation. Spring Villa became no. 54 and, when converted to a semi-detached residence, nos 54 and 56.

Next along the road were Albion Cottages (later nos 58 and 60), a small brick building with front doors at the sides. In 1881 and 91 the occupants were Herbert Tingley, a bricklayer, and George Budgen, a painter. Nos 62 and 64 were quite different, rendered with stone quoins, bay windows at the front and main doors at the sides. Charles Stannard, solicitor's clerk, lived at no. 62 between 1886 and 1891, while no. 64, then known as Camden Villa, was a lodging house run by Miss Susannah Burfoot in 1891.

The next pair, Myrtle Cottages (nos 66 and 68), also have rendered walls and stone quoins but their front doors are located at the corners. The 1881 occupants were a carpenter and a bricklayer but by 1891 Samuel Rose, a draper's manager, was at no. 66 and next door was a lodging house keeper, Mrs Emma Healey.

Until 1880 there was a gap, then one came to nos 76 and 78. This pair had rendered walls, stone quoins, bay windows (upper and lower storeys) and doors at the front rather than the sides. Between 1886 and 91 Joseph Nettleton, excise officer, lived at no. 76. By 1903 Charles Wood the dentist had moved here from no. 14, continuing his practice until 1929¹³. Next door (then named Belmont) Frederick John Parker, organist, was in residence from c.1886 to c.1912. Although of the same general style, these rendered semi-detached houses are all different in detail but nos 76 and 78 seem to have been the best of the group, being more roomy.

A particularly noteworthy building was completed (in 1881, according to Hills¹⁴): the Cottage Hospital, located between nos 68 and 76. Hills says it was never opened but there seems to be evidence to the contrary, although it is true the building stood idle for several years. Pepper wrote in 1885:

'Not far from the Home [St Margaret's Convent] is the Cottage Hospital, erected at the sole expense of C. H. Gatty, Esq., J.P., of Felbridge.'¹⁵

This is confirmed by a note in Kelly's directory for 1887:

'The Cottage Hospital, situated in Moat road, and built in 1880 at the sole expense of C. H. Gatty, esq., J.P. will shortly be opened.'

At last, after a seven-year delay, the *East Grinstead Observer* was able to announce in its issue for 19 March 1887:

'Mr C. H. Gatty has opened the hospital in Moat Road and, under the care of Mr C. E. Collins, a very successful operation has been performed on a patient already admitted.'

How long it remained open is unknown but it seems to have closed very suddenly – presumably because Gatty withdrew his support owing to some real or imagined slight. Certainly it had been closed by December 1887 and a month later a new Cottage Hospital was opened on London Road.

No 72 Moat Road - as the short-lived hospital became – was sold to John Betchley, who let apartments there between 1891 and 1934. In later years it became Moat Road clinic and is now named Springvale. It is an extremely handsome structure in polychrome brick.

All other developments in Moat Road belong to the 20th century and may be the subject of a future article. [The Editor will also welcome any information from records or personal memories that could supplement this article or the loan of photographs of buildings now demolished.]

REFERENCES FOR MOAT ROAD ARTICLE: E. G. = East Grinstead; E.S.R.O. = East Sussex Record Office

¹ Lease, 4 Oct. 1692 (E.S.R.O., WHL 330), will of Edward Payne, 7 Sept. 1713 (E.S.R.O., SAS/H 454) ² Original typescript text, in possession of Mr M. J. Leppard ³ Hayward's almanack for 1863 ⁴ *History of E. G.* (1906), p. 210 ⁵ Anon., *Doing the impossible: St Margaret's Convent ... 1855-1980* [N.D.], p.67 ⁶ *E. G. Observer*, 26 Jan. 1984 ⁷ as note 5 ⁸ Mrs Stella Clapton, *E. G. Courier*, 21 March 1985. ⁹ *E. G. and its environs*, p.27 ¹⁰ *E. G. Observer*, 14 Jan. 1893 ¹¹ as note 9 ¹² Mrs K. Wood, personal communication, Jan. 1996 ¹³ Mrs A. E. Cheal, 'Recollections of a dentist's maid', *E. G. Society Bulletin* 29 (Autumn 1980), pp.17f. ¹⁴ *History of E. G.*, p.251 ¹⁵ *E. G. and environs*, p.10

All other information is derived from contemporary census returns, directories and newspapers.

RECENT PUBLICATIONS

ASHURST WOOD IN THE TWENTIETH CENTURY (Ashurst Wood Historians, 2000) is an enterprising millennium project. Various members, 15 in all, took on responsibility for one decade, discovered what happened in the village during it, then wrote a chapter recording it. This has produced a valuable chronicle but it is hardly a history, for little attempt is made to assess the significance of events or discern a structure or pattern. This may be because there seems to have been no over-all editor; there has certainly been no rigorous proof-reading. There are two helpful maps and some good photographs, many of which, however, are inadequately captioned; identification of people in groups, for example, is going to be increasingly difficult as those who remember them pass away. As so often, interviews and reminiscences best bring the past to life, even though memories can be fallible. The earliest chapters seem not to have used newspapers. There are some errors in names: 'Upley' (p.26) should be Uppleby, 'Dunsford' (p.27) Durnford., 'Potton' (p.58) Potten, 'Anfrid' (p.62) Ansfrid, 'Trustcott' (p.90) Truscott. 'Pre-empted' (p.86) is probably meant to be prompted and 'relict' (p.101) should be relic. Two different dates are given for the death of John Pears (pp. 76, 103), of which 1970 is probably correct. But the contributors' own view of what they set out to do must be kept in mind: 'It does not pretend to be a comprehensive history of the village – much may have been omitted and many memories left untold, but we hope we have given an insight into life as it changed over the century' (p.113). Yes, you have: and provided a valuable work of reference to boot. (£4, Town Museum and some shops)

WEALDEN IRON, 2nd series, no.20 (2000) records the two known mediaeval iron-making sites at Brambletye, two newly-discovered bloomeries near Sharpthorne but in Forest Row parish and one other in the area believed to contain the elusive Domesday Book *ferraria* in the same parish. The latter was found by chance during farm work and included some charcoal. Since the note was published it has been carbon-dated to pre-Roman times, the first evidence of Iron Age ironworking here [Mr B. K. Herbert, personal communication].

EAST GRINSTEAD MUSEUM COMPASS, No.2 (Spring 2000) includes an account of finds at Mill Place Farm (a not easily interpreted structure of c.1680-1750), a second instalment of local dialect vocabulary (addenda Ackle – Brut, continuation Buckentub – Bury), a list of works relating to Kent in the Museum's library and the final part of the account of the Museum's non-local photographs. [Town Museum, £1 to callers, £1.20 by post, free to Museum Society members]

EAST GRINSTEAD OFFICIAL GUIDE [5304 for earlier references, 5706, 6415]: The ninth edition appeared in August, with the same author, publisher and format but more attractive presentation and some particularly good colour photographs. [Town Museum, £1, and shops]

A third edition of the tourist information brochure, **DISCOVERING EAST GRINSTEAD**, came out early this year