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Districts 28.23.27.2.24
25.

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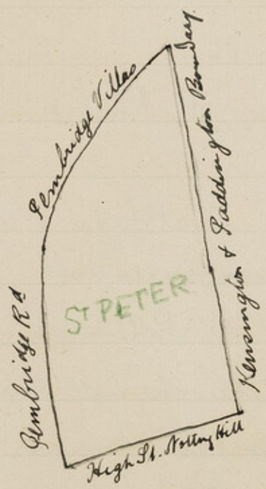


NB Part of these walks that should be copied are underlined in pink 22

District 28.

Notes of a walk with Inspector King on January 9th 1899, continued from Book 13 M. p.153. District 22. this portion comprising part of the parish of St Peter, Bayswater.

West from the S. corner of Assington Street are a few 4 storied shops in Bayswater Road (Wellington Terrace). Red as map.

N. up Clanricarde Gardens 5 st. & basement, portico with pillars, balcony above. Ground floor painted. Some of the houses are being converted into flats. Red to Yellow. Letter on map.

W along Notting Hill High Street. To Linden Gardens, the shops are 3 storied & form a terrace, beyond that to Pembridge Road, they are irregular, some 2 storied cottages with shops built over gardens, others larger, new fronts. Frontage line is irregular; in one place the footpath is 10ft wide a few yards further it is but 6ft. All appear to do good trade. Red as map.

N up Linden Gardens. 5 & 4 st & basement. Bays. windows. Few old 2 st. detached houses. Private Road. liveried gatekeeper. Yellow as map

(Houses do not extend along the west side south of Garden Houses)

Gardens Mews - pk

Pembridge Gardens - yellow

On west side is Garden Mews 4 or 5 tenements over stables. clean. Not marked on map. Pink.

S. of Garden Mews is Linden Mews. 4 tenements. Coachmen like Garden Mews. Pink as map

Pembridge Gardens. 4 st + basement, detached houses. Stucco'd + painted fronts; some double fronted. Almost as good as Linden Gardens. Red to Yellow. Red on map.

W to Pembridge Road. Shop. 3 floors, near main road. The west side, north of Kensington Park Road, smaller shops (2 floors) Pink barred as map

W into Pembridge Square. Double fronted detached houses 4 st + basement. Garden in front, massive iron railing.

Yellow as map.

N to Dawson Place. 2 + 3 st. double fronted detached house, covered ~~carriage~~ footway to ~~how~~ entrances. Not so good as Pembridge Square. Red to Yellow. Yellow in map.

N up Pembridge Villas. Mixed class of house. 3 + 4 floors. Gardens in front. W side better than east. Mews on east side is now Whiteley's stables + covered yard.

Red as map

S to Pembridge Place. 3 + 4 floors, ½ basement; detached double fronted houses. Yellow to Red. Yellow in map.

Chepstow Terrace Mews - purple

Chepstow Yard - purple

Chepstow Mansions - red

N. up Chepstow Place. West side, 3 floors ~~+ basement~~ gardens in front, East side 3 floors + basement; mostly lodging houses. A few shops near Westbourne Grove.
Red as map

On West side is Chepstow Terrace Mews, reached by archway adjoining pub. Cabs; rather crowded. Purple rather than pink of map.

N to Chepstow Yard. Now private yard of Livery stable keeper (Hopkins & Fox). Stablemen living over stables. LB or Purple. Pink on map.

At N.W. corner of Chepstow Place is a new block of flats with shops under, called Chepstow Mansions 4 floors. Red.

General Remarks. This small portion of District 28. is a quiet ~~district~~ neighbourhood; roads wide and clean. It appears to have shared the general decline noticed in the adjoining part of District 22. Several of the houses in the better parts, Pembridge Square &c are empty.

January 10th + 11th 1899 ~~9~~ 22 District 23 GA

Walk with Inspector H. King round district bounded on the north by Cornwall Road, west by Clarendon Road, south by Uxbridge Road + High Street, Notting Hill and east by Pembridge Road + Villas + Richmond and Shrewsbury Roads., being parts of the parishes of St Mark, St John, St Peter + All Saints in District 28 and parts of the parishes of St Lukes + St Stephen in District 23.

Started at corner of Westbourne Grove and Richmond Road and perambulated the streets in District 23. Mr Duckworth also went over these streets ~~so that~~ and has reported them briefly in Book 13 J. (+) p. ~~281~~. so that I only add a few notes here.

Richmond Road 3 st + basement, few shops. No 50 a brothel, others suspected. Pink barred. instead of Red of map.

Northumberland Place 3 st + basement. Better than Richmond Road. Gardens. Red rather than pink barred as map.

Sutherland Place 3½. Lodging houses. pink barred instead of p Red as map.

(⊗) I cant find this

CD

District 23

N. to

Shrewsbury Road. Gloomy looking houses, 4 st. & basement & a few poor shops. Pink barred as map

At south end leading to Ledbury Road are Burlington Mews East & West. Cabs & tradesmens carts. Dirty. Purple as map

Westmoreland Road. 4½. dingy; poor windows, some servants. Pink barred rather than Red as map.

Burlington Road 4½ & 3 with basement, stucco front. Apartments. Street coal dealer delivering cwt. of coal. Pink barred to Red. Red on map.

N. to West moreland Mews. Dirty woodwork, windows broken. Cabs and some stables used as workshops.. L.B. Pink on map.

Cornwall Road (East of Ledbury Road). 3 & 4 floors & basement. Apartments. Wide road. Pink barred to Red. Red on map

S. to ~~Court~~ Talbot Road. (East of Ledbury Road). 4½ on N. side. 3 & basement on S. Pink barred rather than Red as map

S to ~~Courtnell~~ Courtnell Street. 3 floors, gardens. Working class, a policeman or two.. Pink as map

Artesian Road. 3 & basement ~~turned~~ and 3 st. Working class, west end, rough at times. Pink or pink barred. Latter in Map.

S. to Norfolk Road. Builders' yard. A few shops and two good villas. Pink barred rather than pink on map

On west side of Norfolk Road is

Wellington Mews. Rooms over stables. Dirty and poor

4 houses near Ledbury Road might be Light Blue.

poor. Small place. Does not go through to Ledbury Road as marked on map. L.B rather than point of map.

End of. District 23. part.

These streets are part of a neighbourhood that has been deteriorating for some time. The houses are about 50 years old and of the same type: grim, heavy looking but solidly built houses with bay windows and in the main streets with pillared porches & balconies; front stuccoed & painted to first floor; some attempt at ornament on cornices & lintels. They have probably reached their worst point and may be expected to improve as they are converted into flats, a process that is now going on and may be expected to become more rapid.

Brunswick Mews - purple

S. John's Mews - lb

Wellington Mews - lb

Continuation of walk from previous page.

Passing south from Norfolk Road into —
Westbourne Grove (Norfolk Terrace on map). Private houses to Ledbury Road with a few shops. 3 st. + basement, some detached. One large house, formerly occupied by Prince Lucien Bonaparte has just been turned into flats - Bonaparte Mansions. Red as map

On south side is —
Brunswick Mews. Carts &c. Purple. Pink on map

Thence into Ledbury Road. On the east side is
St Johns Mews. Buildings delapidated. Blinds poor and dirty. Purple rather than pink as map.

A little further north is
Wellington Mews. Yard badly kept. Blinds poor. Fowls + pigeons. LB to Purple. Pink on map.

At this point, the rain, which had been only slight for about half an hour, developed into a sharp shower + we were forced to seek shelter in Westbourne Grove. Recommenced later at corner of the Grove and Chepstow Villas.

Chepstow Villas. On N. side 3 + 3½ st. semi-detached with

Ledbury Road N. of Chepstow Villas pk b.

Ledbury Mews - lb
Ledbury Mews North - purple

with gardens. S. side terrace houses. Better than Pembridge Villas. Red as map

S. down Ledbury Road. ~~to~~ At S.E. corner is Pembridge Mews. Well kept & clean. Carriage and livery stables. Pink as map. N. up Ledbury Road. (S. of Westbourne Grove) 3 & 4 st with basement. Gardens in front. Families & apartments. North of Chepstow Villas shops 3 floors - S. end. red; remainder pink barred Red on map

On west side of Ledbury Road, N of Chepstow Villas is Ledbury Mews. Similar to St Johns Mews Purple. Pink on map.

Ledbury Mews North is on east side of Ledbury Road Cabs & carts - purple rather than pink of map

At this point rain put an end to work for the remainder of the day. We recommenced on January 11th at the corner of Pembridge Road & Pembridge Crescent. The latter has houses 4 st & basement, semi detached: gardens; good & well kept. Red as map

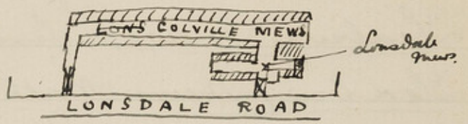
N along Denbigh Road. Fairly good houses, 2. 3 & 4 floors with basement. Shops near the Grove. Wesleyan Chapel on east. Pink barred to Red

E into Westbourne Grove (West of Ledbury Road). Shops on N. side. 3 st. On south, shops to Lancaster Mews. East of that point 4 st.

private

Lambton Mews - purple

Colville & Lonsdale Mews - lb



*At west end many of the houses are transformed into flats. Busy thoroughfare. Bus route.

Powis Square - red

private houses. Red as map. S. into

Lambton Mews. Rooms over stables. Poor class. Purple to L.B.
{L.B. in Note book.
{Pink on Map

N into

Lonsdale Road. 3½ st. private houses; few shops at W. end. Houses in bad condition: owners will not put them in repair. Roughs, some costers and flower sellers. Many of the windows look poor but a quantity of pink in the street. L.B. to purple.
[purple on Map

Colville & Lonsdale Mews are reached through archway on N of Lonsdale Road. Cabs & carts. Place dirty, wet & crowded. Children about, fairly nourished. Stables & sheds very dilapidated. Both alike - Purple to L.B.

~~W.~~ N + W to

Colville Terrace. 4 st & basement. Dull, heavy looking boarding houses, some with bay windows to each floor.* Red to pink barred. Red on map. N. up

Powis Square. On W, 5 + basement; on E, 4 + basement. This and other squares in the district are built on the same plan. The houses on one side (in this case the east) back on to the square & have all their best rooms ~~on~~ looking ~~out~~ on the square to which they have direct access from a very small ~~forecourt~~ fg court. The kitchen and sanitary offices ~~and~~ look upon the street into which

the

the house door opens. On the opposite of the square, the street door & the best rooms face the square & the inhabitant have to cross the public road to reach the gardens. As a result of this arrangement the street between ~~the~~ two squares is simply hideous. The houses have been re-drained and the ~~pipes~~ pipes are carried up outside, so that each street door is flanked by a forest of pipes of all sizes, gradually diminishing in number as the roof is reached. The windows are dirty and many of them glazed with ground glass. Some of the houses ~~to~~ are fitted for two families and have small brass plates; ~~&~~ marked 'Flat No 1' & 'Flat No 2' & giving the name of the respective occupant.

Red to pink & Red

~~Walk along~~

Talbot Road. West of Ledbury Road. Shops on both sides to Powis Square. Fair class trade but scarcely up to Red standard. 4 floors. Red to pink barred.

N. up Boundary Mews. Rooms over workshops & stores on east side. Stores on west side – no residents. Bottle merchant &c. L.B. to purple. L.B. in notebook

W. of Ledbury Road. Cornwall Road has a row of shops on

Aston Road - pk b^d

Powis Terrace - pk b^d

blydesdale Road - red

blydesdale Mews - purple

on the south side., then private houses, mostly 3½ st. with bay windows, Gradually deterioration after passing Clydesdale Road in houses & people, until near Portobello Road, the people are pink (typuphs) Plates on door, mantlemaker &c. Wide road - Houses on north side better than south. Pink-barred to pink near Portobello Rd.

S. down Aston Road. 6 or 8 shops at upper end. South of these, the street is known as Powis Terrace. 4½ st, large bay windows. Houses converted into flats. 4 bells at street door. Pink barred. W. to

Powis Gardens. 3½ st. Poor class lodging houses. Dirty windows saw two servants. All Saints Church on west side. Pink barred to Red. S to

Colville Road. S. of Colville Terrace 4 st & basement. Red to pink barred. N. of the Terrace the Road is known as Colville Gardens. 5½ st. Gardens in front. Red N to Clydesdale Road 5½ st. mansions on west, let in flats. Smaller houses and a few shops at N.W. corner. Red to pk^d (Pink B and in St. Ste book)

On east side is Clydesdale Mews. Rooms over stables. clean. Purple to Pink. Pink in St. Book S. to

Colville Square. 4 & basement. Like Powis Square. Many converted into flats & called Mansions. Red to pink barred

Colville Houses - pk b.

Dunworth Mews - lb

Colville Square Mews - lb

Unnamed Yard - lb

Western Terrace - purple

N to Colville Houses 4½. Some houses converted into flats, w 4 bells at entrance. Others let apartments. Pink barred to Red
Not scheduled in Note Book

W into

Portobello Road pt. Busy market street. 3 floors. N. of Elgin (Cornwall Rd to Archer St) Crescent the road is wide & the trade fairly good. South of that point the road gradually deteriorates in character. It is narrower and with a few exceptions the shops are third rate.

Red in character to Elgin Crescent. Pink barred to Archer St.

On E side near Cornwall Road is

Dunworth Mews. Stables on N. side only. Poor rooms over. dirty & out of repair. Fowls scratching about. Purple to LB
LB in Note Book

S out of Dunworth Mews is

Colville Square Mews. Like Dunworth. Fowls, costers barrows & tradesmens carts. King recognised one coster who has a stall in Portobello Road. Purple to LB.

On west side of Portobello Road, opposite Dunworth Mews is a small Unnamed Yard. 3 or 4 tenements over stables. LB.

South of Colville Terrace on W. side of Portobello Road is Buckingham Mews - now taken by Board School.

E into Western Terrace 3½ st. Heavy looking. Basements & first floor painted dark red. N. side of street is

known

Buckingham Mews - lb
Bolton Road - lb

Archer Mews - lb

Denbigh Terrace - pk

known as Buckingham Terrace. 3 floors + basement. Rather better than Western Terrace but both are purple.
At side of Board school out of Western Terrace are a few stables + small sweet shop, the remains of, + still known as Buckingham Mews. Cabs + carts. LB to purple

S to Bolton Road. 3½ st. tenement houses, windows dirty ragged children. Some Jewish tailors (Shop with Hebrew bills in window) "One of the roughest streets we have." Several houses are DB. LB

On the north side is Bolton Mews. St Joseph's (R.C) Institute near the entrance. On north side dwellings over stables, on south stores have been built on the gardens of Bolton Street. Used by tradesmen, who keep carts here. Cabs – Several windows broken; a few look well. Purple to LB (LB. on map.)

W. into Portobello Road – on west side near Archer Street is Vernon Mews. Only a few rooms above stables – two set occupied. Cabs + carts. LB to DB. (LB. on map)

E. into Archer Street. 3 st shops; better than Portobello Road. Red as map. On S side is Archer Mews. Mixed class; some poor; broken windows; dirty place: some apparently comfortable. Purple. LB on map.

S to Denbigh Terrace 2½ + 3½, small front gardens; Clean + well kept. Working class. Pink
Pink barred on map

Denbigh Mews = purple

Pelham Mews = purple

Albert Mews - lb

Ladbroke Rd. E of Ladbroke Gardens - pk b

Portobello Road (Archer St to Chepstow ~~Terrace~~ Villas). Poor shops & private houses mixed. Lodgers upstairs. Some signs of poverty. Pink as map

E into Denbigh Mews. Brickwork recently pointed & looks well. Some ~~windo~~ windows look poor. Purple to pink as ~~Purple~~ on map

S. along Portobello Road. South of Chepstow villas, a few shops and 2 st. houses - working people: on west side the stables belonging to Kensington Park Road. Pink [as map.

On W. side, near Chepstow Villas is Pelham Mews. well kept; some palace are cement front others brick. Cabs & carts. Purple to pink as map

S to Portobello Mews, a few rooms over stables. Clean & well kept. Pink to purple Pink on map

S to Lonsdale Yard. Good modern mews, with gallery leading to tenements, revolving ~~blind~~ shutters to stables. Chiefly coachmen. Chubby boy of 4, pulling a large toy sheep about, ~~Clad~~ nicely dressed. Pink as map

S. to Ladbroke Road. Albert Mews at SE corner. People look poor. Roadway bad: pools of stagnant water: Smells strongly. LB. rather than pink of map

W along Ladbroke Road 3 st on S. with garden. Some detached houses on north. Cards in window "Board and Residence"

Victoria Gardens - pk.

Kensington Park Rd - centre part - yellow.

Residence". Working class mainly. Section nearer Ladbroke Grove is rather poorer. 3 floors on N. working people. Fire Station + Police Station on south + some 4½ st houses with middle class. Pink barred instead of Red as map for the portion east of Ladbroke Grove.

N to Horbury Crescent 3½ + 4½. Servants. Red to pink barred W. out of Ladbroke Road:- on North side side:-

Horbury Mews. Good class; coachmen - Pink as map.

Wilby Mews (opposite Police Station). Good rooms over stables. Place clean. Coachmen. Children well kept + clean. Pink as map.

On south side of Road is

Victoria Gardens 3 st. bay window on ground floor. Working people mainly. Pink rather than pink barred as map

The Mews. marked on west side is now private bus yard. No signs of inhabitants. Colour to come off.

N up Kensington Park Road (to Archer Street). A few terrace houses at S. end 3 st. Red in character. Further north are good detached + semi. det. houses. Yellow rather than red of map. A few shops north of St Peter's Church to Archer Street. Red.

On W. side north of St Peter's Church is

Stanley Gardens Mews.

Stanley Gardens Mews - purple

Ladbroke Gardens - yellow.

Stanley Crescent - yellow

Stanley Gardens - yellow

Kensington Park Gardens - yellow

Ladbroke Square - yellow

Ladbroke Terrace N of Ladbroke Rd - yellow

High St. W. of Pembridge Road - red

Bulmer Place - lb

Stanley Gardens Mews. 15 tenements. Cabyard and livery stable. Poor at lower end. Purple.

W. along Ladbroke Gardens 4 st & basement. Ornate fronts with circular bays. Good class. Large common garden. Yellow
Not marked on map.

S. along. Stanley ~~Gardens~~ Crescent 5 & basement. Semi. detached not so good as Ladbroke Gardens. Red to Yellow

Stanley Gardens 4 & basement. Painted fronts, Good condition & well kept. Back on common gardens each side. Yellow to Red. Not marked on map.

Kensington Park Gardens 4 & basement. Best road in district. Yellow.

Ladbroke Square. Houses on south side only. 4 and basement. Families & lodging houses. Red to Yellow

S. to Ladbroke Terrace. detached & semi-det. houses with large gardens to Ladbroke Road. South of that, terrace house 5 & basement. Yellow to N & Red S of L Road

W. into Ladbroke Terrace Mews. Cabs & carts. Not many occupied. Purple to L.T.3.

E. to High Street, Notting Hill (West of Pembridge Road). 3 & 4 storied shops. Modern buildings at west end. Good trade. Red as map.

N. out of High Street is

Bulmer Place. Small two storied cottages. Gardens in front on N. side

Holland Park Avenue
N side to Clarendon Rd } red

Ladbroke Grove (Between Ladbroke Square and Elgin Crescent) - yellow.

Arundel Gardens - red

Kensington Park Road N of Elgin Crescent pk
S —"— red. }

side. No gardens on south side. Electric Light works at end of court. Few houses near High St entrance are very poor and dirty. L. B. is Purple. Pink on map.

W along Uxbridge Road, here known as

Holland Park Avenue (North side). 3 & 4 st houses, gardens in front. Good class of resident, doctors, clergymen &c. Shops between Lansdowne & Clarendon Roads. Red. N. up

Ladbroke Grove (to Elgin Crescent). A few shops near main road. Good private houses on W. & a smaller class on east. Two private schools.

Lansdowne Terrace 4 & basement, while north of the church, houses detached & semi detached. 3 & 4 st. with basement. "Very good indeed".

Red south of Ladbroke Sq: Yellow to Elgin Crescent.

W to Arundel Gardens 4 & basement. Good houses, porch, cemented front. Upper windows look dingy. Probably many lodging houses. Red

N to Kensington Park Road. N. of Archer street, this road becomes distinctly poorer. 3½ st, gardens, a few families, solicitor etc. but most working people taking lodgers. Pink barred to Elgin Crescent. N of this point shops 3 st. Some with poor lodgers over, especially near Cornwall Rd. Pink barred ~~to Pink~~ to pink.

Elgin Crescent. ~~Shops~~ east of Kensington Pk Rd 3 st. Red.

West 3½ & 4 with basement private houses. Some detached. Some houses on the north are being turned into flats. West of Ladbroke

Blenheim Crescent - pk b.

A few poor shops east of Kensington Pk Rd

Ladbroke Grove, houses back on gardens. Red to Yellow

N to Blenheim Crescent Terrace. 3½ st. well kept street, 2 or 3 families in some of the houses. East of Ladbroke Grove, some large houses are converted into flats; Row of houses adjoining the Convent is poorer than rest of street. Only Pink, Street on a whole pink based. A few poor shops

S to Codrington Mews (on map part of Kensington Park Mews). Bends west. Room over stables. Private broughams &c. Pink as map.

E. into Kensington Park Rd and on the west is Kensington Park Mews. Well kept. Doors painted &c; Carriages. Pink as map. N to

Convent Gardens. cul de sac. 3 floors, bay windows; small gardens in ff front. Kings gives it a bad name. "Tramps & cadgers get in here. One of the worst parts". Compares it with Lonsdale Road. No signs of extreme poverty. Children are healthy & windows kept fairly curtained. Purple as map. 7 figures make it L13

W along Cornwall Road. A few shops to E. of Kensington Park Road & then 3½ st houses. Windows closely curtained some plates on doors & railings. Probably family on each floor. Only pink on S. side. North is much better. Becomes better again west of St Marks Road but only pink on S.

S. to Ladbroke Grove (to Elgin Crescent) a few shops, then private houses, 4 & basement. Red.

Chapel Road - pk

Clarendon Rd. S of Elgin Crescent - red

Chichester Road - red

Lansdowne Rd. N of Ladbroke Rd.

W. to Chapel Road. 3½ & 4 st. Probably 2 or more families. Some houses have been converted into flats "Chapel Mansions". Pink to pink barred. On map.

W. to St Mark's Road. Only a few houses in southern part. 4½ st, heavy looking; some empty. A tailor has his notice in the basement of one. Pink as map.

S. along Clarendon Road. N of Elgin ~~Avenue~~ Crescent, Lofty private houses. & on ~~west~~ east & on west private houses converted into poor class shops. . pink barred.
South of Elgin ~~Avenue~~ Crescent. Semi detached houses, 3 & 4 floors & basement. Large gardens. Red.

Chichester Road (Elgin Cres. to Lansdowne Road), Two houses. P 3 & basement. Poor looking lodging houses. Pink barred to Red.

Lansdowne Road. Large semi detached & terraced houses backing on common garden. Houses in middle bend of the Road have private ground also. 3 & basement
Yellow north of Ladbroke Road & Red to south.

Montpellier Road. No houses.

Lansdowne Crescent. 4 & basement. Some detached smaller than Lansdowne Road. Red to Yellow

S to St Johns Gardens (facing Church) 3½ st. Red

S to Hanover Terrace. 2½ st. Straggling semi detached

house

houses, with well kept gardens. Red.

S. to Clarendon Road. ~~So~~ Not nearly so good as northern part of road. Terrace houses. Pink barred to pink.

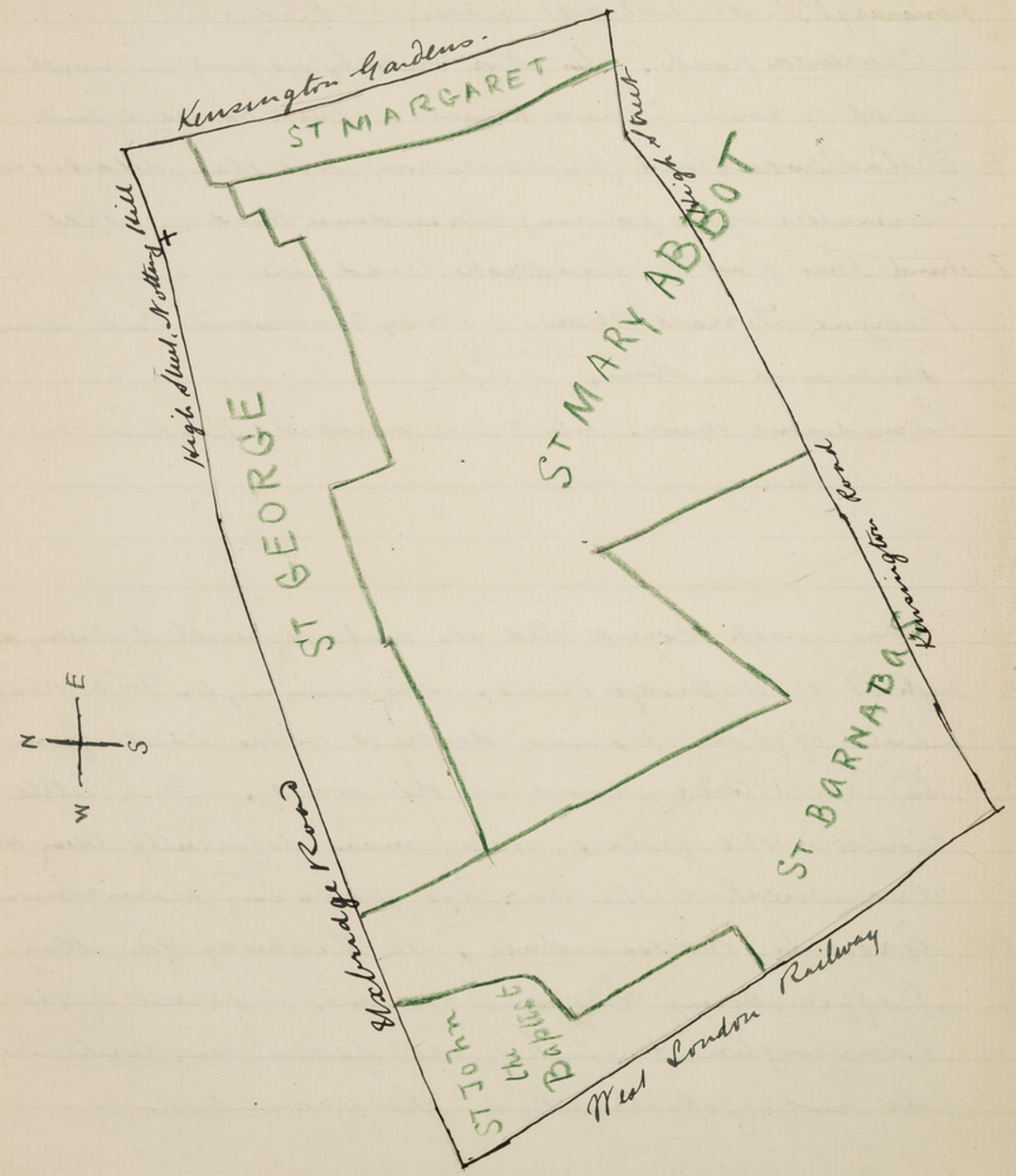
E to Ladbroke Road (to Ladbroke Grove). Good class detached houses, smaller after passing Lansdowne Road. Red.

Behind this part of Ladbroke Road are:

Boyne Terrace Mews. Only 3 occupied. Carts. Several places used as stores. South side only L.V.B.

Lansdowne Mews. Only 3 or 4 occupied. Like Boyne Terrace Mews. L.V.B.

This walk completed the district north of Notting Hill High St & Uxbridge Road. The Kensington Park Road shut off the poorer district on the east from the well to do road on the west. It is little trouble to the police, there was difficulty being with area sneaks & the loafers passing from Larson Grove to Notting dale, the highway for this traffic being Elgin Crescent. Most of the Kensington 'drunks' are taken en route. They do not get drunk on the ground.



West 28/8

Dist 28

January 13th & 16th G. E. A.

Walk and drive with Inspector King round district bounded on the west by the West London Railway; north by Uxbridge Road + High Street, Notting Hill, ~~east~~ east by Kensington Gardens and south by High Street Kensington, + Kensington Road. The area contains the parishes of St Georges, and St John the Baptist and parts of St Mary Abbot, St Barnabas + St Margarets.

Starting from Notting Hill Station, ~~west~~ east to Kensington Palace Gardens. Large detached mansions with wide carriage drives. Includes 3 mansions in the main road. Yellow as map

W. of these is Kensington Palace Mews. Good class of coachmen. Place clean, creepers on wall. Pink as map.

W + S. to The Mall. At east corner of High Street is Palace Gardens Mansions. Red brick flats with shops on ground floor. Red. W. into Mall West. 3 3st. houses facing west. White curtains poor looking. Roadway dirty + ill paved. Well dressed women

Canal

Lucerne Mews - purple

The Mall — The Mall S & E sides - pk

Mall Mansions

came out of one while we were there. LB. to Purple. L.B on Map.

S. into

Rabbitts Row 4 cottages 2st., then stables with rooms over on east side. One 3st house on west; other building used for trade purposes. LB. to purple. LB. on map

S across the Mall into

Lucerne Mews. 11 stables with rooms over. Fairly kept. Sweep etc. Purple to Pink. ~~Not marked~~ Pink on map.

The Mall turns west at second turning from Notting Hill High Street, the straight road marked as the Mall on the map being known as Kensington Palace Gardens Terrace. At north corner is a block of ~~flats~~ dwellings, 6 floors, the lower being a basement from the street but level with the yard at back. Working class; backs look poor. Pink to Purple. Pink on map.

On south side opposite are 3 houses. 3st. Purple to pink. Not coloured on map.

Northern part of Mall is stables on west, with 2 small houses & on east 4 houses standing back with workshops built on garden. Small workmen on own account. Pink. Not marked on map. W. to

Silver Street. (N. of Kensington Place) 2 & 3 st. Shops & some private

Cousin's cottages - lb

Newcombe Street N. of Schools - purple

private houses turned into shops. Poor class trade. At N. corner of Mall, shops with flats over. Pink to pinkbarred.

On map. W. to

Edge Street. On north, 2st cottages. On south a few 2 & 3 storied houses. Some poor families. Purple to LB.

Pink on map. At S.E corner near Silver St is Cousin's Cottages. 2 small entries with 3 2st. cottages in each. Very small; narrow cemented footways. Some broken windows. Swept &c. LB. Pink on map

West from Silver Street into

Kensington Place. 2½ st. on north side. Large tenement house at corner of Jameson Street. Comfortable working people. Pink as map N. up

New combe Street. 3 st. tenement houses, facing Board School. Purple as map. A few 2st. old houses, north of School on east side. Purple to LB. Not marked on map.

I think it is on map

S. to Jameson Street. 3 st. on E. side. Not so well built as Newcombe Street. 4 are to be sold: they are "let to punctually paying tenants at 17/- a week. ground rent £7. Back on railway. West side 2 st. dirty. Purple as map

W. along Dartmoor Street. 2½. Mixed class. Some poor houses with broken windows; others comfortable. Purple as map

Dartmoor Yard - purple

William Street - purple

Johnson Street - purple

Uxbridge Street

Uxbridge Street - purple

At west end of Dartmoor Street is Dartmoor yard. Same character as street. 2 houses Not marked on map. Purple.

N. up Ernest Street 2 & basement. Several poor houses, with ragged & dirty blinds drawn close across windows. Some let in tenements. 4 bells to one 3st house. L.B. to Purple. Purple on map

E to William Street. 2½ st. West side better than east. A little better than Ernest St. Purple as map.

N up. Johnson Street. 3st. shops on west side; private houses on East. In this street is the Anchor Club: rather notorious; boxing competitions &c held. Mixed class of people. Purple. On map pink

S along Farmer Street 3st on West & 2½ on east side. Similar to adjoining streets. West side better than the east. Purple. On map pink. W. along Uxbridge Street. Mixed class of houses at east end; some very poor. At west end 2½ st private houses; 3 and 2 storied shops on N side. ~~Coron~~ New Coronet Theatre at N.W. corner of Johnson Street. Purple to L.B. Pink on map

[This group of streets (Ernest &c) is intersected by the division between the N.W. and S.W. sheets of the map. The portions on N.W. are coloured pink & on S.W. purple. Correct this]

Durham Place - pk

Peel Street - purple

Campden Houses - purple

Holland Park

Holland Park - yellow

W. & S. along Campden Hill Road. The rows of houses on east side is Durham ~~Place~~. 2 st & basement. Occupied by small tradesmen, who have turned, the basements & parlours to business purposes. Pink rather than Red of map.

On west side, backs of large houses in Campden Hill Gardens } Red as map.

E. to Peel ~~Street~~ Shut. On south side – 2 st. cottages; a few broken windows & poor looking houses. On N. side, the west end of the shed is Camden Houses. 6 storied dwelling belonging to the National Dwellings Co. Pink to purple. Remainder of shed similar to south side. Purple. Pink on map

At this stage, the rain, which had been ~~fit~~ intermittent all the morning developed into a steady down pour. As it continued after a short adjournment, we took a cab with the intention of doing the better class streets of the district. Starting from High Street Notting Hill, we went slowly through

Holland Park. Large double fronted detached residences 4 st & basement; small forecourt; well kept. All exactly alike except the colour of paint. Several to let.

Yellow. Not coloured on map.

Holland Park Mews 65 sets of rooms over stables. Entrance to rooms by iron outer staircase. Clean & well kept. Coachmen &c of Holland Park. Pink as map.

Holland Park Avenue - yellow & red

Hansard Mews - purple
Addison Gardens - red
Addison Gardens North - pk bd

Addison Road — Addison Road N. of Melbury Rd y.
— " — S — " — red

Holland Park Gardens - yellow

W. along main road – Holland Park Avenue. 3 st & basement very good class to come of Holland Villas, then smaller. Yellow to Red. West of Lorne Gardens, shops on south side to Holland Rd. Red.
S into Lorne Gardens. 3 st. poor class houses, built round an irregular undrained yard. Narrow flagged footway near houses. Pools of water and mud. Working people. Many poor looking windows – Purple as map. S. along
Holland Road. A few shops at north end. Remainder private houses 3 st & 3 st & basement. Red. W. into
Hansard Mews. Rooms over stables. Some poor. Purple Pink in Notebook.
E. to Addison Gardens. 3½ st. 2 with bays. Well kept & painted gardens in front. Boarding Houses. Red. N. to
Addison Gardens North. Same style of house as Addison Gardens but dirty & out of repair. Some empty. Poor class of lodging house. Pink barred to Red. S. along to
Addison Road. Wide road. Large detached double fronted houses. 3 st & basement. Standing in own grounds. New entrance made to the Uxbridge Road, opposite Addison Road North. Flat at this points ~~At corner~~ Known as Holland Park Gardens. At corner of Gardens & Addison Road is Addison Hall & College. South of Melbury Road, the road is not so good. Terrace houses.
Yellow north of Melbury Rd & Red to south.
Kensington Park Gardens – Yellow. Not coloured on map. Gardens not shown.

Addison Crescent - yellow

Holland Villas - yellow

Russell Gardens Mews W. side purple

Russell Road - red

Holland Mews - purple

Napier Road - pk bd

Addison Crescent 2½ st. double fronted detached houses. Quiet, good class of people. Red to Yellow.

N to Holland Villas. Like Addison Crescent. A few of the houses have an additional floor. Yellow to Red.

W to Elsham Road. 3 ~~floors~~ & ~~basement~~; 2 floors with bay windows. Houses on east side have long gardens in front. Lodging houses; some windows dirty & poorly kept. Red to pink banded. At south end

is Russell Gardens. A few shops on each side. 4 floors. Well kept & apparently thriving. Red as map

W. to Russell Gardens Mews. Both sides built. Rooms over stables. Some poor. Purple as map.

The mews ends where wall is marked across. The N. portion on which the word 'Russell' is painted has been taken by the Railway Company. S. along

Russell Road. 3½ floors, Bay windows, Cemented fronts. Good class of houses, facing railway. Many boarding houses & large hotel (The Norris). South end best. Red.

Up Holland Road. ~~to~~ On east is

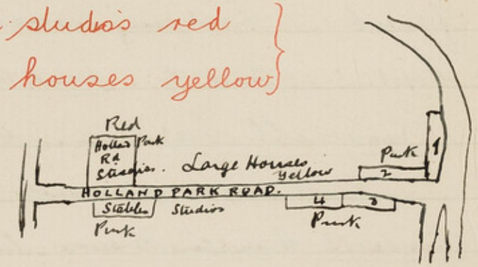
Holland Mews. Rooms over stables both sides. Not very clean or well kept. L B. rather than ~~pink~~ purple of map.

N to Napier Road. Private houses on N. side 3 + basement.

Shops

Melbury Road - yellow

Holland Park Road - West studios red
houses yellow



Argyll Road - yellow
Durham Villas - yellow

Phillimore Mews - purple

Shops on the south, doing fair business. Post office &c.
Pink barred to Red.

Melbury Road. Detached mansions with spacious grounds. Artists &c. Several studios. Sir Frederick Leighton's house here. Picture gallery of one house (G.F. Watts') is thrown open every Sunday. Yellow.

Going south & west into Holland Park Road, a number of small two storied cottages are passed at the corner occupied by working people. Some poor. The houses are known as (1) Alfred Place, (2) Laura Place, (3) Catherine Cottages and (4) Catherine Terrace. Pink to Purple

Further west Holland Park Road is Red to Yellow. ~~Large~~ Good houses; modern studios &c. Some stables on S. side

~~to~~ East along main road to

Phillimore Gardens. Large mansions. Yellow as map

Up. Phillimore Gardens. Large detached and S. det. houses. 3 floors & basement. Very good class Yellow as map

S. to Argyll Road 3½ st. 2 with bay windows. Red to Yellow Red on map.

W to Durham Villas. S. det. 3½ floors. Yellow to Red.

E. to Essex Villas 3½. S. det. Not quite so good as Durham Villas. Red as map

W to Stafford Terrace. Terrace houses. Red as map

~~W~~ E. along Phillimore Mews. Rooms over stables. Not many inhabited.

Hornton Street W. side S corner - yellow

Note Pink patch on W. side is gone and a Yellow patch is needed at NE. corner of Phillimore Mews for the Grey House.

inhabited. West of Argyll Road are two or 3 cottage.
L.B to Purple. Pink on map.

This completed the day's journey. On the following Monday, Jany 16th, we started at corner of Hornton St. to go over the parts of the district omitted.—

Hornton Street. 3 shops on West near High St. On east N. of Hornton Place. 4 st & basement. Narrow frontage 17ft. Well furnished but windows dirty — lodging houses. Pink barred as map. North of Phillimore Mews, two large houses in private grounds.

Yellow. Partly unmarked on map W along Holland St. North side is pulled down, also Observatory Gardens & Red houses in Campden Hill Road. Four blocks of flats (6 floors) are to be built on the site, called Campden Hill Court. Northern block facing Observatory Gardens (the yellow houses to the north) ~~are~~ is roofed in. Will be Yellow in character.

Campden Hill Road. West side, south of Duchess of Bedford's Walk. S. detached, 3½ floors. Good class; families & boarding houses. Red to Yellow. Red on map.

W to Camden Hill. Large detached houses in private grounds; Duke of Argyll &c. Yellow as map More like a country lane than a town road.

Observatory Gardens - yellow

Campden House Road - red

E into Observatory Gardens north side only. 4½ floors; red brick; pillared porch. 3 floors with large bay windows. 2 or 3 empty. Yellow to Red. Yellow on map. N. to

York Gardens (York Villas on map) massive 3½ st. houses some with bays to the all floors. Red to Yellow. Red on map.

Campden House Road. South of Observatory Gardens, 4 + basement; similar style to those in the Gardens but narrower frontage on west: on east 3 st, old houses Red to Yellow. Yellow on map.

N. of the Gardens, older double fronted houses 2 + 3 floors + basement. semi-detached. Red to Yellow. On map red

Out of Campden House Road on the west is

Campden House Mews. Stables with rooms over and a few cottages. Mixed. Some well kept - coachmen &c. Others (No 9 + 10 especially) broken windows and torn blinds.

Purple rather than pink of map.

N + W. to Percy Villas. Varied styles of houses, mostly 3½ st. + double fronted. Several very large. Red to Yellow. Red on map.

N to Airlie Gardens, Large heavy looking brick terrace houses. 6 floors + basement. Carriage folk. Yellow as map

On east side, continuation of Campden Hill Road 3 floors + basement. Old houses, gardens in front. Red as map. Between Pell + Campden Street are 3 small

shops

Aubrey Walk

Aubrey Walk pk b^d
S side pk

Aubrey Road - yellow & red

Campden Hill Square - red; N side yellow

shops & a publichouse - pink as map & on north corner of Peel Street is West House. Red.

N.W into. Campden Hill Gardens. 3½ & 4½ floors, cul de sac on west. Houses well kept.. Carriages waiting at two houses.. Red to Yellow. Red on map.

W. along Aubrey Walk. Three 3 storied houses adjoining St George's Church. Red. West of these are a few houses and a block of studios (nearly new) 3 floors.. Above these is a weather vane and on a slate tablet in the wall the following inscription. "The vane of this studio came from Sir James South's Observatory, Campden Hill". On the south side are some 2 storied double fronted houses occupied by employees of the waterworks. Pink.

S. down Aubrey Road. At south end are Aubrey House & Cresay Tower. Going down hill to the north the houses become smaller, until the last house before the main road is reached is a 2 storied cottage of pink character. A few studios on east side facing the cottage. Yellow to Red.

N.B. The whole of the western side is built over.

E. & S. up. Campden Hill Square. Old fashioned houses, mostly 3 floors & basement. Some have been modernised,

and

Campden Street: S side: purple

and one new red bricked house (5 floors) has been sandwiched between two of the older houses. Houses are clean and well kept & there is a delightful absence of the uniformity that characterises most West end roads. Red to Yellow. A. E to

New Road. The west side behind the square is stables, which have been converted into studios but are not occupied as residences. Remainder of road taken by side entrances to ~~houses~~ ~~via~~ other roads. S ~~down~~ up Campden Hill Road to

Campden Street. On N. side 3 storied houses, with probably a family on each floor. A few smaller houses in middle of street & poor shops near Church Street. On south side, stables at west end & houses (3 st) at east. Some poor families; broken & patched windows; roadway littered with garbage thrown from windows. Pink to purple Pink on map

W along Bedford Gardens. 3 + basement, 18 ft frontage; gardens about 12 feet deep; shrubs &c. Well kept. Retired officers, Kensington Boy's Club; mantlemaker has plate on door. Some semi-det. houses at west end. Red to pink band

Red on map

Campden House Chambers - red

Campden House Terrace - red

Campden House Court - red

Gordon Place; N. of Holland Street pk.bd

E. along Sheffield Terrace. N. side, old houses 3 st.
Red as map. The grounds of Campden House are now built over. Flats, 6 floors + basement, known as Campden House Chambers. Eastern block is not yet finished but some of the suites are labelled 'let' + all that are ready are occupied. Red. S. into Church Street, on the eastern of the grounds is built Campden House Terrace, 2 storied new houses + studios, built so as not to interfere with the light to the flats. Red. W along Gloucester Walk. S side 3 + 4 st. + basement. Bay windows, painted fronts. Some in bad state of repair
Red to pink barred. Red on map.
On the north side is Campden House Court. New flats like Campden House Chambers. Red
S. to Campden Grove 3½ + 4½ st. Painted front. Red as map
S to Gordon Place (north of Pitt St) 3½ st with bay windows on east + 3 st + basement on west. Lodging houses.
Red to pink barred. Red on map
Pitt Street. On N. side at W. end 3½ st + attic. On south at West end is Hounton Lodge (Sir R. Webster) - Yellow. Further east are 3 shops + a few private houses. Red. as map.

Bullingham Mansions - red

Free dinners at the
Carmelite Church

Duke's Lane - uncoloured part - pk

Court - purple

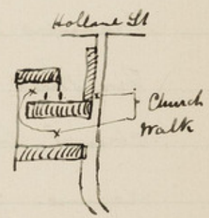
On N. side at east end of Pitt Street are
Bullingham Mansions. New flats. 4 floors & basement.
All occupied. Adjoin the Carmelite Church & go through to
Church Street. Red. Not marked on map.

As we passed into Duke's Lane, a line of 60+ (nearly 12 noon)
tramps stood along the side of the wall of the church, waiting
for their dinner. There is some charity connected with the
church by the terms of which the authorities have to provide a
dinner for all persons presenting themselves every day except
Sunday. The meal consists of soup & bread & rather a
meagre allowance of that judging by the rapidity with
with the recipient came out after entering the buildings.
Some come day after day during the winter at least; in
the summer they lounge in the Parks.

Dukes Lane. South side only. 4 cottage well kept with
garden of pink character, next a large tenement house. D.W.
& then some model dwellings - Dukes Lane Chambers 3 st.,
Mt Carmel Chambers 5 st & basement & four houses. (3 st). All
working class. Some poor. Pink to purple. Only partially
marked on map. Go through arch into a
Court (No name) leading into Holland St. 2 double fronted houses
(3 floors) on each. Poor. On west back of building & 3 2 st. houses.
Paved footway; small white block. Purple to pink. Not
coloured on map.

Church Walk - pk

New houses @ S. end - pk



Church Court - pk

Hornton Place - purple

Holland Street. Shops 3st near Church St. N. end private houses 3½ st. varied style of house. & mixed class of occupants. Pinkhatched as map. Yellow patch at west end is not better than Red

S. into Gregory Place 2 old cottages on east (Lt 3). & four 2 st houses on west.. Comfortable; might be pink. Purple as map.

S into Church Walk.. Small shops on west side. At bottom opens out into a paved yard on the west, with some 3st houses & behind the north set of these all four 2 storied house Comfortable working people. Pink to purple clean. Purple on map

Only part marked on map. Through the Cloisters to Church Court. Police married quarters and St Mary Abbots schools. Colour wrongly placed on map. Should by on a little on the N.E. end. Pink rather than purple. At the end of the court a new mortuary is being built.

N. to Hornton Street &

Hornton Place 4, 4st houses; let in flats, a bell for each floor. & 2 cottages. Poorer working class; flower sellers &c. Colour is wrongly placed on map. South side only. Purple to pink Pink on map. N. up

Drayson Mews. Rooms over stables. Well kept & look comfortable. Some are used as warehouses. Carriages and tradesmen's carts. Pink as map.. Colour is wrongly placed on map. The mews run into Holland St at the back of Gordon Place which crosses Holland St & ends in a cul de sac

Holland Place - purple

Gordon Place (South of Pitt St.) 4 st, one being ½ basement on W. Opposite side 3 st. with front gardens. Lodgings to let. Working people. South of Holland St. 3 floors. Working people, undertaker &c. At extreme south only narrow path to houses, the ~~land~~ space in front of the houses being made into garden.

Pink barred between Pitt & Holland Sts. & Pink south of it.

East into Church Street. On the west side is

Holland Place 2 houses 2½ floors. and a tenement bldg. Holland Place Chambers. 5½ floors. poor looking curtains & dirty windows. Purple. not marked on map

Church Street. 4 storied shops. good on west side. families living over. as far as Carmelite Church. N. to Gloucester Walk. Shops & private houses. Red as map.

Nelson Place (E. out of Church St.) North side 3 houses empty. South side. 2 houses. Look LB but probably pink as map. Well dressed child went into one of them.

Sheffield Gardens (Church St). Good terrace houses. 4 st + basement. Gardens in front. 2 doctors. Red as map

North of Bedford Gardens, Church Street is known as

Bed Place on the west side (Shops 2 & 3 storied) and

Bedford Terrace on the east. (shops 3 floors). Further north some private houses and shops. Pink barred to Red. Pink barred on map.

Kensington Palace Gardens Terrace - yellow

On west side of the terrace is Strathmore Garden 4½ st. Good house. Red. Not marked on map

Strathmore Gardens - red

S. from the Mall. into Kensington Palace Gardens Terrace. E. side 4½ storied, bay windows. W. side 3 & 4 stories. Good class of house, wide road. Red to Yellow. Yellow on map.

W. into Vicarage Gardens. 5½ floors, pillared porches. Good class houses. The north side is known as Inverness Terrace 3½ st, bay windows. Private roadway. Both Yellow as map.

N to NB Brunswick Gardens. Double fronted 3½ st. on west side. Est East side 4 st. & basement. Like some of the houses in Kensington Palace Gardens Terrace. Red to Yellow. Red on map.

At N end is Courtland Terrace 4 st & basement. Red as map

S. to Berkeley Gardens 3 floors. Red as map

S to Vicarage Gate. Row of houses facing the Rectory. Exactly like Vicarage Gardens. Yellow as map

Clarence Mews - lb

S to High St. Going eastward. On the north side is Clarence Mews. Rooms over stables. A vet. surgeon - carmen & stablemen LB. Pink on map.

Clarence Place. 6 houses, 2 floors & basement, small forecourt. Working people. Pink as map.

Brown's Buildings - purple

N. out of High St. is Brown's Bldgs. E. side 2 st. houses with small forecourt. Jobbing builder & working class. W. side is

Cumberland Yard - purple

The Poor Streets

Cab Runners

is known as Cousin's Terrace. Bottle merchant & Coffee Room.
Purple rather than pink of map.

E to . Kensington Place . 2 st. Front gardens on east side. No signs of poverty. Paved court. Pink as map

E. to Cumberland Yard. Stables with rooms over. Two sets of occupied rooms at N.W. angle. Yard dirty, paving irregular & broken : Pink . Not marked on map

This completes this district north of Kensington High Street. As a whole it is well to do and even fashionable. The only poor patches are the streets behind Notting Hill Gate Station, Lorne Gardens and some of the entries off Holland Street. but even in these cases the poverty is not acute ~~bits~~ but is noticeable by the contrast with the wealthy surroundings.

Standing at the corner of one of the Squares, we passed a couple of men. "Cab runners," said King and added "These chaps give us more trouble than any other class". They wait for and follow cabs with luggage and he suggested that besides bullying ladies, they were not above picking

up

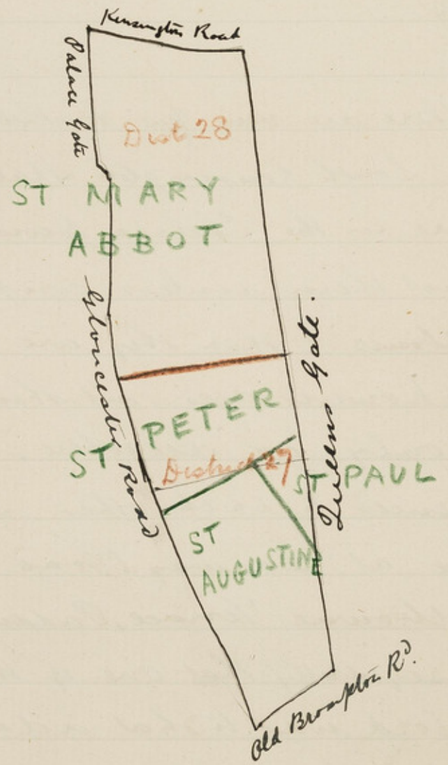
Disorderly Houses

up unconsidered trifles as opportunity served. Indeed most of the police trouble ~~have~~ are due to this loafer class, which is attracted to Kensington by the hope of charity.

There are very few brothels on Mr Kings ground. Round South Kensington Station there are some but they are in the Chelsea Division. No steps are taken against them unless complaints are made by the neighbours & then they are cleared out. Inspector King however does not think it does much good: they only go elsewhere. They work together. Give references to each other. The man, who ~~had~~ the house at Garway Road was arrested at 6 Eastbourne Terrace, Paddington, and it transpired subsequently that one of the references he gave the landlord was to that address. The landlord is given a reference to a good address & he naturally accepts it

A number of thieves get into the streets behind Notting Hill Gate Station; otherwise the district is pretty free from crime.

District covered



January 17th 1899 Dist 28 West End 28/9 GBA.

Walk with Inspector King round district bounded on the north by Kensington Road, east by Queen's Gate, south by Old Brompton Road and west by Gloucester Road and Palace Gate. The area contains parts of St Mary Abbot, St Peter, St Augustine and St Paul's parishes.

Started from Kensington High Street, S down Palace Gate. Large residences, 4 st, basement & attic; a few modern red brick houses with bay windows and on east side large mansion (Sir J. Millais's old house) and some flats building. Yellow as map. E into Kensington Gate 3 & 4 floors with basement, pillared porch & balconies. Cul de sac with garden in centre. Yellow as map.

S. into Gloucester Road & E. along Queen's Gate Mews. 56 tenements over stables. Many are empty. Part running east & west is rather poorer than that N & S. Public house at ~~corner~~ angle, used by the men & apparently a house of call for tradesmen's carts. Mews well kept & paved. Window boxes ~~flower~~ shrubs &c. Coachmen

Pink as map

Queen's Gate Place - yellow

S & W along Queen's Gate Terrace. 5 floors & basement; ornamented porches, balconies & cornices. Good families. South Kensington Hotel takes a large part of the south side. Several empty. Yellow as map

S. along Gloucester Road (to Elvaston Place). Shops on east side; 4 floors; also on west side, north of Victoria Grove (3 floors). Quiet family trade. South of Victoria Grove is St George's Terrace, 4 floors & basement. York Private Hotel occupies 5 of these houses. Red as map. E to

Queen's Terrace Mews. Rooms over stables. Coachmen, No 39 Clement poverty. Clean & well kept. Pink as map

Into Gore Street (East of Elvaston Place on map). One large house on east side. 3 & 4 floors. Looks like private hotel. Blinds all down. Red to Yellow Yellow on map. S. to

Elvaston Mews (N & S. of Elvaston Place, East end). Stables with 2 floors above on west side and one floor on east. Carriages. Well kept. Pink as map.

Queen's Gate Place. 2 houses on each side. Double fronted. 5 floors & basement. Heavy looking. Boarding house. Red. On map colouring of the Mews is carried over these houses.

N. to Elvaston Place. 5½ st. ~~Bal~~ Balconies to first floor. Boarding houses. &c. Yellow to Red. Yellow on map.

S. to Petersham Mews. Like Elvaston Mews. Several to let Pink to Purple. Pink on map

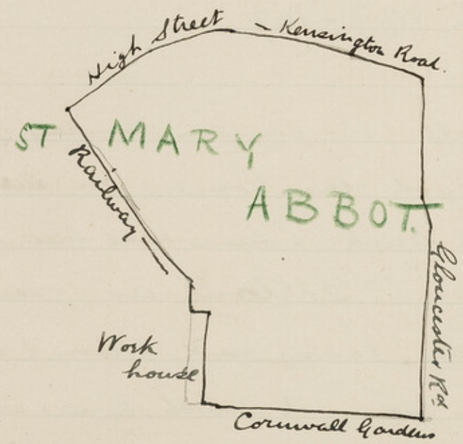
W. to Gloucester Road. Between Queens Gate & Elvaston Place on east side is Petersham Terrace. 5 & basement. West side 6 floors & basement. Families & boarding houses. Yellow as map

The district south of this point now reached is Brompton & is in District 27. An account of the walk is given on pages 143 - 147.

Queens Gate (the eastern boundary of district) is 5 floors & basement. Good class houses. On east side some modern red brick houses have been built and some flats. Yellow as map. N. to Hyde Park Gate. Facing park. 5 floors & basement. Private roadway. Down turning to south, houses are 4 to 6 storied. Some built in pairs with fronts in imitation of Greek temples. ~~W. and south down east~~ On west side is a small mews (4 tenements) pink as map. N & then west, at corner of next turning is a large block of flats (Nos 38 & 39) 7 floors & basement. Yellow as map.

At bottom of turning ~~to the west~~ are some stables with rooms over. (2). Rather dirty. Coachmen. Pink as map

District covered



pk.

pk

Western 28/9

Dist 28

January 19th 1899. G. E. A.

Walk with Inspector King round district bounded on the north by Kensington High Street, west by the railway & workhouse, south by Cornwall Gardens, and east by Gloucester Road & Palace Gate, being part of the parish of St Mary Abbot, Kensington.

As on previous days, the weather was threatening. Started from Kensington High Street. South into

King Street. West side, north of Burden Mews. 6 shops, 4 floors. Derry & Toms, upper floors are used as sleeping apartments for assistants. South of mews, old 2 storied cottages, good class working people. On east side is the Fire brigade quarters and a Jobmasters premises. Pink. Red on map.

W. into Burden Mews. Mostly used as warehouses & workshops. Only one tenement occupied on south corner. Pink as map

E. into Ball Street. North side is the back of Barker's premises. 4 storied shops on south. Second rate tradesmen. Most of the upper floors of these houses are used for lodging Barker's assistants. Barker is gradually acquiring the whole street. Pink barred. Red on map

S. into Young Street. Shops (3 storied) on east side. On west side

a double-

Barkers Stables - purple

S. Alban's Road N of South End Place - lb

a double fronted house and Kensington Square Mansions 5½ st. red brick flats. Red as map.

On east side of Young Street are two entrances to Barker's stables. Two floors of stables and an upper floor occupied by the firm's carmen & stablemen.

Purple. Not marked on map

L. to Kensington Square. Old fashioned houses, mostly 4 floors. Some double fronted. Many of them are passing into the hands of the great drapers, who are using them for sleeping apartments. One, fitted as tenements, was offered to Inspector King for police lodging. A few good families still remain. Pink barred.

Yellow on map.

E. into James Street. 4 houses (old shops) at corner, may be pink as map. A few shops round corner to south. West side is cleared except 2 shops at north & 3 houses adjoining L.B. as map. On east side only 5 houses are left at the south end. Costers &c. Dark blue. L.B. on map

These houses are condemned and will come down shortly.

N. into St Albans Road (part) 4 floors. Terrace of houses. Ground floor painted red. Each house has 3 bells. Working people; some comfortable but many poor. Windows dirty. Street

muddy

Trafalgar Place - purple.

Clarendon Mews - lb

Charles Street W. side pk bd
Flats on E. yellow

muddy and only made up on one side. Street lamps guarded with wire. Purple to LB. Red on map.

W into South End 3 small cottages on north & police barracks adjoining. Pink as map. On south, old red tiled house, some stables & R.C. schools. Entrance to convent at end.

S. along Trafalgar Place (South End Row on map). Four houses 2½ floors, stand back, ~~then~~ with gardens in front; then 6 (3 st) houses flush with the pavement of the narrow paved footway. LB to purple. Pink on map.

At the bottom of this Place, turn west into

South End Cottages. ~~These~~ Three low pitched two storied dwellings with front yards & one with ground floor only. Inhabitants keep rabbits, dogs, fowls &c. LB. as map

Back to corner of

St Albans Road W. of Charles St. On north side is St Mary Abbots' Mission and 3 old shops (3 st) adjoining. On south side are two modern ~~& an old~~ shops & an old house. Pink as map

At south west corner by South end Road is

Clarendon Mews. 5 tenements over stables. Sweep and stablemen. Litter about yard. Dirty. LB. Not marked on map

S up Charles Street. On west side red brick houses, 3 st. and basement. Cemented fronts & small cemented forecourt. Two families at least,

Little Charles Street S. side pk bds

Kensington Court W. side yellow

least but some good families, architect, writers etc. On east side ~~ff~~ large block of flats. 6 floors and basement, red brick. St Albans Mansions + Kensington Court Gardens.

W. side. pink barred, Pink on map. Flats. Red. Yellow on map, past unmarked.

W into Little Charles Street. North side is cleared and flats are being built. On south side 3 shops, modern. 4 floors. Rooms above are let. Pink barred rather than Red of map.

Mem. delete L.B. on north side. N.T.

Kensington Court. On west side are Roxburgh Mansions, Kent House, Kensington House and near High St, Palace Place Mansions. Except the last named, these are 5 floors + basement; circular bays, terra cotta tiled fronts. Yellow. Not marked on map On N. + E side, mansions, 5 floors + basement. Several empty. "Apply to Receiver, Land Securities Coy. Ltd. 1 Great George St."; Central Block – Kensington Court Mansions 4½ floors. Yellow to Red. Yellow on map.

E. along High Street. to

Prince of Wales' Terrace. Old fashioned mansions. 5½ floors Yellow as map.

~~W~~ E. between Victoria Road + De Vere Gardens is a block of flats: Kensington Palace Mansions. 7 floors + basement. Bay windows Yellow as map but coloured must be extended.

Canning Place - red

Laconia Mews - pk

Canning Mews - pk

Victoria Grove - pk bd.

Mews - purple

S. down De Vere Gardens. 5 floors & basement. Bay windows, marble pillars to porches, balconies etc. Several hotels, some flats and other houses occupied by families. Yellow as map. At S is Canning Place 2½ st. semi detached, small gardens in front with shrubs. 4 larger houses at west end. Quiet retired street.

Red rather than pink as map. On the N. side, west of De Vere Gardens is Laconia Mews 2 floors of stables with rooms above. About 14 tenements. Entered by archway from street - gloomy - overshadowed by the large houses.

Pink. not marked on map.

On east side of De Vere Gardens is De Vere Mews. Walled in like Laconia Mews but only one set of rooms over the stables on the ground floor. Pink as map.

Further east is Canning Mews. Lighter & more airy. 2 floors of stables with rooms over. Pink. East side not marked on map. S. to

Victoria Grove. A few shops near Gloucester Road, then 2½ st. private houses; painted fronts, narrow windows. People make living by small businesses & letting. Plate of dressmaker, Lace cleaner &c on door. Several bill: 'Apartments to let'. Pink rather than Red of map

On N side is a Mews unnamed built on triangular plot

S. Albans Road (part) - red

plot of ground between Canning Place & Victoria Grove.
Rooms over stables. Purple to pink. Unmarked on map.
N. up passage into
Victoria Road. On east side is Edinburgh Terrace
4 floors & basement, mostly lodging houses and hotel.
On west side 2 & 3 floors & basement, semi detached.
Gardens in front. Yellow to Red. Yellow on map.
Red by passage is wrong.
W. along Cambridge Place. Substantial houses 3½ floors.
Stables of Kensington Court at west end.
Red as map
E. along Albert Place, 2 floors, basement & attic. Old fashioned
houses with gardens in front. Overhanging eaves.
Well kept, painted fronts. Red as map
S to Douro Place. North side like Albert Place. S
side houses vary in style & size. Quiet cul de sac. Lady doctor
has plate on one door Red as map.
W. along St Albans Road 3½ floors. Small gardens in front. Large
house on north - school. Red rather than Yellow of map.
S & E. along Cottesmore Gardens 3½ & 4½ floors. Wide road.
Gardens in front of houses. One large house on N. side
Boarding houses & families. Red to Yellow. Yellow on map

Victoria Rd. S. of S. Alban's Road - red

Stanford Road S. end - pk

Kelso Place - pk

Merton Road - pk

Victoria Road (South of St Albans Road). semi detached, double fronted houses; some small but varied style. All well to do and keep servants. Red to Yellow. Yellow on map

Up to Stanford Road. detached & semi-detached double fronted houses. 2½ & 3½ floors. Gardens in front. Quiet Road. South of Eldon Road, poorer terrace houses 3 floors - pink in character. Remainder of street is Red as map

W into Kelso Place. 5 houses on north side. 3 floors; tenements bell to each floor. Mixed character. Pink. not marked on map. Further west is entrance to Lygon Stables. 3 tenements at end of unnamed road. Pink as map. Still further west is Farn Mews. Only one stable at end: remainder have been converted into Studios with double windows at top. Roadway cemented. Pink as map. position of colours wrong

S into Merton Road, 3 floors. small forecourt with shrubs. Many dirty windows and drawn blinds. Several cards in windows "Apartments" or "Rooms to let". Paved footway.

Pink rather than pink barred of map

Back to Stanford Road and east into

Kingsley Mews. Rooms over stables. 7 tenements. Built in corner at back of Eldon Road. Clean but only accessible by dirty roadway. Pink as map

S. George's Place - pk

E. along Eldon Road. South side 3 floors, attic & half basement, large bay windows, painted fronts; north side, some terrace and detached houses, 4 floors. Rather better than south. Red as map.

S. down steps into Cornwall Mews. Only about half occupied. Carriages. Pink as map N along Sussex Villas 2½ st. semi detached. painted & stuccoed fronts, garden. Clean & neat little houses. Servant seen at several houses. Red as map

E into St George's Place, unpaved roadway, just north of Cornwall Mews leading into Gloucester Road. Two stables with rooms over at east end, north side. Pink. Not marked on map.

S. into Cornwall Gardens 5 floors & basement. Bay windows, pillared porticoes. At west in centre is Cornwall Mansions. Good style of flats and residences. Yellow as map.

At N. W. corner of the Gardens is Cornwall Mews West. Only 3 occupied. Pink as map

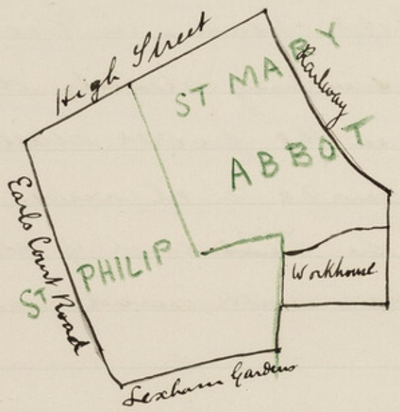
S. of this is Cornwall Gardens Stables. Carriages. Pink as map.

This walk was concluded in the midst of a driving ~~rate~~ rain. The area includes one of the few poor

poor spots in Kensington – that between Kensington Square and Stanford Road. The northern portion however is doomed to disappear. The few houses left in James St are condemned & on the ~~bo~~ light patch north of Charles Street flats are now being built.

The better class streets are well looked after, swept and kept clean – in Victoria Road a gang of men were sweeping steadily during a shower of rain – but in the poorer street no ~~app~~ attempt appears to be made to cleanse the streets. The roadway at the ~~East~~ West end of St Albans Road – a cul de sac – is deep with mud.

District Covered



red

red

red

Dist 28 / 10 (Western 28)

January 23rd 1899. G. E. A.

Walk with Inspector King round district bounded on the north by High Street, Kensington, west by Earl's Court Road, south by Lexham Gardens and the Workhouse & east by the railway, being parts of the parishes of St Philip and St Mary Abbot.

Started from High Street Rly Station. South ~~down~~ into Wrights' Road. On the west is a new road, running west & then turning at a right angle & coming out in Abingdon Villas. It is called Irvina Gardens. West side of part running N & S is finished, whilst bldgs are being erected on other part. Red brick flats. 5 floors & basement. Footpath paved but carriage way not yet made up. Red. Not marked on map.

E. to Chemiston Gardens 4 floors & basement. Porch with balcony above. Bay windows. Look like lodging houses. Red to Yellow. Yellow on map

At N.W corner is Chemiston Gardens Studios 3 tenements. Two floors. Small asphalted court in front. Residential. Red. Not on map

E. into Wrights Lane. Terrace of 3½ st. houses on east side. Gardens in front. Small tradesmen & working people. Plumber &c. Apartments to let. Look comfortable. Pink barred to pink. Pink barred on map

S. to corner of Marlows Road. A block of flats erected at N.E.

Corner

Cedar House - red

Abingdon Villas - pk

Emma Place - pk

Mark Terrace - pk

Warwick Street N. side - pk.

corner, called Cedar House. 6 floors & basement. Only open 3 months but occupied & other blocks are being built on vacant ground to the south to face into Marlow's Road. Red. Unmarked on map. At opposite corner, between Iverna & Cheniston Gardens is another block called Cheniston Mansions 6 floors & basement. Same style of flats as Iverna Gardens Red. not marked on map

W. along Abingdon Villas. To Abingdon Road, the houses are 3½ st with gardens in front. Well kept; good curtains. West of Abingdon Road the houses are 3½ st with small forecourt. 2 or more families in a house, windows look poor. Red as map east of Abingdon Road & pink to west of that point.

N & west along Emma Place. 2 floors & basement. Working people, a few poor. Clean & decent, flowers in windows & but not quite so good as Abingdon Villas. North side is called ~~North~~ Mark Terrace. Purple to pink. Purple on map

E along Warwick Street. On North side are new model bldgs. 6 floors working people. These take half the side & east of them is Abingdon Mansions 5 floors & basement. better class than the buildings on west. Several not occupied. In south side are a few small houses. Built on the gardens of Mark Terrace.

Western Bldgs pink. Abingdon Mansions, pink barred South side purple. All purple in ~~this~~ map.

Ilchester Mansions - red

Lion Mews - purple

Wynnstay Gardens - red

Abingdon Road. North of Abingdon Villas. Small houses. 2 st & basement. Small gardens in front, except near High St. Working people. North of Warwick Street on west side is Ilchester Mansions (5½ st) good red brick flats; bay windows. Nearer the High Street on both sides are small shops. Looks as if occupants had a struggle. Ilchester Mansions Red not on map.

Remainder of Road, pink as map

On East side of Abingdon Road, nearly opposite Warwick Street is Lion Mews. 2 tenements at end of a private mews

Pink, not marked on map

E. to Allen Street; at the north end on the west side are Wynnstay Gardens. 2 rows of flats, 5 floors. Back block reached by a private road. Very quiet and select.

Red to Yellow. Front part is marked yellow on map

Facing the Gardens is Phillimore Terrace 3 floors & basement. Gardens front & back. Comfortable class. Red as map

Further south is Alma Terrace (W side) & Inkermann Terrace (East side) Terrace houses, 3 floors. Garden in front. Not so good as north part of street. Pink barred to Red. Red on map.

E into Adam & Eve Mews. Good red brick buildings; rooms over stables.

Pink as map. The colour is to extend the east and should extend south behind the chapel. A second

row

Longs Terrace - purple

row of stables runs north, not marked on the map
On the west side of the court near the High Street is Longs' Terrace a number of tenements built over a wheelwrights work shop. They houses are reached by a flight of 48 steps, which open upon a asphalted court. 8 tenements, several windows look poor. People leave their goods outside on the flats so out of the way is this place. An old chest, iron bound, + with the date 1682 in iron figures on it, serves as a coal store outside one door. . Purple. Included in pink of the Mews

S to Scarsdale Villas. West end. 3½ storied terrace houses.

Red or pink barred in character. East end. 3½ st. semi-detached houses with gardens in front. Mostly lodging houses. Clean, broad road. Red as map.

S into. Marloes Road. Parish infirmary on east side. On west a terrace of 3½ st houses, gardens in front. Most are used for business purposes, Costumier, milliner, builder. Red as map.

South of Stratford Road, are good class private houses, 4 floors + basement, porch with balcony above.

Red to Yellow. Yellow on map.

W along Stratford Road. Near Marloes Road, 3 storied shops. mostly food trades. greengrocer, &c. Tradesmen living above.

Blythefield Street - purple

Radley Mews - purple

Sexham Mews - purple

West end of road (St Philips Terrace on South side) is 3½ st. private houses with gardens in front. several empty.

Pink barred as map

N. into Blythefield Street. 3 floors; houses flush with the pavement. Windows look poor. Notice "Back parlour to let." Street dirty, people throw refuse out of windows, cabbages etc.

Purple rather than pink of map.

W. to Stratford Studios. Only ground floor; non residential. Built at back of houses in Blythefield Street

Cross Stratford Road & south into

Radley Mews. Rooms over stables. Various kinds of vehicles. Some poor. Purple rather than pink of map

From the bottom of Allen Street, the mews is continued west as Sexham Mews. Rather poorer than Radley Mews. One block of 7 are for sale. Windows broken and wood work neglected. Purple; not marked on map.

Back to Abingdon Road (South of Abingdon Villas) 3½ storied terrace houses with gardens in front to Scarsdale Villas. Good shops north of that point. Houses clean & well kept. Red as map.

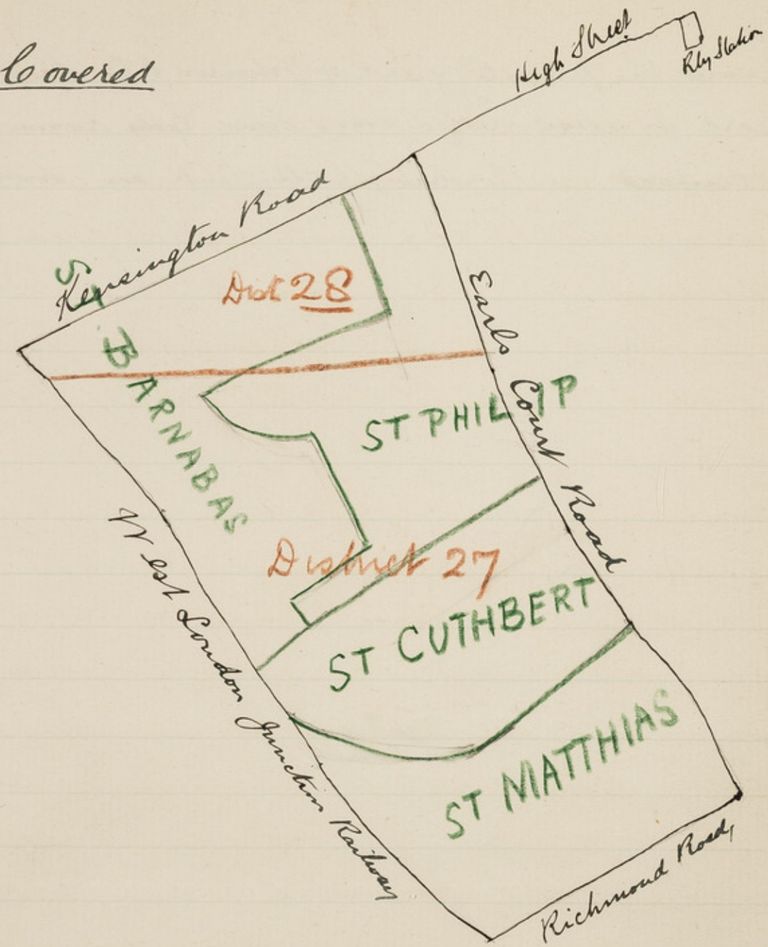
At S. end of Road is Simmingdale Gardens. Same class of house as Abingdon Road. Red as map

Mews at N.W. corner of Stratford Road (pink on map) is

now

now the private yard of Johnson & Co. Shaftesbury Livery Stables.
Yard is now roofed over. Some of the rooms appear to be
occupied. Probably still <u>print</u> as map.

District Covered



January 24th 1899 **Dists 27 + 28** G.E.A.

Walk with Inspector King round district bounded on the north by Kensington Road, east by Earls Court Road, south by Richmond Road and west by the West London Extension Railway; including the parishes of St Cuthbert & St Matthias and parts of the parishes of St Philip & St Barnabas.

Starting from High Street (Kensington) Rly Station westward. South side of the High Street is shops to the corner of Earls Court Road. The ~~place~~ road is in a transitional state: in places the shops are built over gardens of erstwhile private houses; some old shops, modernised by increasing height of facia, + here & there a row of new shops as the Terrace.

Red as map. On the other side, west of Hornton St., is called Lower Phillimore Place. Private houses with gardens, 3 floors, basement & attic. West of Argyll Road is Upper Phillimore Place. Houses are like Lower P. Place but people are rather better. Doctors, dentist &c. Red as map

W. of Earls Court Road is Kensington Road, which is subdivided & numbered in Terraces. On south side

Leonard Place

Radnor Terrace - purple

Warwick Gardens - red

Leonard Place. private houses, 4 floors & gardens in front Red

Earls Terrace (opposite Holland House). 4 floors, basement, big garden & private road. Good houses, Red to Yellow

Further west is Edwards' Place & Terrace, the latter shops. Red

N side. west of Holland House is St Mary Abbots Terrace

Six shops & then private houses. The houses stand back from road, have wide frontage. 4 floors & basement. Semi-detached at W. end. Red to Yellow.

S. into Entry, east of Warwick Gardens. 2 detached houses on east side. Undertaker &c. Pink and Red. On

W. side Warwick Studios & stables at end of road, which is not made up.

W. along Kensington Road (Kensington Terrace) 4 floors & basement

Private roadway. Narrow front Red as map.

S. into Warwick ~~Road~~ Crescent Mews on west side is now closed with gates & is converted into a builders yard.

S & W. to Radnor Terrace (Wallis Cottages on map). Leads to Coal Depôt

Houses on N. side. 2 & 3 floors. Houses badly kept. Some broken windows. Family on each floor. Purple to pink. Pink on map.

E. through entry into Warwick Gardens. At S.W. corner of the passage is the Church House with soup kitchen at back. A number of children were waiting with toilet jugs, cans &c for soup.

Some

Pembroke Gardens - red

Pembroke Studios - red

Edwardes Square - red

Edwardes Cottages - pk

Some were poorly dressed but all were well nourished and showed abundant ~~life~~ vitality. The northern part of Warwick Gardens is semi-detached 3½ st. houses. Wide gardens in front give the road a nice open appearance. Houses well kept. Pavement & road clean. Red to Yellow.

Southern part, terrace houses, 3 & 3½ floors. Still Red but not so good as northern part. Pink barred on map

N along Pembroke Gardens. 3½ st. semi-detached, ~~small~~ bay windows. Small gardens in front with shrubs. Western part is 3½ st & attics. with balconies & pillared porches. Red.

On N side on ground marked nursery on map is

Pembridge Studios. Residential. 2 floors. 12 suites of rooms for single gentlemen only. Six are occupied. Red.

N to Edwardes Square. E & W sides, 3 st. & basement terrace houses. Painted fronts to first floor. All ~~keep~~ keep one or two servants. Tutor. Gardens in centre are well kept - Grass, trees & winding paths. The gardener's lodge was built to represent a Grecian temple with Doric columns. More recently a little brick shed has built adjoining it & the brick chimney is carried up the painted side of the lodge! Red. Not coloured on map.

At S.W. corner of Edwardes Sq are

Edwardes Square Cottages (4). Two storied cemented fronted cottages Pink to Purple. Not coloured on map

Pembroke Cottages North - pkb.

Pembroke Mews - purple

Pembroke Place - db

Pembroke Place West - lb

Further east on the same side of the Square are some Studios. Two storied, red brick. Green painted barrels with shrubs by the doorways. Used for residence. Red. Not marked on map.

S. to Pembroke Cottages North. Four semi detached houses. 2 st. Quiet little places. Gardens in front. Pink barred. Not marked on map

E. by publichouse into

Pembroke Mews. Rooms over stables. Large windows. Cabs and carriages. Livery stables. Clean & well kept. Purple to pink not on map

N. along Earls Court Road. to.

Pembroke Place. 9 houses. 2 storied with cellars below. Costers barrows standing in front. Windows dirty. Children thin & pale. Mangler & basket maker &c. LB to DB. LB on map

West of this and separated from it by a wall is a paved open square with houses on N. S. & W. sides. called Pembroke Place West. 3 floors. Windows poor & dirty. Rough lads lounging about. One of the roughest bits in Kensington said Inspector King but better than it was.

LB. to Purple. Not marked on map

On south side of Pembroke Place entry is a row of 6 2 storied cottages facing the back of the Earls Court Road called Williams Place. Narrow paved entry under archway. Whitewashed fronts. W.C.s in front. Horseshoe nailed over door of No 1.

LB to DB. LB. on map

Earls Court Rd. W. side N of Cromwell pkb^d.

— " — E side :-

N of Abingdon Villas pkb^d.

from A. Villas to Cromwell Rd red

Pembroke Villas pk b^d.

Across Earls Court Road to

Kensington Place. Narrow entry with 2 storied cottages each side. Gardens in front, some well kept. Purple as map

S along Earls Court Road (to Cromwell Rd). Shops on west side to Pembroke Square & on east to Abingdon Villas. 2 & 3 storied. Not so good as Kensington Road on South part of E.C.Rd, Pink barred to Red. Remainder to Cromwell Road is private houses. 3 floors & basement. Gardens in front. West side not so good as east, where dressmakers &c have notices in windows. Some doctors. East side, Red : W side: pink barred to red (Part Orange on map)

W. into Pembroke Square 3 floors & basement. All alike. Houses well kept. Servants. Many lodging houses; bills with apartments. Grass plot in square. Pink barred to Red. Red on map

S. into Pembroke Villas (Cottages on map). 2 & 3 storied. Like Pembroke Cottages North. Pinkbarred. Not marked on map.

Completion of District 28. Remainder of walk is in District 27. Brompton. and is continued on the next page.

District 27

Continuation of walk with

Inspector King on Jan 24th 1899

Pembroke Rd Warwick Rd to Pembroke Gardens } pk bs

Warwick Road

Warwick Road Stables - purple
N of Cromwell Rd W side pk
E side N of Pembroke Rd purple pk

West Rw 27/10

January 24th

District 27

Walk continued from previous page. (District 28)

West along Pembroke Road. East of Pembroke Gardens 2 storied semi-detached houses on the south side. Old fashioned houses with good gardens. N. side 3½ storied, two bay windows, more modern. Red as map.
West of the Gardens is a row of shops on the north side, 3 floors. Small tradesmen; rooms above are let to working class people. The Kensington Vestry Depôt takes the south side. Pink barred. Red on map

W into Warwick Road (Kensington Rd to West Cromwell Road)

On east side, N. of entry to Pembroke Garden are stables with rooms over; cemented fronts. Some comfortable; others poor with broken windows and dirty short curtains. Purple.
Then Warwick Terrace 2½ st, cement fronted. Working class. A few plates "Dressmaker" etc. Pink to purple.
Pink barred in Note Book
Further south, 2 + basement. Dressmaker, plumber, marble mks. Pink. On west side 3 storied shops to Radnor Terrace & a few private house south, then coal offices &c. and then 2 st. houses. working class. North of Radnor Terrace pink barred. S pink. Red on map

Shaftesbury Road - purple

Ashley Cottages - purple.

Fenelon Road - purple

Old Lock House - pk

Bluny Mews - purple

Philbeach Gardens - red

W. into Shaftesbury Road. 2 st. cottages & a few 2 st. flats with 4 tenements reached by outside staircase. Tenements contain 2 to 4 rooms. Narrow asphalted footway, road not made up & dirty. Some broken windows, a few mended with putty. Poor but clean. Purple to pink Pink on map.

S along. Ashley Cottages. Houses on west side only, similar to Shaftesbury Road. On the east side of the narrow road are the gardens. Nearly every occupant has a fowl run & other pets are kept. Houses look clean & well kept, except 3 at the north end, poor & dirty. Purple. Pink on map

E. along ~~Felt~~ Fenelon Road. N. side, shops and a few private houses, same side. On S. side 3 storied private houses Police men, coal wharf men & other working people.

Purple. Pink on map. At west end, reached by a passage on north side, is the Old Lock House, belonging to the Gt Western Rly Coy & occupied by railway employees. Pink. Formerly was occupied by lock keeper, when the canal ran along the present railway route.

S. along Warwick Rd to Bluny Mews. on west side. Six stables with rooms over Carts and carriages. Purple rather than pink of Note Book not marked on map.

W & S. along Philbeach Gardens. 3 & 4 floors with basement.

Warwick Rd { E side S of Cromwell Rd - red
S of Railway - pk bd

Kramer Mews - purple

Bay windows to lower floors; porches & balconies. Gardens at back laid out for joint use of inhabitant. Some are converted into flats. 2 bells at door. Plate under one reads "Please Ring and go upstairs." Adjoining St Cuthbert is a short road leading to St Cuthbert Hall & Vicarage. Red. Yellow on map.

Warwick Road (south of Cromwell Road). Shops on west side between Fenelon Road & Philbeach Gardens. Four floors: good class trade. South to railway 4 floors & basement like Philbeach Gardens. South of railway. 3½ st private houses, bay windows. East side is flats except near Cromwell Road-shops. Red (orange) on map. North out of Richmond Road into

Kramer Mews. Cabs & tradesmen's carts. Swelp. Ducks & fowls pecking over the refuse. Lines across the open mews with clothes drying. Purple to pink. Pink on map

N up Kempsford Gardens 3½ storied, small forecourt. Engineers. Many apartment bills in window. Slop girls cleaning front. One doubtful house. Pink barred as map.

N then S along Eardley Crescent. Similar style of house but rather better than Kempsford Gardens. People are also better. Servants kept. Red as map

The Mansions - red

Wetherby Mansions - yellow

Farnell Mews - purple

~~R~~ along Richmond Road. On north side, second rate shops as far as Warwick Road. Rooms above are let - some to private people, others to dressmaker &c.. E. of Warwick Road. 3 st. private houses to junction opposite Coleherne Road. On south side, shops from Finborough Road to ~~Coleherne~~ Redcliffe Garden. Red as map. On N side are The Mansions, Richmond Road. 5½ st. flats, red brick with balconies, extending from point opposite Coleherne Road to Earls Court Road. Red to Yellow. Not on Map

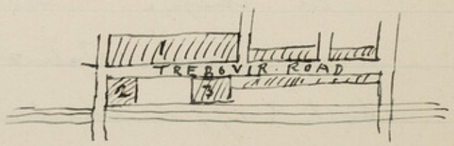
N. up Earls Court Rd to new road leading to Earls Court Square. Flats called Wetherby Mansions. New, red bricked; bay windows, much ornament on fronts, Iron balconies. Yellow to Red. Not on Map. South side of Earls Court Square. Modern 3½ st. villas. Good red brick buildings. The East ~~& west sides~~ are 4½ st. houses with porches. Dr Maguire, a coach, occupies several houses on the east side. North side similar to east but some houses have an additional story. Yellow to Red. Yellow on map. At SE. corner of square is Farnell Mews. Cabs & carts. Bad smell. windows dirty short ragged blinds. General air of neglect. LB. to purple. Pink Square on map may represent it.

Langham Mansions - yellow

Earls Court Road S of Railway W side red

Old Manor Yard - purple

Penywern Road - red



1, 2 & 3 Kensington Mansions

At S.E. corner by Warwick Road is

Langham Mansions. 6 storied flats, bay windows. Terra cotta front. Yellow to Red. Red on map.

Earls Court Road (S of Rly Station) Shops on both sides near Richmond Road, then private houses (3 st + attic & basement) on west side to Station & Doctors, dentists Red rather than orange of map. On east side are the Mansions, 5 st. flats. North of these are other flats of similar character. Brantham & Barkston Gardens.

Yellow to Red. Yellow on map.

North of Barkston Gardens is a row of shops. Red.

On west side near station is the Old Manor Yard. Private livery stables with coachmen living over the stables

Pink. Not marked on map.

W. along Penywern Road 3½ st. & attic. Wide road & large forecourt to houses. South side is well kept but north is neglected & most of the houses look excedingly dingy. The exhibitions have ruined this neighbourhood, says Mr Kerg. Red. Yellow on map.

N & E. to Trebovir Road. At west end are large blocks of flats — Kensington Mansions. 5 floors & basement Red brick, bay windows. 3 blocks as sketch. Yellow.

East end of road, 4 floors & basement. Porches. Good families.

Yellow as map

Nevern Mansions - yellow

Templeton Place - red

Spear Mews - purple

West Cromwell Road - red

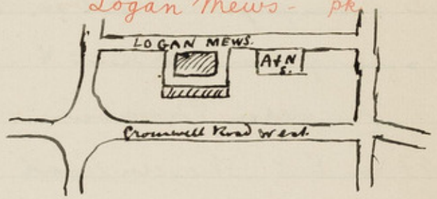
N to Nevern Square 4½ st. Iron balcony to first floor, porches. Many empty. Red to Yellow. Yellow on map. At corner of Warwick Road & S.E. entrance to the Square are —

Nevern Mansions. 4½ st. flats. Red. Not marked on map. N & then E to Nevern Road 4½ st. Red to Yellow. Yellow on map. E along Longridge Road 4½ st. 3 with bay windows. Stone front. Good & certain. Looks better than other road. Yellow. as map. S into Fopstone Road 4 st & basement, 3 with bay windows. Similar to adjacent road but not quite so good as Longridge Road Red to Yellow. Yellow on map

S to Templeton Place. 4 st, bays on ground floor. Red to Yellow Yellow on map. E to

Spear Mews, rooms over stables, wide place. Tradesmens carts. Pink to Purple. Pink on map. N up Earls Court Road (Station to Cromwell Rd). 4 floors, good class shops from station to corner of Longridge Road. Then good class private houses on W. side 3½ st. E side nearly all shops. Red. Partly orange on map. West along Cromwell Road West 3½ st & attic. Some look like lodging houses, others families. All have lamp pendant in porch & some are very dirty. Yellow to red. Yellow on map. Cromwell Crescent is like Cromwell Rd. West, but slightly better. Yellow to red. Yellow on map

Logan Mews - pk



N up Niveln Road. Pink Mews on west side is gone.
E into Logan Mews. 2 sets of stables. Cabs & cart. Purple to pink. Not marked on map. West of the Mews is the Army & Navy Stores Depôt.

The area covered in this walk is a well to do with two small patches of poverty - the Pembroke Place area & the small patch west of Warwick Road. The roads to the south, coloured Yellow on map, have deteriorated considerably and in many cases are below that standard. The change is attributed, & I think rightly, to the numerous exhibitions held at Earls Court. These have brought numbers of undesirable characters to the neighbourhood at night - the good people have gone & the lodging house keepers come in their stead. Inspector King said that at one Exhibition he had to find rank room for 250 cabs. This he did by ranging them along both sides of Niveln Square, the string extending into Warwick Road. The men used to make a good deal of noise but they had become stricter with them as the result of complaints. The tendency here is for flats to replace the older houses and a great part of the southern portion of the area has been rebuilt.

Dist 27 West W 29

Continuation of Report of walk on January 17th continued from page 87, being the portion of the area sketched on page 82 as being in District 27.

East from Gloucester Road into —
Queens Gate Gardens. 5 floors + basement. Good class houses, wide entrances. Yellow as map. E. to
Queen's Gate Place 5 + basement. Like the Gardens. Yellow as map;
S. through archway into Queens' Gate Place Mews. Wide macadamised roadway. Carriages. Pink as map. W. along
Cromwell Road 5 floors + basement. Wide road; bus route to Earls Court. Yellow as map. N. to
Atherstone Mews. Rooms over stables. Several empty: one used as builders' store. Broad + clean. Pink as map
Gloucester Road (Queens Gate to Cromwell Road) 5½ floors known as Atherstone Terrace. Families + good boarding houses.
Yellow as map
Gloucester Road (S. of Cromwell Road). Shops. on west side to Harrington Gardens + on east to Clareville Grove.
Red. West side is Yellow on map + east side, red.
South of these points, detached + s. detached houses. Yellow as map

Gloucester Rd. W side N of Harrington Gardens - red

Stanhope Mews West - purple (part)

Clareville Grove (N & S part) pk b[?]

E. into Stanhope Gardens (part included with Harrington Road on map) 5 floors & basement. E & West sides alike. On west side a break occurs where the railway passes & the houses to the north are converted into flats. Yellow as map

N. up Stanhope Mews East. Clean & well kept. Carriages. Rooms over stables. Pink as map. W & E. along Stanhope Mews West (Atherstone Mews on map). No occupants on west side. Most of the Gloucester Road premises come through to the mews. A few people living over stables on east side north of railway. South is entirely tradesmen's stores, ice warehouse &c. Take off colour except at N. of E. side. Purple to pink. Pink on map

W & S to Stanhope Mews South. Rooms over stables. south side only. Mostly cabs; some tradesmen's carts. Colour carried too far east. Pink as map. S. to Clareville Grove. Portion running E & W, marked pink on map, is small private houses, fronts turned into shops or used as business premises. Row of 2½ story private houses; those at east end in bad repair. Little bootmaker &c. Pink to purple.

S. along portion of Grove marked red on map. 2½ st. houses; some detached & row of terrace houses. 2 small schools, builders & studios at south. Pink to pink barred. Red on map

Gloucester Terrace - red

Gloucester Grove - purple

A sweep's board - "Sweep to the South Kensington Estate"

Old Brompton Road. North side is known as Gloucester Terrace here. Private houses, 3 st + basement near Gloucester Road, succeeded by private houses converted into shops. Shops east of Clareville Grove.

Red. Yellow on map. N side

Gloucester Grove, a mixture of stables + small houses. Two eating houses, large livery stable (Bramley) + stables with rooms over. At corner of Clareville Grove is a beerhouse the Royal Pair - Board outside advertising dinners - Treat 4d vegetables 1d, sweets 1d. Pink to purple. Pink on map.

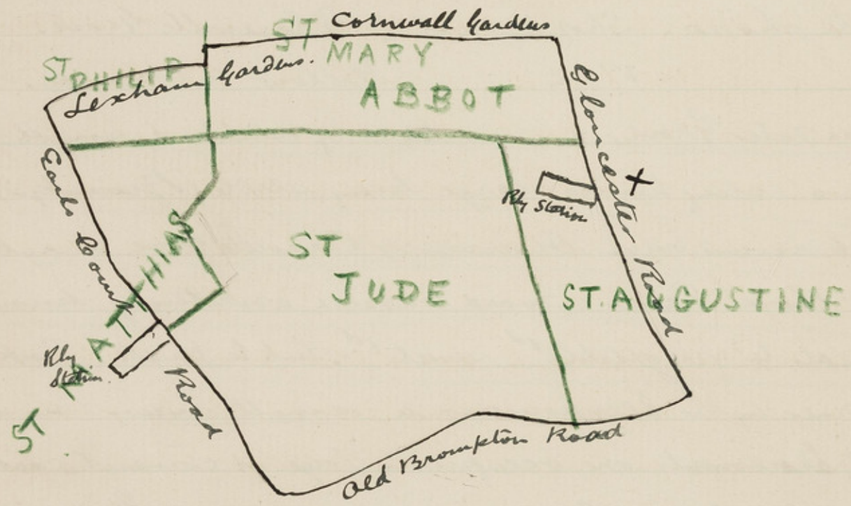
At corner by the beerhouse is a small mews (no name) 3 tenements are occupied. Forge at corner + carts of Belgrave Dairy Coy. standing in asphalted yard.

Pink as map, which has too much colour here.

S + E into Manson Mews. Rooms over stables. Well kept Mews. Several tenements to let. Pink as map.

Elsworth + Knighton, 15 Exhibition Road are the leading house agents + appear to have the greater part of the property to let. North of Stanhope Gardens, the district is Yellow, the mews alone accommodating working people. Here as in other parts of Kensington, a large number of stables are to let, apparently indicating a decline in carriage keeping residents.

District Covered



pk ←

purple ←

Dist 27 / 11 G.R.A.

January 20th 1899.

Walk with Inspector King round district bounded on the north by Lexham & Cornwall Gardens, east by Gloucester Road, south by Old Brompton Road and west by Earls Court Road, including the parish of St Jude and parts of the parishes of St Mary Abbot, St Philip, St Mathias and St Augustine.

Starting from Gloucester Road Station, N & W. into Lenthall Mews. Rooms over stables on north side and a few shops on south near station. Clean, granite paved yard. Pink. Not coloured on map. N & W into Southwell Gardens. 5 floors & basement. Bay windows to ground floor, balcony above. Good class people.

Yellow as map. N. into Grenville Place 4½ floors & attic; polished granite pillars at door; ornamental iron railings. Large windows. Yellow as map. E. into South Cornwall Mews. Rooms over stables. Several empty. Continued on west side of Grenville Place but on north side only. Only 3 occupied. One coachman. Neglected appearance.

Purple to pink. Pink on map.

Cromwell Rd between Ashburn Place & railway } red

Marlows Road Between Stratford Rd & Lexham Gardens } red

S & W into Emperor's Gate. 5 floors & basement. Bay windows to ground floor. Some men servants. 5 to let. Rent £150 or offer. Yellow as map. At west end is Osten Mews. Rooms over stables. Some cabs. Pink to Purple. Pink on map

~~to~~ E along McLeod's Mews. Narrow roadway at the back of the south side of Emperor's Gate. Appear to belong to the houses. Several are unoccupied. Pink as map. S to Cromwell Road. (W. of Gloucester Road). 5 floors, attic & basement. On north side between the two railway crossings are several hotels, and a few shops. Several empty houses on opposite side of the road. Nearer Earls Court Road the houses are better again. Some new red brick flats on north side – Moscow Mansions &c. Yellow as map, except ~~segme~~ section backing on railway, which is Red.

N & E. along Lexham Gardens. 4½ floors. Bay windows to 3 floors. No lodging houses – families says Mr K. Yellow as map. Portion of Marlows Road crossing Lexham Gardens is also Yellow as map. to E along Pennant Mews. 22 stables with rooms over. Clean. Carriages. Some to let. Pink as map. ~~E~~ along Cromwell Road to Ashburn Place. On east side, heavy looking 5 storied mansions looking on gardens at back, like

Powis

Ashburn Mews - pk

Courtfield Road - yellow

Powis Square - 2 empty. ~~West~~ East side modern red brick houses. Yellow as map. S.E. along

Ashburn Mews. Two rows of stables with rooms over. Back on Gloucester Road Station. Carriages. All comfortable. Pink. Not marked on map. W. along

Courtfield Road. At south corner of Gloucester Road is Bailey's Hotel, a large red brick fully licenced house. Red & white brick mansions. 4 st. basement & attic. Yellow.

Note - red patch on north side should be yellow as the rest of the road. E along

Harrington Gardens. 5 floors, attic & basement. Terra cotta ornamented fronts. Gardens between Harrington & Wetherby Gardens laid out as park & well kept. Houses not continuous on north side but garden in a break of the houses.

Yellow as map but colour wrong on N.

Next into Grenville Mews. 4 tenements (3 occupied) over stables - west side only. Remainder of mews taken by Bailey's Hotel, which has a back entrance here. Pink or LB. Pink on map.

On opposite side of road is a Jobmaster's yard (Offord & Co). Rooms over stables. Pink as map. S to

Hereford Square. 4 st & basement. Stucco & painted fronts. Rather narrow frontages. Central garden well kept;

kept; gravel walks, grass plot & shrubs. Red to Yellow
Yellow on map. W. to
Wetherby ~~Gardens~~. Place (Gardens on map) 4 st, three with
bay windows. Well kept & clean houses. Yellow to Red. Yellow on map.
On south side between Hereford Square & Rosary Gardens are
some Studios. Saw no signs of residence. S along
Rosary Gardens. 4½ & 4 & basement. Red & white brick
modern houses. Yellow as map. W. into
Dove Mews. Rooms over stables reached by a long
balcony. Clean. Carriages. P ink as map. E to
Brechin Place 4 & basement, like Rosary Gardens. Some
have an additional attic. Lodging houses & private families.
Yellow as map W. along
Old Brompton Road. At corner of Gloucester Road is
Cranley Mansions. flats. 6 floors & basement. Red to Yellow
then the backs of the houses in Brechin Place. On west
side of Rosary Gardens is Roland Mansions. 5 floors,
shops with flats over. Red. Then good shops (4 floors)
to corner of Gledhow Gardens. Red. Red on map.
N up Bina Gardens. 4½ st. some have attic as well. Red
& white brick modern houses. Men servants. Yellow as map
W along Wetherby Gardens. 4 floors, basement & attic. Yellow as map

Bolton Gardens West — red

Gledhow Gardens. 5 floors & basement. New red brick houses, face the gardens. Also a row facing Old Brompton Road & backing on the garden. Red to Yellow. Yellow on map. W. to

Bolton Gardens. Large ~~semi~~ detached houses & a row of terrace houses. ~~5~~ 4 floors & basement. Yellow as map

Then facing Old Brompton Road is Bolton Gardens West. Some semi detached & terrace houses. Two private hotels take several houses. These have been converted into flats

Red rather than Yellow of map

Wetherby Terrace a row of 4 story shops. Goes round to corner of Bramham Gardens. Red as map.

E. into Wetherby Mews. 2 sets of stables on the north side. Carriage & tradesmens' carts. Clean. Pink as map.

E. along Wetherby Road. On S. side houses are numbered as Bolton Gardens and on N as Bramham Gardens. The latter are 4½ story & attic. Modern red & white brick houses with balconies & bay windows. Back on to the Gardens. The ~~four~~ three rows of houses facing the garden are known as Bramham Gardens. Some are flats but all are modern & fitted in the most luxurious style. Yellow as map but bands of colour should be wider.

Courtfield Mews - pk

N. to Collingham Gardens Modern red brick houses. 5 floors and basement. Something like Bramham Gardens. Yellow as map

N. to Colbeck Mews. Rooms over stables. North side only except a few with 2 sets of rooms over near Collingham Road. Pink as map.

N. along Courtfield Gardens 5

Courtfield Mews on south side. Nearly all empty Rooms over stables with balcony round Carriages. Pink. Not on map

On opposite side is Ashwood Mews. Good class buildings. Carriages Coachmen. Pink as map N. up

Ashwood Road. Faces the gardens at back of Ashburn Place. 5 floors & basement. Old style houses with porches & balconies over. Yellow as map. W. along Cromwell Road & down Courtfield Gardens. E. into

Gaspar Mews 3 stables on south side. None on north Pink as map. On opposite side of Courtfield Gardens is another part of the mews. 5 empty out of 13. Carriages. Pink as map. S and W. to

Courtfield Gardens 5 floors & basement. Rather larger than surrounding houses. All houses either face or back on the gardens in the centre Yellow as map

Collingham Road. 5 floors & basement. Yellow as map

Barkston Gardens - flats at W. end - yellow

Earl's Court Gardens - pk b.

Morton Mews - purple

W along Collingham Place 4 floors & basement. 23 ft. frontage. Manservants. Yellow as map. S to

S to Hesper Mews (Bramham Mews on map). Good class. Carriage Pink as map

N to Laverton Mews. Carriages and Jobmasters stables. Purple to pink. Pink on map.

N & W to Barkston Gardens. Modern red brick houses. 5 floors & basement. On south side there are some flats. Barkston Mansions etc Yellow. Not sufficient colour on map.

N to up Earls Court Road to

Earls Court Gardens S. side. 3½ floors. Short gardens in front, a few shops near the main road. On N. side 2½ st. Back on railway. Several used for trade purposes. Corsetmakers, dressmakers, solicitor, builder. Pink barred rather than Red of map.

At E. end is Morton Mews. Private cabs & carriages. Several empty. Pink to Purple. Not marked on map.

N. to Knaresborough Place 5 floors & basement. Yellow as map.

W along Hogarth Road 4½ floors & attics. Several turned into flats, Boarding school, cooking school, crammer etc Shops near Earls Court Station. Red as map

Redfield Lane - purple

Redfield Mews - lb

Childs Street - purple

Childs Passage - purple

On N side is Hogarth Place. Nos 1 to 8 shops. Remainder are small cottages. 2 floors & basement. About 16 ft. footway. Narrow asphalted footway. Small people carrying on some trade. One or two have been converted into shops. Pink as map. Leads into Kenway Road on S.W. side, shops with 2 floors over. Opposite side of street is Providence Terrace 3 floors with gardens in front. Working people. Pink. On south Pink barred.

W. along Redfield Lane On south side 2½ storied houses. small fore courts, working people. Pink to purple. On north side stables with 2 floors over Pink to purple. Redfield Mews (north side of Lane opposite Walgrave K.) 4 tenement. LB. to Purple. to

West end of Redfield Lane is stables with rooms over. Livery carriages &c. Not very clean. Pink.

S. along Earls Court Road. to

Childs Street 3 shops on S. side. Remainder of street both sides, small 2 storied houses with gardens in front. Working people, jobbing builder etc. Some of the windows look poor. Small white curtains. Narrow roadway. Purple to pink. Pink on map

On south side is Child's Passage, a narrow roadway. Two stables and a house on E. side. 3 houses (2 floors) & workshop on west. Purple. Not marked on map.

Cottages at end of Childs Place - lb

Walgrave Road - purple

Yard at E. side - pk

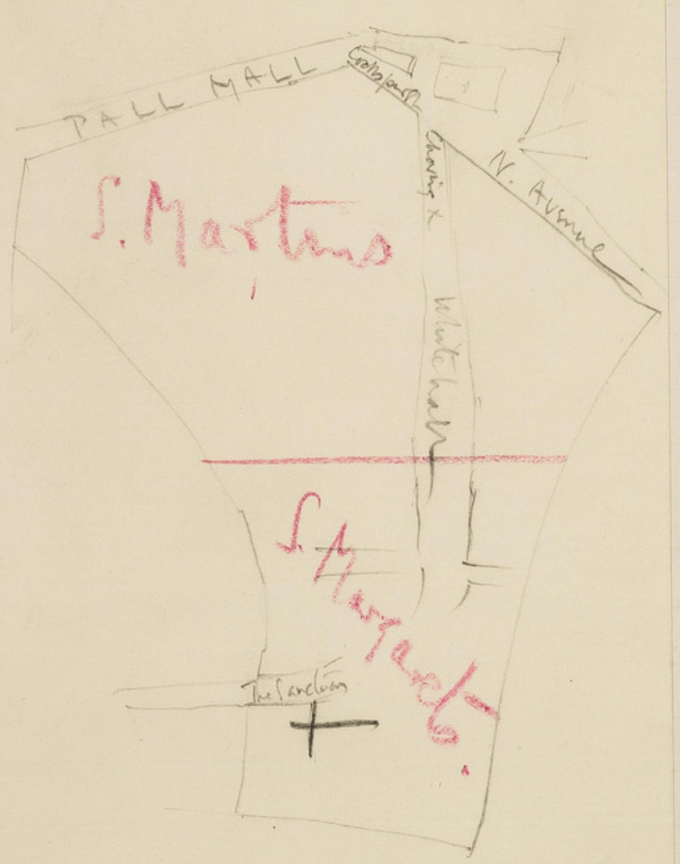
S. to Childs' Place 3st. houses on both sides. Bad brickwork. Foot path narrow and roadway dirty. Women gossipping and many children playing in street. Purple as map. At the ~~bottom~~ end of the street are a few cottages (2st) facing west - with flagged court yard in front. L. B. not on map.

S to North Row. Near Earls Court Road 3rd storied shop with tenements over. Four bells to doors. Shops do a good trade. Further east are 2 st. cottage, flush with pavement Some are turned into shops; others use parlour windows for business purposes. Pink as map N. up

Walgrave Road 2½ st. fifteen feet frontages. Houses in bad repair. roadway dirty. Purple. Pink on map.

On the east side 2 cottages situate in a yard behind the street are occupied. Houses are small & very badly kept but people do not look poor. Pink. Not marked on map.

Districts 2 & 25.



Westminster 24

Notes of a walk with Inspector Stratton, of the "A" Division, in the area bounded by The River, Great College St., Dean's Yard, Prince's St., S. James' Park, Pall Mall, ~~xxxxxx xxxxxxxx~~ and Northumberland Avenue, forming parts of the Pall Mall East parishes of S. Martin's in the Fields + S. Margaret's.

(E.A.) Feb. 7.99

The above area covers the whole of this Police Sub-division, and it is almost unique in character. Very few spots are coloured on the map, and, although a few have been omitted that might have been coloured, the district is mainly non-residential. Much of the property is given up to caretakers at night, and in this respect there is a resemblance to the City. But the differences are greater than the resemblances. As a residential n'hood it is sufficiently differentiated by the inclusion of the Royal Palaces, Carlton House Terrace, and the Duke of Buccleuch's houses. The great difference is found ~~however~~ in the extraordinary collection of public buildings that have to be protected: the Sub-division has the charge of the centre of government of the Empire -- not only of the great Offices, but of the Houses of Parliament themselves, and the burial place of the great Dead is also in their keeping. It is little wonder, therefore, that Stratton emphasised the exceptional features of

the work that they had to do: "we have a different class of work to any other; we have no ordinary police work; we have no roughs and hardly a poor person living in the sub-division; and we never have no rows here." My guide was an enthusiastic officer, proud of the Force, & genuinely interested in the area in his charge, In a year or two he will be entitled to a pension, having served his 24 years. He is still a comparatively young man, about 50 perhaps, and I was tempted to ask what this man, who has been stationed for the last 8 or 9 years at the hub of the Empire and is above the average in intelligence of the force, just as he is below it in build, would do when he secured his independence and his competency of some £2 per week, and I found that his desire was to get into the country; to have a small house and a garden; to keep poultry and so forth, and "perhaps even a donkey"!

We started from King St. which is awaiting speedy demolition, together with the whole of the buildings on the area lying between it and the Park, with the probable exception of the houses on the W. side of Delahay St and the beautiful building belonging to the Institute of Civil Engineers in Great George St. King St. itself will cease to exist, as also wil

Mr Labouchere's House : yellow

Great College St has in enclosure – yellow

also will Boar's Head Yard and Gardener's Lane. Charles St. on the other hand, which will divide the new from the existing blocks of Government Offices, will be widened, and made into a fine roadway. On the site for the future buildings, the demolitions W. of King St. are only just beginning, and a few houses, like the police station, are still occupied. E. of King St. everything is down. The King St. Station will be removed to one of the buildings in Great Scotland Yard. In Old Palace Yard Mr. Labouchere appears to be the only private resident, and in

Abingdon St: further S. there are none. All the rooms are used as offices, mainly by solicitors and parliamentary agencies of various kinds. Turning W. down Gt. College St. College Mews is on the right: a cul de sac; E. side are stables, but mostly backs from Abingdon St; only two or three people living here; no colour. The S. side of Great College St is in the Rochester Row Sub-division; on the N. there is little but property connected with the School. Two houses in the space W. of the Mews belong to Lord Portsmouth and to Canon Furse, and might be coloured yellow. The rest red, as marked. N. by a narrow passage into Dean's Yard: on the S. side is the Church House, and the side is a mixture, in about equal quantities of offices of

various kinds and of private houses. The W. side is made up in very much the same way, and it is misleading therefore to colour these two sidds with unbroken yellow. ? yellow to yellow-barred. There are two new houses in the S.W. corner. The E. side and the N.E. corner are taken up with the houses of the Abbey clergy, but that part of the N. side which is filled by the buildings of The Sanctuary should be uncoloured. The house to the E. of this block is that of the Clerk to the Chapter. By the Cloisters to

Little Dean's Yard: Ashburnham House here, with its W. end wall made up of ~~ex~~ stonework of the old Abbey. All the Yard used by the School or by those connected with it. By Broad Sanctuary, with the Westminster Hospital and the new Westminster Guildhall on the N. side, N. up

Little George St: National Soc. Repository and the new buildings of the Surveyors' Institute on the W. side, the latter occupying the corner of Great George St. On the E. side, offices; the public-house the only occupied building.

Great George St: very much like Abingdon St. All offices; many engineers here, and architects. S.W. down

Princes St: left side only in this Sub-division; offices only; H.M. Stationery Office; the Grenadier Guards' Stores etc. No colour.

Downing Street - yellow

Princes Mews mainly consists of the backs of premises surrounding it; only two coachmen living here. No colour. N.to Delahay St- E. side coming down, and possibly W. side too. All the latter, except two houses, used as offices; the Chapel marked on the map down, and site vacant. Gardener's Lane and Delahay Mews await demolition. Across Charles St. and the court of the India Office block, to

Downing St: in which the houses of the Chancellor of the Exchequer and the First Lord might be coloured yellow. By Treasury Passage to the Horse Guards Parade, looking on to which perhaps the only house is the official residence of the Sec. to the Admiralty. The new buildings, still unfinished, of this Department, are conspicuous in the N.E. corner. By S. James' Palace, to

Stable Yard: mainly offices of the Lord Chamberlain and others of the Household, and rather misleadingly coloured red. Stafford House looked as gloomy as usual, and Stratton remarked that he had never known it have much life, except for an occasional ball or "cadge for charity"!

~~XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX~~

~~xxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxx~~ but

~~the~~

Carlton Gardens and Carlton House Terrace remain the same,y. Pall Mall East is the boundary of the Sub-Division, and nei-

Carlton Mews - pk

ther here, nor in Cockspur St., is any colouring required. In Pall Mall the shops etc. begin E. of the United Service Club, and here, as in Cockspur St. the upper floors are used almost exclusively as offices. Running S.W. is

Warwick St. On the S. side are three or four houses that are coming down, and a public house and one house, let as lodgings, are the only ones occupied. The house was desribed as being occupied by "influential" people, and complaints to the police are not infrequently made of nuisance arising from the cabbies and others who use the public house adjoining. The word "influential" was unexpected in connexion with this not very distinguished spot, and on asking for a meaning Stratton gave the explanation that they were "people we have to study -- they were not poor people". It transpired that a good many of the lodgers were commercial travellers and the incidental remark of my inspector perhaps threw an interesting side-light on the social attitude of the police. On the N. side of Warwick St. one or two of the houses are also let for lodgings, but most of them are the backs of the Cockspur St. premises. S.W. are the

Carlton Mews: pink.

Warwick Mews leading out of Cockspur St. are almost entirely unoccupied, and need not be coloured. The entrance to

Lady Harrington's house - yellow

Gt Scotland Yard: part of N. side - pk.

the public gallery of the County Council Chamber is here.

Spring Gardens, with the exception of one house in which lodgers are taken, is entirely given up to office use, the L.C.C. and the Admiralty taking up the greater part. The Chapel at the S.E. corner is unused. S.W. from that point the new buildings of the Admiralty are seen, still in the builders' hands. To the S.E. is

Buckingham Court, a short row of 3 storeyed houses, entirely used as offices, and coming down it is believed. A narrow passage leads E. into

Charing Cross, the general character of which is like that of Cockspur St. On the E. side is

Craig Court, with nothing but offices, the Army Pay Office and one large house, Lady Harrington's, on the E. side. This should be coloured yellow. Down Northumberland Avenue, mainly well-known hotels on the S, side, to

Great Scotland Yard, in which, apart from the Fire Brigade Station (pink), the public house (red), and some stables including Mr. Goschen's, lying to the N.W. of it (pink), there are hardly any occupants. Many of the premises are the backs of properties entered from the adjacent streets.

Whitehall Place is coming down on S. side, and the N. is en-

Whitehall Court (part) - yellow

tirely non-residential -- offices etc.

Whitehall Court, a palatial reminder of Jabez Balfour's s schemes, should be coloured yellow, omitting the N. end taken up by the Nat. Liberal Club.

Middle Scotland Yard is down, or coming down, and will form part of the site of the future War Office.. Across the Horse Guards' Avenue, called Whitehall Yard on the map, to Whitehall Gardens, with the old Banqueting Hall etc. on the W. and the Board of Trade on the N.E. S.E. is a row of houses, with the National Club at the S. end. Apart from this rightly coloured yellow. The Duke of Buccleuch's house and Richmond Terrace betray no change; yellow, as map, and Richmond Mews, remain pink.(uncoloured on map).

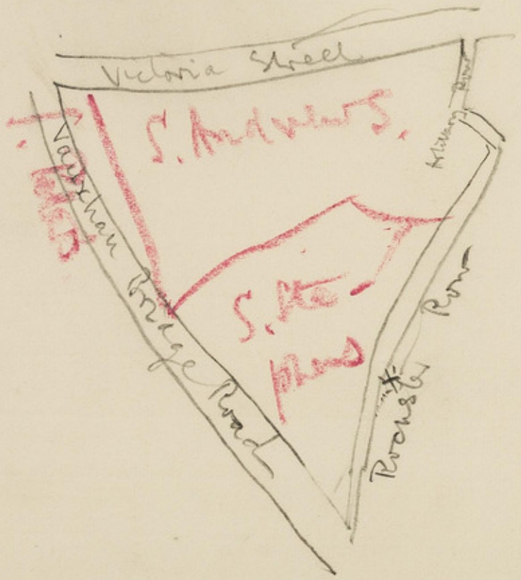
Derby St. has only its public house occupied, the rooms over the other house on the N. side being used as offices. Beyond on the same side, is New Scotland Yard, and on the S. side are the side of the Civil Service Commission and the windows of the Whitehall Club. In

Cannon Row on the S. are the front of the Civil Service Commission and the back of S. Stephen's House, the temporary home of some departments of the L.G.B.with its frontage opening on to the Embankment. ~~xxxxxxxx~~ For the rest the Row is taken up by offices, a restaurant and a public-house.

The dinginess of Cannon Row leads out into the magnificence of Bridge St, with the S. Stephen's Club at the S.E. corner, shops further W. on the ground level, and offices of various kinds above, the upper floors of S. Stephen's Chambers being used in this way. It remains therefore uncoloured, as also does

Parliament St. which, with fewer shops, is very much of the same character. The whole of the W. side is down at this moment, in part preparation for the erection of new Government buildings on the site, of which King St. will form almost the central line. Parliament St. has just been widened to form an unbroken line with Whitehall and one of the big London "improvements" is at the moment in the making.

District 25



* Starting point.

Guards Bldgs
pk

Westminster 24

Notes of a walk with Sub-Divisional Inspector Cousins of the Rochester Row (A) Sub-division, in the area bounded by Victoria St., Vauxhall Bridge Road, and Rochester Row (see plan) forming part of the parishes of S. Andrew's S. Stephen's, & S. Peter's.

(E.A.) Feb.9

Starting from the police station in Rochester Row, we went S. turning N.W. up

Willow St. 2 storeyed houses; "mixed labomring class"; poor; "all houses with more than one family"; a few poor shops, but these the exception; half the line on the E. side N. of Buckingham Cottages cleared, and the rest of this side as far as the Cottages coming down; the Ecclesiatical Commissioners the owners; future use of site unknown. Purple, as map. On the W. side is

Willow Place, a short cul-de-sac, with 2 st. houses on one side and 3 st. on the other; dirty women and children about; some of the doors open; people said to be "very low", but nothing criminal advanced against the place, which is a survival in this immediate n'hood of ~~xxxx~~ similar courts that have been cleared away. Dark blue, as map. S.W. down

Frabcis St: Guards' Buildings (married quarters) on the left uncoloured; A good many Non-Commissioned Officers in them. ?~~blk.~~, purple, or pink. into Vauxhall Bridge Rd. Near the corner a passage leads, on the left, to

Gloucester Terrace: 2 storey houses, small spaces in front,

S. Andrew's Terrace - purple

but rarely gardens; respectable occupants; ~~xxxxixx~~ never remembers a charge from here; houses on W. side only; purple as map. Close by, a little further E. is

S. Andrew's Terrace, very much of the same description; improved; some police living there. Light blue to purple.

Vauxhall Bridge Road, S. of Francis St. to Rochester Row, 3 storey houses; some shops; no change; pink-barred, as map.

Rochester Row, 2, 3, and 4 storey houses; mostly shops; small tradesmen living over for the most part; thinks no servants would be found here; improved, and improving, but still pink, or, possibly, to pink-barred on W side.
as map. The corner, N of the Police Station vacant to Allen St.; the Station going to be re-built on this site. On the W. side, N. of the Alms Houses, is the Dispensary, and N. of this to a comparatively new building, Pepys House, a kind of Institute belonging to S. Stephen's, the houses are comin down to make room for one of the many local extensions of the Army and Navy Stores. Lower down and W. are

Buckingham Cottages; Chambers on S. side, 4 storeys, the rest of the cottages 2 storeyed; improved; quieter; not better off; purple, as map. Some soldiers living in the Chambers. By Willow St. to

Francis St: (N.E.) All cleared N.W. of Buckingham Cottages, and ground quite open therefore as far as Coburg Buildings.

purple, pink, and light blue colouring goes out.

Coburg Buildings; Improved Industrial Dwellin s Co; 108 lettings, of from 2 to 4 rooms, always with scullery; rents from 6/3 to about 10/6; built in 1876; pink, as map.

Windsor Place has the above buildings on the S. and a clearance on the N. S.E. into

Coburg Row: no colour on W. side: S. of Coburg Buildings Schools and Refuge ~~&c of~~ ~~[redacted]~~; clearance between Windsor Place and Green Coat Row; ~~and~~ Army and Navy depot N. of Green Coat Row. On the E. side: Hospital; 2 storey houses; a few shops--poor; respectable; no change, to Green Coat Row; then houses still standing, but coming down for the Army and Navy extension. Up to this point, purple, as map, on this side. Cousins said that the free Refuge had never given any trouble, although some of the very poorest were attracted by it. E. out of Coburg Row, are

Alfred Cottages: only two of them; decent; light blue, if coloured; not shown on map.

S. Anne's Place had disappeared.

S. of the Alms Houses in Rochester Row, and running due N.W. through the cleared lines of purple, is the new

Emery Hill St: its continuation runs into Ashley Gardens; at present no buildings on either side, except S. of Coburg

Green Coat Row - purple

Artillery Row: new mansions - red

Row, but here only offices on one side and the sides of the Alms Houses on the other. No colour.

(Note: It is not improbable that the improvements and clearances in this n'hood are preparing the way for an extension S.E. of the kind of residential property that has been put up N. of Francis St -- Ashley Gardens etc.)

At the N.E. of Coburg Row is

Old Rochester Row: a clearance on the S. side, and half the light blue, (W. half) on the N. The pink bit is Artilery Bdgs. "good"; rents run up to 13/- or 14/-; pink, as map. Down Coburg Row to

Green Coat Row: at S.E. corner Green Coat Bdgs; 4 storeys; much like Coburg Buildings; very respectable; from l.b. to purple. On same side, further W. is a row of 7 2 storey house with basements, called Francis Place; from l.b. to purple. On the other side of the Row, nothing but Army and Navy; all colour goes. N. up

Francis St: Post Office buildings on the W. nothing but Army and Navy on the E. The little triangular enclosure on map, pink, for Fire Brigade. No other colour here. The E. continuation of Phillip St. (properly Howick Place) ~~xxandxx~~ N. ~~xx~~. Army and Navy Stores on both sides.

Artillery Row, on W. side, between Howick Place and Coburg ~~Rxxxxxxxx~~ Row; 4 st. houses; pub. etc.; "no working-class";

Ashley Gardens - yellow
Ambrosden Avenue - y & pk.

The Stores beginning to absorb room here; pink to pink-barred. On the E. side, below the flats at N. end, a new block has been built; yellow; South of these small 2 storey houses; pink, as map. On the W. side is

Spencer Place; a cul de sac; mainly taken up by the Army and Navy Stores, even some of the rooms in Spencer Buildings, the block at the S.E. corner, being used by them. These still mainly, however, in ordinary occupancy; "very respectable"; like Coburg Buildings; pink, as map.

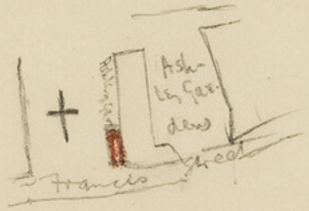
Ashley Gardens occupy the space E. of Ambrosden Avenue, except the part taken up by the new Post Office; large flats; rents from about £300 a year downwards; mainly well occupied, but later in the walk Cousins drew an unfavourable comparison between the flats and the not very respectable N. end of Vauxhall Bridge Road, as regards the number of kept women living there. A certain proportion of these appear to get in to almost every block. The Gardens are continued on the W. side of Ambrosden Avenue, for about 2/3ds of the way down, the remaining third being taken up by the Police quarters for the unmarried men; 167 of them here. This police block pink; the Gardens yellow. Between the Avenue and Morpeth Terrace, the vast new Roman Catholic Cathedral is being built.

Carlisle Place - all yellow

(6)

Morpeth Terrace, yellow, as map, has been continued S. to Francis Street.

Carlisle Place, "Street" on map, remains yellow; the pink space at the S. end is Cardinal Vaughan's house, and should perhaps be red; the uncoloured space at the N. is now taken up by Evelyn Mansions, with their backs running through to Vauxhall Bridge Road; these yellow.



Ashley Place; no change; yellow, as map.

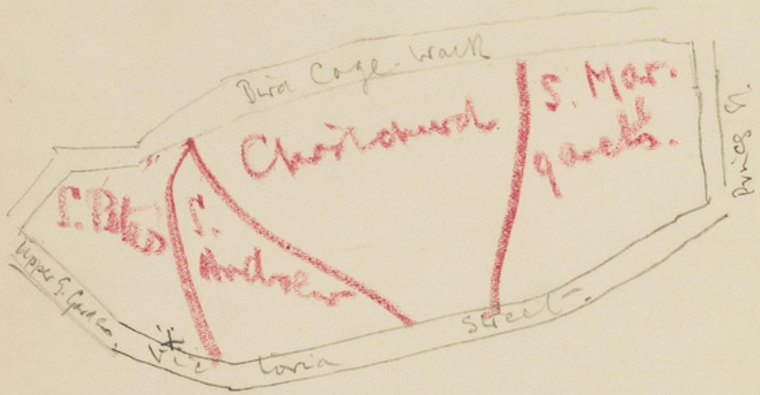
Vauxhall Bridge Road (N. of Francis St.) 4 st. houses; nearly all let in "apartments"; on the W. side of the Road (out of this sub-division) numerous private hotels, most of them with the same kind of reputation as those in the Euston Road. The whole street at this part has gone down a good deal since Cousns came, and now has a bad reputation; many of the houses, both those with apartments and those that call themselves hotels, are houses of accommodation; the women who use them mostly live away, many of them in Pimlico, but a certain number of "flash women" are living in the Road. It

Evelyn Gardens - yellow

was here that I asked whether many kept women were living here, getting an answer in the negative and the reference to Ashley Gardens, in which Cousins went so far as to say that he thought more kept than married women were to be found there. This is probably a great exaggeration, but Cousins has been called in to deal with several cases of of one kind or another in queer ménages that he has found there and clearly had evidence that second establishments are not uncommon in Ashley Gardens. He said that Evelyn Gardens was free from this sort of thing. Vauxhall Bridge Road, pink-barred, as map, the N.W. corner uncoloured space becoming yellow, for Evelyn Gardens.

Victoria St. to Artillery Row, has now hardly any block of Mansions in which either offices or shops frontages are not creeping in. The latter change is very common, it being the natural transition in such an important thoroughfare as Victoria St. Yellow to yellow-barred, like Mount St. etc.

Westminster 25.



X. Starting point.

Westminster 24

Notes of a walk with Divisional Inspector Cousins, in the area bounded by Victoria St. on the South, Buckingham Palace Gardens and S. James Park on the North, with Upper Grosvenor Gardens and Princes St. as the Western and Eastern limits, forming part of the parishes of S. Peter's, S. Andrew's, Christ-church, + S. Margaret's. (E.A.) Feb.10.99

We started at the Police Station, walking up Vauxhall Bridge Road to

Alington St on the N. side of Victoria St: 3 st. houses; shops and lodging houses; working-class; very respectable; a Music-hall with an entrance from this street is said to have no deteriorating effect; "very different class of thing now, and different class of people; used to be very rough, but changed". Pink, as map.

Victoria St. opposite the Met. Station; good shops; no change; red, as map. To the N. is

Brewer St. 3 st. houses; shops at S.W. end, but mainly houses let as lodgings; many of the servant class come here. Pink, as map. N. up

Brewer's Place: cul de sac; 2 room cottages (Rent 6/6); clean + quiet-looking. The one detached 4 room house. Are light-blue, as map.

Warwick Row (Buckingham Place on map); all occupied by Gorringe; on the E. side, work-rooms and assistants living over. Pink on this side, as map. Still North to

Princes Row, mainly 3½ st. houses; a dull corner; blind at E. end; all lodging letting houses here; shops at N.W. end.

Wallace's Yard - purple

Victoria Square (exc on E side) - yellow

all pink, as map. The Chapel shown on map, now the S. Peter's Working mens'club. North into

Wallace's Yard, stables; cabbies and jobbers on West side. Pink to purple here. On the E. side the Casual Ward of S. George's, called the "Workhouse" on map.

Buckingham Palace Road; no change; good shops; red, as map. The public house at the E. end of Lower Grosvenor Place belongs to a man whom we happened to meet and to whom Cousins spoke. He was a well-dressed man of perhaps 40; a bachelor; started with this single house and now has nine; keeps his carriage in London; hunters in the country, and lives "in S. James".

Victoria Square; 3 and 4 st. houses with basements; all occupiers said to be "independent except a doctor", but on E. side there are two or three houses that take lodgers. But the Square has always had a good class of occupants. The Earl of Mount Eggecumbe is at No. 5. Query red to yellow except on East side. South is

Eaton Lane, "one of the slum parts of this n'hood"; used to be very rough; a few small shops; narrow, dull; light blue as map. On the North side are four courts:--

Rogers Court; stables etc. l.b., as map;

Eaton Court; 3 st. houses; mainly let by floors; palinge

Lower Grosvenor Gardens - yellow

Lower Grosvenor Place Royal Stables - red
Ranelagh House - yellow

Ebury St. N end Ranelagh House - y.

Palace St. to Castle Lane - pk b.

small enclosures in front of the houses; less people living here than there used to be, and improved; saw an old lady who had been there for 54 years; l.b. to purple. There are two other very small courts, un-named, no change; l.b. as map

Lower Grosvenor Gardens (N. side); mansions; shop frontages red to yellow barred. 5 storeyed.

Upper Grosvenor Gardens: large private houses; no change; yellow, as map. North-east along

Lower Grosvenor Place: Spanish Embassy at N.W. corner; then flats, with shop frontages; here yellow to yellow-barred. The red part, shops, remains. On the N. side are two houses occupied by officials connected with the Royal Stables; query mark red.

Ebury St. North end; Ranelagh House (flats) at N.E. corner; shop frontages; red to yellow-barred. The rest of this side 4 st. houses; shops etc. lodgings; red as map. On W. side

Grosvenor Gardens Mews: pink, as map.

Albert St. leading out N. from Victoria Sq. 4 st. houses; lodgings etc. no change; red, as map.

Palace St. 3 to 5 st. houses; a few shops near W. end; mainly houses with lodgings; one good new house on S. side; on N. side, at corner of Stafford Place, a new block of flats, 6 storeyed. Query make the whole st. pink-barred to Castle Lane

Stafford Place Flats pk b² & yellow
Mews - pk

James St - yellow & red

leaving the rest pink. The Flats run from Stafford Place half-way to Catherine St. At N.W. corner is

Palace Place: blind; 3 and 4 st. houses on West side; quiet; working-class; pink, as map. N.E. is

Stafford Place: Large flats being built on W. side on site of Post Office; 5 and 6 storeys; running through to B. Palace Road. Pink to yellow here. E. side; 3 st. houses; with attics and basements; lodgings and private houses; pink to pink-barred to opposite yellow shown on map; then Stafford Mews, pink, as map, with mews again at ~~xxx~~ end of the Place.

Buckingham Gate; yellow, as map, with additional colour for the flats running through from Stafford Place. The uncoloure N. corner is the Duchy of Lancaster Offices.

James St: colouring all wrong here; houses improved, but as far as the end of the open space in the Parade Ground, they have always been privately occupied. Some are large; all are good. Pink-barred to yellow. Where the buildings begin on the N. side, the new Buckingham Gate Mansions begin on the South side; occupied by well-to-do people, but not always by a very respectable class; "would not vouch for them" pink-barred to red. South down

Castle Lane NW red

Wilfrid St: some shops; mostly 3 storey lodging houses; better class of working men, most of whom are said "to go West to their work"; two poor hovels on the spot marked light-blue, probably coming down before long. Colour pink and light blue as map. N.W. up

Catherine St: very much like Wilfrid St; some new stables on N. side; 5 old houses tucked away in the N.E. corner; 2 storeyed; garden spaces; one gloomy looking house, but the rest, like the street, remain pink, as map. Well-clad and well fed children playing about. A similar street is Buckingham St: pink, as map.

Castle Lane and Palace St. N. side from Castle Lane to the Schools occupied by Watney's employees for the most part; 3½st. buildings; pink, as map; very comfortable in appearance. In Castle Lane is an old public house S.E. of Watney's buildings and close to this is an entrance to S. James' Court, an immense new block of Mansions that is being put up with its main frontage in James St. The N. side of Castle Lane above the School is taken up by the side of the James St. Mansions, a new and gloomy block entered from James St. Many of the occupants appear to be of a dubious character not only kept women but some prostitutes living here and that they are "well-dressed" is all that you can say

for them. This end of Castle Lane from pink to pink-barred, & James St. from Wilfrid St. to the uncoloured space E. of Westminster Chapel, pink-barred, as map. Then it should probably be yellow as far as at present uncoloured for the new Mansions - S. James Court - which will fill in the empty space. They are enormous, and Cousins said that they would be "of the best". S. of the railway the pink bit has been rebuilt, Hills etc. from pink to red, including the end S. of the Mews. On the N. side the Work-house has for a long time been used by the Guards, as one of their married quarters; colour pink. The dark-blue bit E. of it has gone, most of the space being taken up by the Soldiers' Home. Nearer Victoria St. pink as map, for the back of Peabody Bdgs. except at extreme S. E. end, where there is a large public-house, which should be red. Behind the W. side is Brewers' Green Mews, no change; pink, as map. By the passage between the blocks of Peabody, in the courts of which the numbers of clean and healthy children were noticeable, to Palmers St which, to Caxton St. is pink and yellow as map, for the Buildings and the backs of Iddesleigh Mansions. A narrow, well-like passage way. W. along Caxton St- past the "Town Hall Chambers" a queer adaptation of three or four old houses; see card; said to be quite re-

spectable. No colour, except for some stables near junction with James St. on N. side. Pink.

Vandon St: l.b. and d.b. as map; "very low class"; some rough girls skipping in the roadway were described by Cousins as "a fair sample" of the people living on this spot. Two of the houses were closed, and it is probable that the whole of this site will be clearedand mansions be built on the N. as they have already been on the S. side of James St. The worst house in Vandon St. is an evil looking 5 storey structure.

York St: a good deal altered and improving. At N.W. corner imposing new mansions are building; good, but not much room behind; purple to red here. Next are the Wellington Chambers, rechristened "mansions" for effect; badly letting and badly looking; "a queer class of occupiers". The street mainly shops, and, as far as Palmers' St., from purple to pink. Between the public house at Palmers St. corner and the one opposite Kifford Court, Welsbach Lighting Co. Offices make a break in the colour. East of Palmers St. York St. still further imrpoves; Albany Chambers etc. new; two or three houses empty clearly previous to demolition. Purple to red. or pink-barred.

Queen Anne's Gate - red

Kifford Court (on N. side) now non-residential; entrance to machinery (ice-making etc.) connected with Niagara; dark-blue goes out.

Horseshoe Alley (on S. side) running through to Vandon St. 3 st. and 2 st. houses; 2 rooms and 3 rooms in each; office and yard (tiny) at back; no complaints; no sign of extreme poverty; conditions have improved; spoke to a decent woman occupier of a two roomed house; light blue as map.

The black bit W. of Palmers St. has gone; taken up by site covered by new Welsbach premises.

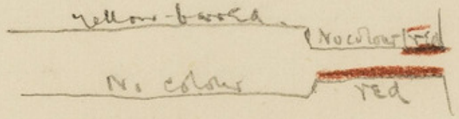
Queen Anne Mansions: well-known monstrosities; completed N. and W. of colour shown. Add yellow here, and the old part yellow as map. Favoured of M.Ps. as a place of residence.

Broadway: little changed; red, as map. ~~xmenxAnnexxfixxx~~

Queen Anne's Gate: mostly offices; colour only at N.W. corner 3 private houses here; red to yellow. Elsewhere colour goes, in portion running N. and S. In that running E. and W. offices are numerous on both sides, and good private houses are found on the S. as on the N. side. Except for the small block at the ~~Ex~~W.N.W. corner, therefore, which remains yellow, yellow barred should be substituted for the red and yellow of the map. A quiet corner; well-built houses; good style; fashion lingers. ~~and~~

Old Queen St. W end { N side yellow
S --- omit

Old Queen St, further East, the Great and Little Q.St. of the map, is not unlike the style of Queen Anne's Gate in the Western part; offices and private houses mixed, as before on the ~~Ex~~ N. side, but all offices on the S. in the broad part. Here therefore colour goes out; on the N. red to yellow barred. In the narrow part, on the N. are the backs of the Office of Works and the Institute of Mechanical Engineers (both new, with imposing fron tages on the Park) and the rest houses, private etc. colour to plan.



Princes Court has gone; area taken up by Office of Works etc. Colour goes, therefore, except for the pub. at the E. end.

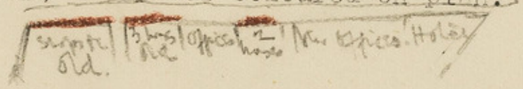
Princes St: little change; shops; not very different to York St. now; red to pink-barred. W. is

Lewisham St: "the worst part of any so far covered, and nothing worse in the sub-division except in the n'good of Peter St. and Tufton St."A narrow way; open doors the rule; bare passages; bare stairs; dirty children; dirty women; larrikins; dark blue as map. Three houses down on the N. side, at W. end of the colour; probably telling of coming demolitions. On the other side a Common Lodging house. Crime here, but only

sporadic, and not enough to bar. S. is

Parker St: blind; 3 storeys; very quiet and respectable; deserted while we were there; a little light blue and two or three broken windows, but I think the colour should be pink, not purple.

Tothill St: a good deal altered, mainly by the putting up of offices that break the line of colour on the S. side, thus:- pink-barred as map, in spaces coloured on plan.



Dartmouth St: to the N. little change; more offices, including a new building for the one of the University Missions (foreign); pink, as map. W. is

Carteret St: all offices, including those of "Truth"; from pink to no colour. In Carteret Mews only 2 or 3 people are living; no colour. The dark blue court N. of the Broadway is rebuilding; will be a jobber's yard, stables etc. colour goes out. S. of Tothill St is

New Tothill St: will soon in fact be new; houses down and coming down on the W. side; only two or three temporarily occupied at this moment; omit colour. W. along

Dacre St. also in a transition state; S.E. corner down, and only about 4 houses occupied. Omit colour. In Great Chapel St near the Broadway, E. side

East side, is

Blackhorse Yard, not public; one very poor 3 st. house on left and a smaller one on right of entry. All coming down, and the approriate dark blue, therfore may be omitted. On the opposite side, further South is

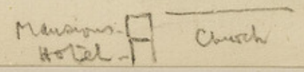
Chapel Place: no change; queer room built over an archway; quiet; many costers' barrows stacked for letting; all quiet and respectable. Light blue, as map. Again South is

Ubd all thro'

S. Ermin's Hill: dwellings on the right, and round the corner a common lodging house etc. The house the worst spot of the Hill, but all is bad enough; "a low show" and "very low class" being Cousins' pronouncement, but no specially criminal element; women, hard and bad-faced, at the windows of the "dwellings" almost the only sign of life; from light blue barred, to dark blue. Cousins considered that this place compared favourably with Lewisham St.

Great Chapel St. the part S. of the Hill, now part of Ermin Mansions; shop fronted; from pink-barred to yellow-barred here; the rest, shops etc etc. pink-barred and yellow, as map.

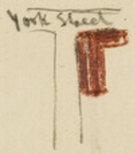
Caxton St. at this end, yellow, as map, for the Mansions, (Ermin) on N. side, and Iddesleigh on the S. The latter thus:



Westminster Town Hall is on the N. side; a good building; ~~nex~~ not very long built. N. is part of

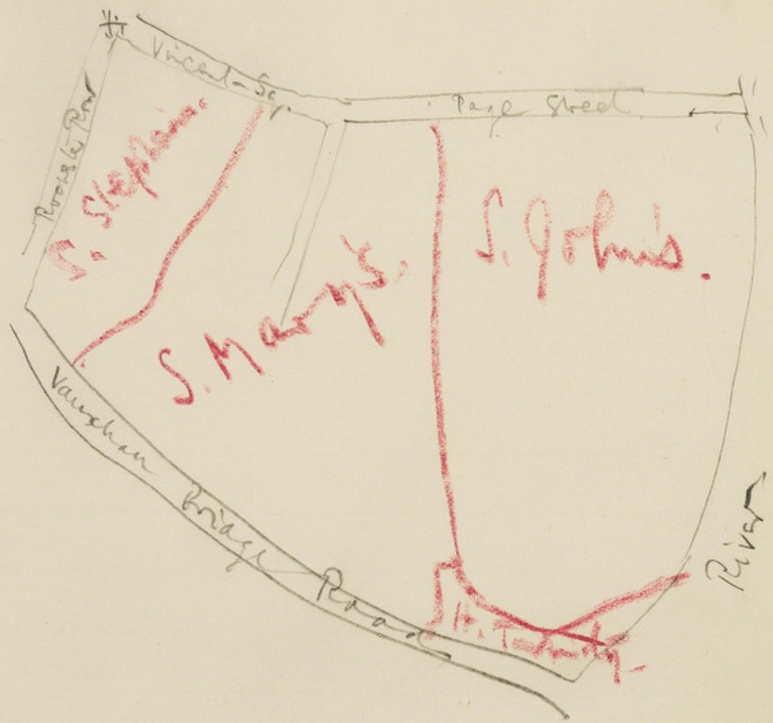
Palmers' St. quite changed; the Welsbach buildings etc. on the West; no colour; on the East, above the School, an open bit, and then new flats; fair; red here; all other colour goes.

red (pt)



Great Chapel St W side
S of S. Ermin's Hill yellow

Notebook 24.



‡. Starting point.

purple

24

Notes of a walk bounded by Vincent Square and Page St. on the North; the River on the East; the Vauxhall Bridge Road on the South; and Rochester Row on the West, the area forming parts of the parishes of S. Stephens, S. Mary's, S. Johns, & Holy Trinity. (E.A.) Feb.13.

Starting from Rochester Row, along the North side of Vincent Square: No change except the new Westminster Technical Institute; private houses; red, as map.

Page St: "all working-class in this n'hood"; 2 and 3½ st. houses; an irregularly built street; respectable; pink, as map. South are

Esher St: 2 st. houses on E. side only; improved; l.b. to purple, and it is the same with ← E side purp

Kensington Place. and Vincent Row. The latter has 2 st. cottages on E. side. No colour on West; only two or three houses. ← purple

Vincent Cottages a little more to the W. are not shown on map; only 3 of them; 2 rooms each; rent 4/6; clean; nothing broken; light blue, if coloured.

Vincent St: no change; 2 st. houses; quiet; pink, as map. ← purple

South-east of Earl St is

Hudson St the houses on the S. side being called S. John's Terrace; 3 storeyed; cul de sac; respectable; close to the gas works, but the occupiers said to be "a good deal above

the gas-worker class"; l.b. to purple.

Earl St: no change; 2 and 2½ st. houses; R.C. presbytery at N.E. corner; pink, as map. Further East is

Johnson St: a row of 3 st. houses on W. side not coloured on map; "apartments" etc.; belong to Army and Navy Stores, as does the public house in this street, which "they use in connexion with their catering work". This W. side should be coloured pink. Running East is ⇔ ph

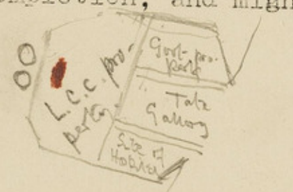
Grosvenor St: 2 and 2½ st. houses; no change; a quiet spot; leave pink, as map. South down

Grosvenor Road: 3 and 4 st. houses; red, as map; then Mowlem's yards; next the Speaker's Stables, which should be coloured pink, and S. of this a good row of red-brick houses; gabled; fairly deep, but narrow, and bad at their backs; red, as map. Behind them is pk

Purbeck Place: 3st. houses; working-class; a good many of Mowlem's men; respectable; pink, as map. The

Millbank Site is partly taken up by the Tate Gallery; by Government property (see plan) on the S. portion of which Cousins says that a Military Hospital is to be built; and by the L.C.C. The whole site is laid out with street plans and eventually there will be communication ~~xxxxxxxxxxxx~~, ~~North,xxxxxxxxxandxSouth~~ through to the neighbouring streets

I believe, on all three sides. At present, apart from the splendid Gallery, the only buildings are one block of very fine and even artistic L.C.C. dwellings, just East of the Gasometers shown on the map. They are nearing completion, and might be coloured pink.



Grosvenor Road, S. of the Gallery, to Vauxhall Bridge Road, starts with a row of private houses N. of Ponsonby Place, well occupied; and lower down with a mixture of shops, but this part not in working-class occupancy; different to Ponsonby Place and adjacent pink streets. Pink to pink-barred. ⇔ red pkb²

Ponsonby Place; Roehampton St; and Ponsonby Terrace are all very much alike; 3 st. houses; and they have not changed; pink, as map. They were all described by Cousins as having improved in general character; quieter and so forth, though not occupied by a different class.

Bessborough Gardens: 4 st. houses with basements; mostly "apartment" houses; pink-barred, as map. In

Vauxhall Bridge Road, to Rochester Row, the chief change is the erection of some new flats, second rate and not affecting colouring, at S.E. corner of Wheeler St. Leave all pink-barred, as map. Mainly shops.

Wheeler St: the flats just mentioned now take up the S. side pink to pink-barred here. ~~Xm~~ Site clear on N. side; light blue goes out. At the N.W. end, with an outlet into the Vauxhall Bridge Road, is

Harper's Court: a poor little place; 2 st. houses; the N. end of the S. side down, and the whole probably not long for this life; query l.b. to d.b. ↔ db

Causton Court, just to the N. and the one in between, both gone; sites apparently absorbed by new Omnibus Co. depots. Light blue, therefore, goes out.

Causton St: has improved. The S. end of the W. side taken up by the Omnibus Offices mentioned; then 2 st. houses; very decent; a "ladies' school"; pink, on both sides, starting the colour on the W. side from the most northern court, upwards; the street round the corner, running E. and W. contains a shop or two; 2 st. houses; poorer than the N. and S. bit, but better than l.b. L.b. to purple. On the N. are ← pk & pur

Clark's Cottages: 2 st. little places; has a bad name, but not so rough as it was; children, fairly well-shod, playing about; women gossiping; some broken windows; very bad and exposed W.C. accommodation; angry voices of scolding and quarrelsome woman from one house; d.b. as map.

The triangular space S.W. of Regency St, now taken up by

Bessborough Mansions, very much the same style as those at the corner of Wheeler St. The triangle from pink and pink-barred to pink. The other (N.) side of

Dorset St. 2 st. houses; small shops; improved, and would be better pink, but for two houses that lie back; 2 rooms each; one let for 6/-; they cannot be shown separately, and colour therefore purple as map.

Regency St. varied sizes of buidings, but mainly 2 and 3 storeyed; no courts on E. North of the Temperance Hall on map, (now used by Salvation Army) Suggs' new place on E. side opposite Chapter St; the street down on the W. side between Chapter and Vincent St. A music hall near the Corner of Vincent St. now occupied by the Canteen Cooperative Soc. The street, apart from the cleared site and a gap for Suggs, pink, as map. N.W of the top of Regency St. is

Fynes St. 2 st. houses; little garden spaces, or forecourts, on the S.; no change; pink, as map.

Amelia Place: 5 cottages W. of Regency St. between Fynes St. and Vincent St; not coloured; light blue. S. to ← lb

Vincent St: W. end; clear on S. side to Hide Place, from Regency St; the rest pink, as map. On the N. side

Hugh Place: cottages; many broken windows; children lokked better than the homes; query l.b. to d. b. Further W. on

same side is

Paradise Place: a name of irony; never an Eden; down now; colour goes. S. along

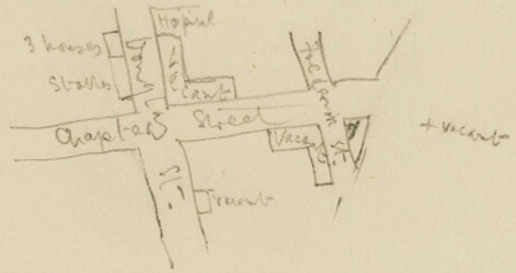
db & pur. Hide Place: 2 and 2½ st. houses on left; some, a few, queer characters living here; thieves ; only one occupied house on W. side; no colour here; on E. side the stre t down from the North half-way to Frederick St. The rest from p. to purple.

Frederick St: on S. side Chapter Buildings; respectable, but ← → pur ~~xxxx~~ look rather gloomy; several police said to be living in them; from l.b. to purple. N. side here. l.b. as map. East o Regency St. practically all down; omit colour. On N. side Vincent Place down, with exception of one house. Omit colour Griffith Buildings and Ridley Place, S. of the E. end of Frederick St. with ~~its~~ the houses down in the line of the Street, remain l.b. as map. A quiet little group of cottages. In Vauxhall Bridge Road, North from Dorset St. are ~~xxxxxx~~ Douglas Place and Carey Place, not named on map and not coloured; cottages; Carey Place the worst; all dark, narrow, and ought to come down. Colour l.b. and d.b. to plan. Cot-

tages only on sides coloured; red indicates l.b. and blue dark blue.

Chapter St. to the N.W. shops etc.; a good deal of change impending, and houses down as marked. The rest pink, as map.

Douglas St. 2 st houses; "low class" living here; especially on S.W. side. Purple as map, except where marked (see plan). N. of Chapter St. new Stables on ~~xxx~~ S.W. side, and only ~~x~~ 3 houses left; all clear on the the N.E. side, except for Hospital, which forms the corner building of Vincent Square.



Douglas Gardens, on the N.E. side of Douglas St. are cleared

Note: Cousins said that he expected that in 10 years all the slum property would have been cleared away in this n'hood; leases are rapidly falling in; the Ecclesiatical Commissioners are the chief landlords.

Edward St., 2 and 3 st. houses, is a short street of well-to-do; working class only on N. side; pink, here, as map; on S. side, pink to pink-barred. To the N. are

Stamford St: 3 st. pink, as map. and

Dean St: or Stamford Mews: purple, as map.

Bloomberg St: [redacted] The S.E. corner is occupied by the Gordon Hospital, and the Vauxhall Bridge Road north of

this St. is clear for the moment three-fourths of the way to Alfred St. In the street itself there are warehouses on ~~xxxx~~ N. side; on the S. only two cottages; pink, if coloured, but better omitted.

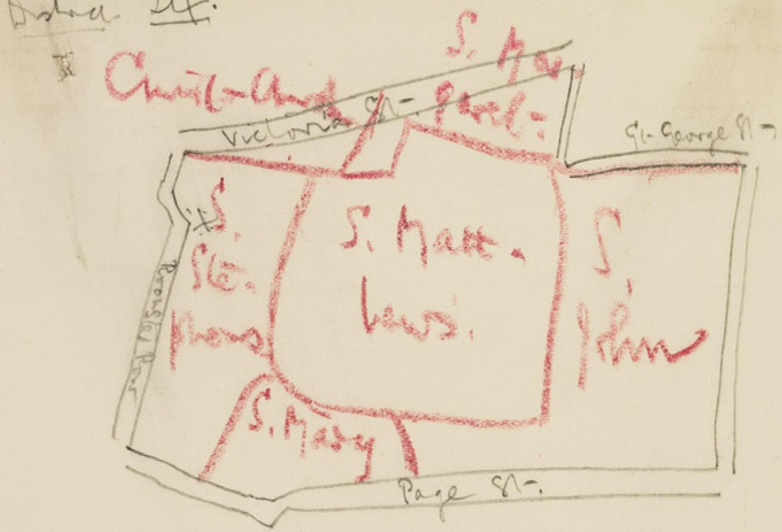
purp →

Alfred St: 2 and 2½ st. houses; pink, as map.

Bentinck St: the E. half of N. side taken up with new premis in occupation of a builder; no colour here; the rest pink, as map. At the S.W. corner of Vincent Square is

Walcott St: "Vincent Sq. Mansions" on S. side; very second rate; all sorts living there; not working-class; people who "live by their wits". Leave pink as map. Colour goes out on N. side, for Hospital.

District 24.



* Starting point.

Westminster 24

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Notes of a walk with Cousins in the area bounded by Rochester Row and Artillery Row on the West; by Victoria St. on the North; by the River on the East, and by Page St. and Vincent Square on the South, the whole forming part of the parishes of S. Stephen's, S. Mary, S. Matthew, S. John, S. Margaret + Christ Church.

(E.A.)Feb. 14.99.

Grey Coat Place: only three houses now occupied; some down already, and all coming down; omit colour. The court behind, Bond Court, d.b. on map, is all closed for demolition. Omit colour. A second court, name doubtful, represented by the N.E. square of d.b. is already down.

Strutton Ground; a busy street; Liptons and the Home and Colonial have shops; a street market towards end of the week; much improved; the worst residential spot the Victorai Chambers on the W. side; "a den"; a Common Lodging House. Colour this d. b. (about in the middle of the street); the rest from purple to pink. The E. side should be coloured throughout; new buildingshere, filling up gap, Pearce etc. on stree frontage. db rest pk

Victoria St. between Artillery Row and Strutton Ground; new mansions; shop frontages; yellow and uncoloured to yellow-barred.

The above small detached bit was taken on Feb. 13. but is included here for convenience. On Feb. 14 we started

N. side purple

Rochester St: houses gone on S. side to make room for extension of playground for school. Omit colour here. The rest, 2 and 3 st. houses, pink, as map.

Bell St: Colour goes on W. side; all space taken up by the playground; E. side: small 2 st. houses; 2 or 3 houses gone at N. end; purple, as map.

Garden Place: gone. S.E. is

Bell Place: a cul de sac; 2 st. houses; quiet; decent; l.b. as map. To the N.E.

Ship Alley has gone, and all the site is up at the moment clear. N.W. is

Halls pk b

Gray Coat St: a good deal altered on E. side; new flats -- "Gray Coat Gardens"; second rate; they take up about two-thirds of the side and run round the corner of Gray Coat Place, to the side of the Hospital. The rest of this side of the street is vacant; the "Gardens" purple to pink-barred some servants kept. The W. side, as before; dingy, 2 st. houses; purple, as map.

pk

Horseferry Road, N. of New St. mainly shops; poor; little down; purple, as map. except purple till S. of Hospital W. side. Rebuilt here; Golden Grain Porridge Co. &c. purple to pink.

db

Down the turning S. of Ship Alley is a large Salvation Army Shelter; charge two-pence; 220 bunks; went over it; not dirty; drrary; Cousins said that it did not attract a class that gave trouble; the officer we saw said it was gen-

erally full. Running S.W. is

New St: no change; 3 st. houses; respectable; pink, as map.

purple (part)

Carey St: not so good as New St.; On N.W. side 4 shops, 3 storeyed, and 6 houses, 2 storeyed; pink to purple. The other side has only two houses occupied, besides the public-house at corner; not worth colouring. The rest stables, etc.

Regency St; N. of Page St. shops etc. no change; pink, as map. The N. end of

Earl St: 2½ st. houses on W.; Brewery on E.; houses good; pink as map. Further East is

N end purple

Johnson St: 3 st. houses; improved; some houses dome up; very quiet street; from l.b. to purple. By Page St. N. up

Grosvenor Road: 3 and 4 st. houses; apartments; some private; some offices, including the Road Car Co; red to pink-barred.

Horseferry Road: little change; shops etc. etc. a good deal of pink, but incline to leave purple, as map. Mortuary on S. side, near W. end. The first turning N. near the E. end is

Grubb St: (wrongly placed in coloured map); no change; l.b. as map. On the E. side are

S side db

York Buildings: blind alley; 2 st. houses; an untidy girl in the road-way and a bare-footed lad in one of the door-ways, but no suggestion of extreme poverty; no houses on N. side; colour out there; the S. side l.b., as map. Further W. is

Champion's Alley: 2 st. houses; decent; light blue to purple.

Carpenter St:(wrongly called Grubb St. on coloured map) 3 st. houses; not so good as Champion's Alley, either in appearance or in the character of people who live in it; broken windows; most doors shut; houses in need of paint;l.b. as map. N. up Tufton St, and East to

Romney St:mainly 3 st. houses; some dwellings on N. side; on the whole a decidedly poor and crowded street; many single room tenements; l.b. as map. E. of the Chapel on N. side

Cottage Place: quiet; houses face W.only; 3 canaries in one window and aquarium; fairly clean children; light blue, as map, although no houses are shown on site that is still rightly coloured. On same side, E. of Tufton St. are

Lane's Cottages:4 cottages facing West; poor little places; doors shut; paintless; untidy wondows; none broken; 2 rooms each; spoke to one woman who paid 5/6;asked to go in, but "the master" was in bed; another house looked empty, but was told that an old man who had lost his wife lived on the top room alone; described as "a traveller in the streets" immediately defined as a street seller -- a new euphemism. d.b. ~~to l.b.~~ N. up

Millbank St:(as far as Church St.)buildings varied; offices creeping in; on E. side those of the Hydraulic Co. and Slaters N. of the public house; the general character of the street, apart from these two blocks of offices, the same as map, purple. W. into

N of Church St pkb° + red

Church St:N. side, clear at corner; then two 3 st. houses; good; well-occupied; l.b. to pink-barred. W. of these business premises only and no colour. On the S. side, the l.b. to purple, or pink (acpupants only on top floors); the uncoloured space filled by S. Stephen's Mansions, and so also the S.E. corner of Smith's Square; pink-barred. Tucked away in this S.E. corner are

Scott's Rents: a picturesque corner; quaint, tiled cottages; very small; astonished to hear a piano in No. 8, but no information obtainable as to occupants. Rabbit hutches; hens. A queer corner to find within a quarter of a mile of the Houses of Parliament;Carter, Paterson's stables near, and one pink house attached, but light blue, as map, the prevailing colour of the corner.

Smith Square:S. side: 4 st. houses, private etc.; gone down, especially at W. end pink-barred. At S.W. corner Miss Maude Stanley is living, and there is a second house, 3 st. pink-barred to red. North of Little Tufton St. is the S. John's Residential Chambers; 6 storeyed; rooms from 3/- to 5/-; a mixed lot, some very poor; single rooms are let; the

pkb°

purp

Chambers have helped to bring down the Square; pink to purple. The rest of this side pink-barred, as map. North side: old 3 st. houses; one "apartment" notice, but nearly all the houses in private hands and well-occupied. Pink-barred to red. The N.E. corner all business premises, offices etc. light-blue goes out. N. up

N side red

Millbank St: East side, N. of Church St. purple to pink-barred to the new premises of the Westminster Electrical Supply Ass. N. of this one large private house, occupied by the Chairman of the Licensing Bench, Mr. Taverner, a builder. Red. West side is down to just above the opening shown on map; then a mixture: offices, a public house, etc. etc. The convenient proximity of official Westminster is making itself felt in this street, and conditions are approximating to those of Abingdon St. just to the north. W. along

Great College St: To Little College St. almost all offices; omit colour; the rest mostly apartments; a Rescue Home etc. red to pink-barred. S. is

Little College St: irregularly built; a shop or two; one good house, servants, on the W. side; a house once occupied by Oscar Wilde also on this side; small; still empty, forlorn and bill-laden. Leave colour pink and purple as map.

Barton St: red, as map. and

Cowley

Cowley St: pink-barred, as map. A very good house at the E. end of the cul de sac, but a good many lodging letting houses in the street. Both are attractive out-of-the-world streets with the world close by, and were described by Cousins as always having been "one of the quietest and selectest parts of Westminster".

Horse and Groom Yard: pink and uncoloured, as map. (S. of East end of Wood Street).

Wood Street: varied; mainly 3 st. houses; quiet; scattered shops; pink, as map to Tufton St. W. of this point, called Little Peter St. on the map, but really forming part of Wood St., lower class, and goes from pink to purple. S. is

North St: looks like a wider Cowley St; old houses of the same period; 3 st. and attics; working-class occupants; pink, as map. W. of it is

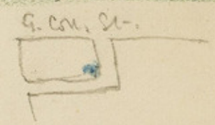
S. John St: narrower; 2 and 3 st. houses; modern, ugly, white brick; pink, as map. On N. side of Wood St is

Young's Place: 3 st. houses; bird-cathcher etc. dark blue, as map. On the N. side of the same street is

Wood's Place: 3 st. houses; gloomy; broken windows; doors open; some dirty children, some clean ones playing about; some working-class said to be living here, and "two or three ruffians". Dark blue, as map. Leading from Great College

St. into Tufton St. there used to be

Black Dog Alley, of which only two houses are left; quaer places; 2 rooms each; the occupier of the one we spoke to is paying 7/- a week, but is thankful for the quiet of her corner. If coloured, then light blue.



Tufton St. N. of Little Smith St. has the Church House on W. side, and only one house (pink) on the E. l.b. goes out. and

Little Smith St. also loses its colour: Church House on the N. and the Westminster Choir House on the S.

Tufton St: between Little Smith St. and Wood St. now has the Architectural Museum at N. end of W. side, and then 3 houses which, if coloured, are light blue, as map. On E. side shops etc. light blue, to purple. South of Wood St. the street is much poorer and rougher; some bad buildings; a bad Common Lodging House; and, in any case xxxx in No. 65, into which I penetrated, bad sanitary provision. The yard and W.C. filthy, and flushing out of order. The street was noisy with children, and Cousins said that there were an extraordinary number living in it. It appears to be one of the few spots in Westminster that have deteriorated from the demolitions and should, I think, got from light to dark blue. The colour at S.W corner goes out, the space being now occupied by the

S of Wood St db

Board School. Off Tufton St. on the right is

Tufton Place: decent, except one house; l.b. as map.

Williams Place, a little futther S. on the same side, said to be very rough; a canary in one window; saw a decent woman and child there; light blue, as map. Lower down is

Bennett's Yard: 3 houses; being done up; light blue, as map.

Little Tufton St: some broken windows; a "rough lot" said to be living in two of the houses; query light to dark blue.

By Marsham Street and Horseferry Road, tx N. up

Laundry Yard: narrow; neglected by occupiers, owners and Vestry; the rubbish a disgrace; pined children; fat women; always had a bad name; not so bad as formerly, but, "if any black anywhere here"; "one of the lowest places in W'ster"; dark blue to dark blue barred. By Peter St. S. down db

Monck St: the dark blue of map remains, and indicates a Common Lodging House (six-penny) etc. Lower down are two 4 st. houses; some have gone from the S. end; otherwise light blue remains as map. On the W. side, near the N. end is

Monck Court: 6 2 st. cottages; d.b. as map. Lower down the

Dark-blue barred Court on same side has gone; now the Vestry Depot. Omit colour. W. along Horseferry Road, and N. up

Arneway St: mainly 2 st. houses; colour goes out on W. side, N. of Medway St. Otherwise l.b. as map. Working-class. No. 10

just N.E. of Medway St. a terrible dark- blue house, but apart from this the street somewhat improved.

purple Medway St: 2 st. houses; improved; Cousins lived in it as an unmarried man, when he came to the district first; "rough enough then"; light blue to purple. N. up Horseferry Rd.

Chadwick St: 2 and 3 st. houses; black and grimy; open doors dirty children and bad-faced women; all the normal signs of physical neglect and moral degradation. Cousins asked how the street was coloured, and on being told replied "I shan't alter it"; he appeared to think that thieving and prostitution were the chief occupations of the people. Black, as map. Note that the back of the Training College takes up about a third (in the middle) of the South side.

Great Peter St: a good deal improved, especially the E. half of the N. side. At the corner here is "Westminster Mansions" ↔ phb² phb¹ dark blue to red or pink-barred; then Burroughs and Watts new premises: black goes out. W. of S. Ann's St. the d.b. gives way to the red of the new vicarage, and W. of the church, half of the patch of d.b. goes out, for the lads' Home etc. E. of Perkins' Rents the db remains, but the pink ~~becomes purple~~, for the Buildings (a little more colour wanted.) The rest of the street remains d.b. and purple as map, except at the E. end of the S. side, where

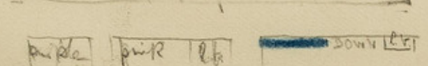
a substantial new house changes the d.b. to purple. The unchanged dark blue of the street is mainly composed of old houses; many single room tenements; a thoroughly bad women's common lodhing house on the N. side, and doubtless many disreputable people among the other occupants. The corner public houses near Chadwick St. and Perkins Rents whenever I have passed have had their groups of vulgar, fat, slatternly, lowest standard women gossiping round, some doubtlessly from Chadwick St. itself, but between it and Peter St. here there is not much to choose.

Marsham St: (S. at E. end) is much the same; shops etc. pink, as map.

Blue Anchor Court: (S. of Great Peter St.) 6 2 st. cottages; d.b. as map. Bull's Head Court, a little to the W. down. Dark d.b.

S. Matthew's St: (N. of W. end of Peter St.) mainly 2 and 4 st. buildings; very gloomy; S. Matthew's Mission takes about a quarter from the N. end on W. side, including the black spot; the rest d.b. and purple as map.

Old Pye St: all the buildings (except Westminster Buildings), both those on N. side and E. of Perkins Rents purple and pink as map. ~~[illegible]~~; the rest of the street, as map, l.b. d.b. and purple, except towards the E. end of S. side, where half the dark blue is down.



Perkin's Rents: buildings on both sides; those on E. side pink; as map. purple.

S. Ann's Lane: E. side, d.b. as map; W. side, l.b. as map for Westminster Buildings, a worse block than any of the others round here.

S. Anne's St: N. of Old Pye St. E. side: re-built at N. corner with a public house with frontage in Orchard Sh. The rest of the l.b. remains. W. side: Building; pink as map.

S. of Pye St: the N. corner d.b. rather than l.b. of map, on account of a Common Lodging House there; thed.b. lower down goes out. On the East side, the S. corner of black disappears for Burroughs and Watts place; above this point, (uncoloured,) the black remains, but of the court shown only one house remains.

Great Smith St. has been a good deal altered and improved; opposite Little Smith St. Baths and new Free Library; N. of Little Smith St. colour also goes out for new Church House. The pink on E. side, North of Dean's Yard goes out the houses having been pulled down. On the other side at the corner of Orchard St. is P.S.King's new shop and warehouse (colour red); to the south of it is a Common Lodging House (dark blue); and the street is then clear for the moment to the curve. With the exceptions noted the street

goes from pink to pink-barred. W. along

Orchard St: the l.b. to red, for King's place and the new public house. Then Buildings: pink as map; a printing works, & large block, mainly Offices.

At the Victoria St. end on the W. side are the new Flats, 7 storeyed, the scene of the building accident; not occupied yet. The passage leading out of Stratton Ground on the E

Pear St: d.b. as map on N. side; 2 or 3 poor little houses; colour omitted on S. side for Mission Buildings.

Victoria St.