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Book 13 L

Police

B 357

Districts 18, 20 & 21



COLL U B

357





Name.	Address	District	Name of Parish. &c.	Page.
Wait	Inspector	<del>18</del>	Parish of St. Mark's Regent's Park.	5
Wait	Inspector	<del>18</del>	Part of St. Michael, St. Matthew, St. Mary, St. James, St. Pancras & Christchurch	19
Wait	"	<del>18</del>	.. Christchurch, St. Mary, St. James, St. Saviour & Holy Trinity	41
Nicholls	"	<del>20</del>	St. Saviour & parts of the North-Shepherd, St. Peter, St. Paul, & St. Stephen.	69
Nicholls	"	<del>20</del>	Parts of St. John Trinity, St. Peter, St. Paul & St. Saviour	89
Nicholls	"	<del>20</del>	.. Christchurch & St. Stephen.	99
Nicholls	"	<del>20</del>	.. St. John, Christchurch	119
Wayman	"	<del>20</del>	.. Emmanuel & St. Tibbert	135
Wayman	"	<del>20</del>	.. St. John, Trinity, All Souls & St. Mary.	153
Wayman	"	<del>20</del>	.. St. James, St. Mary, & St. Augustines	175
Simmonds	Sergeant	<del>20 &amp; 21</del>	.. St. Saviour, St. Mary the Virgin, St. Paul, St. Stephen, Christchurch	185
Simmonds	"	<del>20 &amp; 21</del>	.. All Souls, St. Paul, St. Mark, & St. Stephen.	203
Simmonds	"	<del>20 &amp; 21</del>	.. St. Mark's & St. Augustines & All Souls.	214
Soutter	Police Cos.	21	.. Emmanuel & St. Matthew.	231.







St. George's Road.

S. George's Rd<sup>d</sup> W. of Fitzroy Road - pk

Studios - red

Rothwell St<sup>e</sup> pk

Sharpleshall St<sup>e</sup> - pk

Niffons (?) Mews lb

Erskine St<sup>e</sup> purple

7  
red on map but with exception of a few houses  
on west. now entirely lodgings, pink. named at west.  
Behind Fitzroy Road on east. are some studios with  
rooms attached, not marked on map.

West into St. George's Road which with St.  
George's Sq. has gone down: the Road and the south  
side of the Square are now chiefly let in lodgings.  
South down Chalcot Crescent another "lodging" street  
mostly clubs and shop assistants.

North up Regent's Park Road and east to  
Rothwell St. similar to Chalcot Crescent.

West to St. George's Terrace probably still yellow.  
Immediately north is George's Mews inhabited  
by a poor class of horsemen, colmen etc.: a  
perfid. roof of clothes hanging across to dry: many  
ducks and fowls waddling about.

West into Chamberlain St.: again lodgings  
but rather a poorer class than Chalcot Crescent.

East into Sharpleshall St.: good working class,  
pink not purple.

North up Regent's Park Road and west  
to Erskine St.: again "very poor let" said the



Erskine Mews - lb

Berkeley Road - pk

Berkeley Grove - purple

Gloucester Road

Gloucester R<sup>d</sup> W. end pk<sup>b</sup>

Eton St - pk

Eton Mews - purple

Calvert R<sup>d</sup>

Calvert St pk

Inspector.

East down Berkeley Road: no longer red; inhabited  
largely by policemen postmen etc. at the <sup>east</sup> end of the  
road is a small mews of three houses, not  
marked in map: some doubt as to its name:  
a woman <sup>West in Eglon Mews stairs light blue</sup> said it was Berkeley Grove and a boy  
Calvert's Mews: pink to purple.

North west up Regent's Park Road and  
south west down Gloucester Road which no longer has  
any red in it, every floor now being let: on the  
north side are two small mews back to back, not  
marked on map inhabited by cab drivers, not much  
better than light blue.

North into Dumpton Place a ~~little~~ little bit  
not much inferior to Gloucester Road

East into down Gloucester Road again and  
south into Eton R<sup>d</sup>: "good working class paying  
8/ to 9/ rent" said wait: & pink not purple

across R. George's Road and south into Calvert  
R. then west into Manly R<sup>d</sup> and east into Eglon  
Place: all three alike in character: they are all on  
Railway property and are inhabited almost entirely by



Kingston St.

Kingston St - purple

Princes Road

Yard at back - pk

Gloucester Road - E. end red

11  
Railway men, nearly always a family to each house, but sometimes a single man lodger: with the possible exception of the houses in a stable yard there is no one in Cabot St. Near street into Kingston St. form a typical little corner of the poor pink type: streets beautifully clean and neat.

West along St. George's Road again and south down Fitzroy Road: then east along Kingston St. which forms part of the above colony: it is not quite so good as the other streets: the light blue piece at the back of it is I presume meant for a small mess of four houses.

North up Princes Road: much as Fitzroy Rd. Children coming out of Board School: with out-exception well clad and shod: generally hearty, healthy looking children full of spirit: so full that constable on point-duty at the church has always to man down the road to watch them out. East out of Princes Road is Princes Place: good class stables.

South east down Gloucester Road which is here marked yellow with very doubtful truth: no <sup>little</sup> better than St. Mark's Crescent to the south.



Oral Road

James St.

Wellington St.

South out of Regent's Park Road is a small memo point as map

At the end of Regent's Park Road turned sharp to north-west up Oral Road with Regent's Park Terrace on west side: looked as if it might be going down but had said that there were few lodgers: similar to Gloucester Crescent to the west.

At north end of Oral Road turned east into James St.: the whole of the north side has been now taken by filth: in this street I find not any signs of poverty but over here it is almost pure instead of people west of Arlington Road: the eastern half is distinctly poorer: a bus yard in street, and a good many horsekeepers and conductors living about.

South down High St. with few shops and costers' stalls.

West along Wellington St.: a few poor houses at or on south side but otherwise respectable but signs of a poor district in the loafers hanging round the public house at the corner of Arlington Road which both north and south of Wellington St.



as far south as Park St. is distinctly poorer than Wellington St.

~~Back into High St. and west up Park St. a street of~~

East of Wellington Road is Early Mews a dirty squalid place, "very poor" said West. "but no trouble."

Back into High St. and west up Park St. a street of fairly well-to-do shops.

Early Mews

General Remarks

General Remarks

A dull unexciting district: west of the railway until the children came out of school scarcely met a soul in the streets: this piece, cut off as it is by the railway, is called "The Island": it is highly respectable but in the end shows signs of decay.

The bit between High St. and the railway is distinctly poorer, but if anything appears better than the map makes it: we did this during the dinner hour: this fact and the proximity of the busy High St. gave the street a business appearance,



but neither in houses or people (except opposite  
one Public House) did I see signs of repairs or  
crime

Inspector Wait

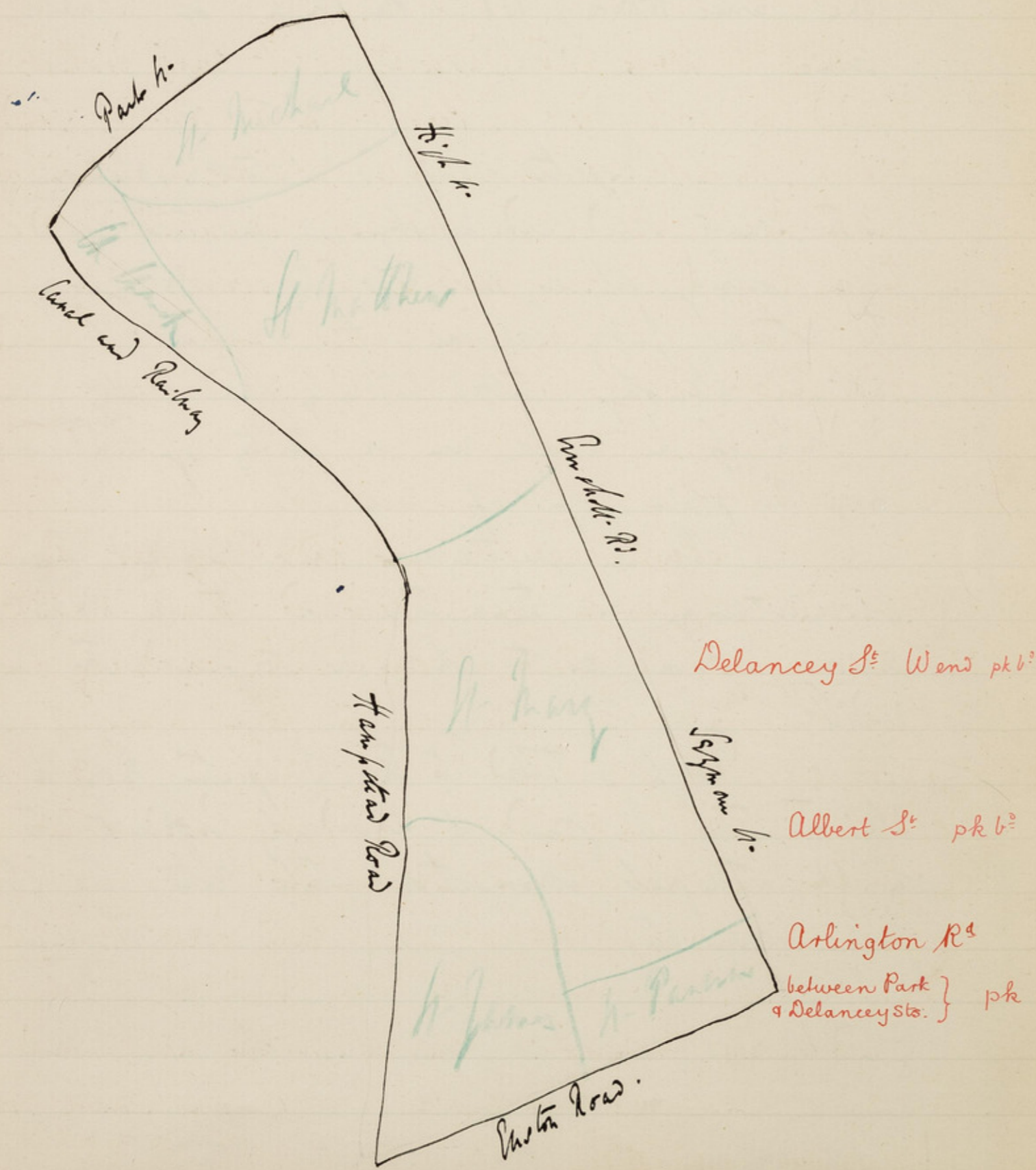
Inspector Wait is a stout, plethoric person,  
with scanty beard and whiskers: but that he is  
more firmly set on his legs he is exceedingly like  
the notorious Jabez Balfour. He is intelligent and  
not at all shy: talked willingly and freely, but  
I doubt if he would run the galleys of indiscretion  
from the police point of view.

On the question of drink he said that there  
was certainly less than there used to be except  
among women, as to whom he confirmed the usual  
verdict.

Though I talked to the Inspector more or less  
all the time I found it exceedingly difficult to carry  
on an intelligent conversation while noting the streets,  
public houses etc.

Drink





Oct. 20<sup>th</sup>

Friday

$\frac{18}{3}$  Dist. 18

Walk with Inspector Ward round district bounded on north-west by Park St., on the east by Camden High St., Underhill St. and Seymour St., on the south by Lister Road, and on the west by Hampstead Road and the L. R. W. Ry. being parts of the parishes of St. Michael, St. Matthew, St. Mary, St. James, and St. Pancras, and Christ Church

Starting at The York and Albany at the south-west end of Stanhope Terrace, Park St., turned to the east to Delancey St., a street in common with so many in the neighbourhood almost since our lodging house of a good class.

North into Albert St. a fine broad street very similar in character to Delancey St.

East up Park St. and south down Arlington Road which is here much better than north of Park St. and should be pink: "all comfortable here" said Ward.

East into Underhill St., a few small but



Stannan Place.

Court off High St.

Chapel Yard - db

Pleasant Row db & purple

well - built houses.

North into Stannan Place a cul de sac with small cottages and gardens in front: costers and labourers but hand working decent people: one man loading up his barrow to go to the Friday market at the latter market in Caledonian Road. Opposite Stannan Place is Chapel Place, two decent little light blue houses.

East through Pleasant Passage, much as Stannan Place South for a few yards down High St. and west into Chapel Yard which is divided by a fence from Chapel Place: the houses are both 2 and 3 stories: a dirty squashed place, broken windows in almost any house: no backs to the houses: rather better at west than east end: inhabitants all work: mostly costers: a very rough lot: any amount of drink. Probly dark blue.

Out into High St. and west into Pleasant Row which is much as Chapel Yard: rough coster class again: "booze heavily and constant rows on Saturday night."

South down High St. as far as Solancy St. <sup>just south of</sup> which point the row of costers' stables which extends from Bellington St. across. Wait told me



Mary Terrace

Mary Terrace - purple

Miller St - S side - lb

Carlson St

Nelson St

Arlington Terrace - db

that he at one time as elsewhere the tradesmen (with) the cost, & but was soon glad to have them back again. It was too early for any trade to be doing at the stalls

Went into Delaney St. and south down Arlington Road which steadily improves as it goes south: on the east side the Bedford Music Hall, which till lately was a small hall attached to a Public House is being rebuilt on a large scale. South of it is Mary Terrace a few decent little houses, but a rather doubtful pink.

South down High St. and west into Miller St marked dark line on map. Then on the squashed three stone houses on the north, but the south is quite decent and should be purple.

Out into Arlington Road and east into ~~Carlson~~ Carlson St a cul de sac with cob yard at the end: on the south side are two ~~fine stone~~ shady looking houses but the rest of the street is decent: a large number of men working as carpenters etc at Ant's live here, as also in the following.

Nelson St of which the south side called Arlington Terrace consists of several high houses of



Mornington Crescent

Mornington Place - pk b<sup>o</sup>

Mornington Road

Mornington St<sup>t</sup> - pk b<sup>o</sup>

Alant St

Park Village East

a poor character, should be light blue. The houses in Nelson St. (two stories) "contain two or three families" said Wait.

I south down Mornington Road into Mornington Crescent, of substantial well-built 4 story houses, still probably exclusively of middle class, but going down and now largely let in apartments.

West into Mornington Place when the houses of the same size as in the Crescent are now let in floors as tenements; no longer red.

North up Mornington Road, on the west side excellent semi-detached houses and on the east good lodging houses as in the Crescent.

East into Mornington St. a short street mostly shops, pink rather than red.

North up Alant St. which here is better than at the end north of Delaney St.

Through Delaney St. south into Park Village East a number of detached and semi-detached villas, many of which look rather unimpressive; it is a place which one had always understood had the reputation of being a great haunt of kept women and



Hamstead Road

Hamstead R<sup>d</sup> (part) pk

Hamington Sq.

Barnly St.

Barnly St pk

Eversholt St pk.

prostitute but wait knew or professed to know nothing of this, and described the inhabitants as "good business people"; so however some of the houses would be used as brothels, the police would not necessarily know much of the matter.

Out by the Serpentine Road on the railway into Mornington Road: at the corner house standing on the railway wait said he knew to be inhabited by several prostitutes who plied in Piccadilly, but they never brought men home and the police could of course take no steps against them.

Went into Mornington Crescent and south down the Hamstead Road: at this point the houses are generally let in floors: outwardly they are in a shocking state of repair, and show visible signs of great social deterioration.

Went into Hamington Sq. and south down Hampton Place into Amptill Sq.: "the whole of this district" said wait "is on the decline: lodgers are coming in more and more"

Went down Barnly St. late Bedford St, no longer used and north up Lyman St. and Eversholt St.



houses, all in tenements and in backshops. No shops underneath, doing for the most part a poor trade, according to Wait.

Out again into Hampstead Road and south: just north of Cardington H. is the H. Panzer Conservative Club "very well conducted" said Wait: it is socially rather above the Working Men's Club.

East into Cardington H. of which a large part of the south has been taken by H. Longdale the printers: the remainder is pink rather than purple.

South by H. James' Gardens into Drummond H. and East past Victoria Station: opposite the station are several small hotels and coffee houses with beds such as swarms in the neighbourhood: Wait admitted that they are largely used by prostitutes, but says that the difficulty of taking any steps against them is great: even if people come without luggage to small places of this sort it is unfair to presume that they are unmarried, and as long as they pass the night in such places nothing can be done: of course if you can prove that couples without...

Cardington H.

Cardington St. - pk

Drummond H.



Seymour Row

Euston St

Melton St and News

Euston Road

Euston St - lb

Melton St - purple

Melton News db l<sup>s</sup>

Luggage frequently go in for a short time and a connection can be obtained.

South down Seymour St. and get into Seymour Row which is lined with huck: Wait says they are "a bad lot": loafers, cadgers, and rough costers: houses dirty, broken windows etc.

Out again into Seymour St. and get into Euston Sq. and north through from St. lots given up to respectable hotels and boarding houses.

Get down Euston St. which is poorer west than east of the station: opposite the Crescent it looks exceedingly poor and he said wait there are some shady characters.

South down Melton St. and get into Melton News late Euston News, inhabited by barkeepers costers etc: "rowdy and troublesome" said wait: they booze and fight: little better than Seymour Row. Light or dark blue to black instead of pink.

South again and west along Euston Road which at this point is entirely given up to business premises ~~and~~ and hotels, all of which are now respectably conducted: the proprietor of one has been



Euston Buildings

Euston Buildings - lb

Southampton Buildings

Colony St.

Colony St. lb

Little George St.

Little George St. lb l<sup>d</sup>

Little Exmouth St. lb l<sup>d</sup>

presented and now has up a notice for "For men and travellers only."

North up George St. and east along Euston Buildings: on the south this is a good block of buildings, pink as map: on the north are two or three stories not dark blue: while at the east end turning into Euston St. there is an uncoloured bit of ~~poor~~ character light blue.

West along Euston St. ("all my low people" here" said Wait) and south into Southampton Buildings "a family in each room ~~very~~ often: a dirty lot and very poor, but quiet" said Wait.

West again into George St. and east along Drummond St.: to the north is a small court, Charles Place, with one house, pink.

North into Colony St.: "very poor" said Wait: purple to light blue not pink.

West along Little George St.: dirty and squabid: noisy, sordid looking women talking at the doors: "at a pitch and toss lot: plenty of beer and fried fish" said Wait.

South into Little Exmouth St. not much



Exmouth St.

Exmouth St. - lb

Tobacco Sq.

General Remarks

better than Little Geop St.  
Went into Exmouth St. which looks better than  
the two former, but Wait gives it a poor character.  
"This corner" he said "is one of the worst on our  
pound: it really wants three men to look after  
it": not so much criminal as rowdy and  
drunken, with boys gambling at the corners.

South down Geop St. again and west into  
Tobacco Sq.: "a family on each floor" said Wait:  
several prostitutes live here.

South down Hampstead Road to corner of  
Sutton Road: the pink courts here are now closed.

General Remarks.

In this walk there are two poor areas,  
the first consisting of the courts and streets between  
Camden High St. and Highbury Road: this apparently  
is in much the same condition as ten years ago with  
perhaps a slight deterioration at the north and a  
slight improvement in the south. The second area  
is bounded by Sutton Road, Hampstead Road, and the  
L.N.W. Ry, and Seymour St. Here I should say



There has been a marked decay both social and moral, due partly no doubt to the fact that the houses are in many cases almost too old for habitation. I hear that most of this property belongs to the L.N.W. Ry, and the fact that at any moment it may be required for railway extensions is against improvement. Another marked feature of this area is the large number of brothels or semi-brothels in the neighbourhood of the station.

The more I see of Inspector Wait the more convinced I am that he is exceedingly unlikely to tell the whole truth about his "ground" as he calls it: he is a most discreet person.

On the question of drink the relations of the police and publicans and others who wish to stand well with the police he said that he kept all publicans "at a distance": he admitted however that it was impossible altogether to put down trading of the police but he said that ~~there~~ in this matter there had been an enormous ~~improvement~~ improvement in 20 years: the police are "75 per cent more sober

Police and Drink



Prostitution

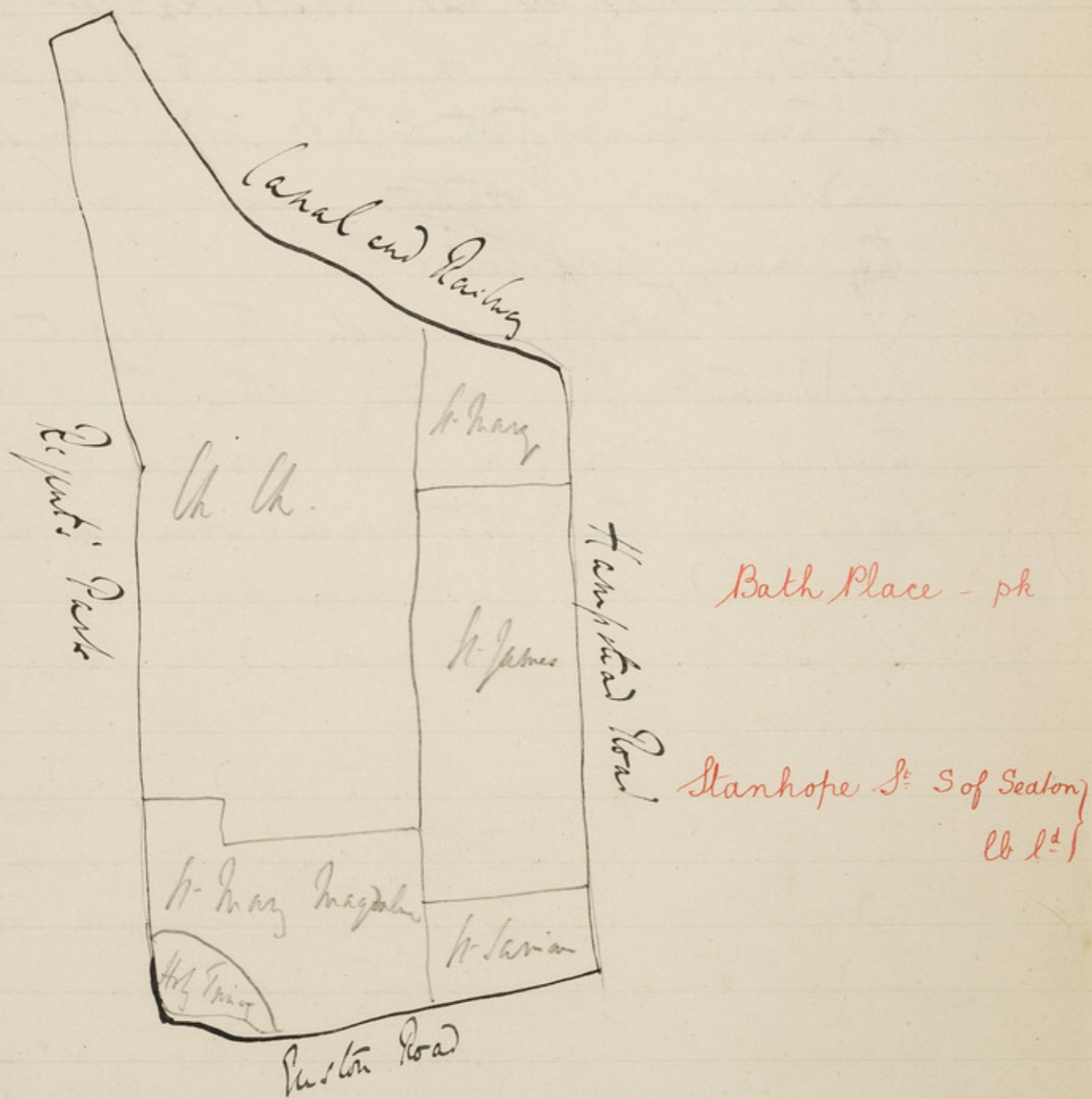
than they used to be."

As to prostitution - there is practically none, and no bad houses on his ground except just round Easton. The police have power to prosecute a house on their own initiative but seldom do so without complaint. Prostitutes, unless price is cheap, they nearly none on.

Taken as a whole the Inspector thought that his district was certainly better than it used to be; there is less rowdyism and drunkenness. He too however says that the women are drinking more.



District covered.



Cornhill Place

Oct. 29<sup>th</sup>

Saturday

Police 18

5

Dist. 18.

Walk with Inspector Wait round district bounded on north side by canal and L.R.W. Ry, on east by Hampton Road, on south by Saxon Road, and on west by Rupert's Park ~~being~~ including the parish of St. Mary Magdalen, and parts of the parish of Christ Church, St. Mary, St. James, St. Saviour, and Holy Trinity.

Starting from corner of Saxon and Hampton Roads west, then north into Bath Place six 3/2 H. hours not coloured in map: should be pink.

North from Saxon Road up Stanhope St. which in this piece south of Saxon St. is of the fiftiest and dirtiest character: the people here are very poor and of the same character as in the neighbourhood of Saxon St.: this piece should be light or dark blue.

East into Cornhill Place <sup>part of Stanhope St</sup> a court of 2 storied houses of the most squalid description: then an other tract perhaps equal to, but I know no court in



London more loathsome than this: the inhabitants  
London wakened as they were appear to be assiduous in  
washing their clothes: whenever I have been into the  
country there has been a difficulty in seeing the houses  
properly owing to the streamers of clothes hanging across  
the people, said to be very rough, and the country  
should remain dark-blue wind.

Seaton St.

Seaton St. - lb

Went into Seaton St.: just at the corner  
are the three wood-houses in this street of evil  
reputation, and here chiefly the criminals congregate:  
but the whole street is very poor and rough, and  
said to be that he thinks none of the tradesmen in  
it live over their shops. At the east end it is a  
market street, and at the corner as at the corner  
of Eden and Drummond St. there is a really  
splendid display of fruit on the costers'  
stalls, arranged with an eye to artistic effect, such  
as I think you see in no other street market in  
London. On the north side of the street behind No  
9, and entered through the passage of that house there  
is a curious little court of 3 or 2 storied houses:  
here again there were signs of cheapness: a fat-



Drummond St.

Stanhope Buildings

Stanhope Buildings - lb

Washing women, heavily shewing with a great application of soap, was washing the whole court and the drains with water. Water to be thought probably better than it was should still I think be dark. Am kind.

North up Stanhope St. and east into Drummond St. I found houses interspersed with buildings: the north side is now chiefly given up to workshops. Of the buildings such as Foxell's Shop are probably pink in character. Oswald and Canisbrooke House purple and but for the dentition the colour of the street as a whole remains the purple.

North up Stanhope St. and east into Stanhope Buildings a court of 3 storied houses with no backs, and no forecourts. Wash said it still contained thieves but was much better than it was, than having been a great character some years ago: now two policemen live here. There were a few signs of squalor: the children playing in the court were fairly clad. Should be light blue instead of pink.

North up Stanhope St. which from this point improves distinctly in character and east into



William Cr.

William's Mens

Robert Cr.

Robert Cr. - pk

William Cr. 9 1/2 stoned houses purple as map. On the south side Maple has just taken six houses: he is responsible for a large proportion of the alterations in this district and is always extending.

North up Cranhope Cr and side to Netley Cr. 9 1/2 Cr. purple as map to pink. A large part of the north side is down for extension of the Board School.

North up Stanhope Cr and side into William's Mens of which a large part of the southern side has also given way to the Board School: the inhabitants are mostly low costers and carmen: "a good place for fights" said Wain "much like Eaton Cr." Dark blue as map.

North up Cranhope Cr and side into Robert Cr. which forms the boundary line between a poor Cr. and a fairly well-to-do quarter: but the 9 1/2 to 1 1/2 stoned houses in Robert Cr. are not so good as the map makes them though it is better at this than at the western end: but throughout the street Wain says "every floor is lit": should be pink instead of pink lined.

North up Cranhope Cr and side into Edward



Hamington St.

Granby St - pk

Rutland St.

Rutland St - pk b<sup>d</sup>

St. about 3 St. houses much as Robert St.

North up Hamington St. 2 1/2 to 3 1/2 St. some with attics: another ~~letting~~ lodging street, some in floors some apartments

North to Granby St. dist. 3 to 3 1/2 St. distinctly inferior to Hamington St.: should be pink not pink barred

South out of St. Granby St. is a mess given up entirely to cabs with horsekeepers living over the stables: light blue as map.

South down Stanhope St. which here consists of good 3 1/2 storied houses nearly all letting lodgings.

East into Rutland St. which is little if at all better than the neighbouring streets: all the best pink-barred not red.

South down Stanhope St. and west into Robert St. poorer on this side than east of Stanhope St.

South down Stanhope St. and east to William St. which is of the same character throughout purple as map both east and west of Stanhope St.

South down Stanhope St. and west into



Wybert St.

Wybert St - lb

Laxton Place

York Passage - db

Longford St.

Longford St - E of Osnaburgh St - lb

Fitzroy Place

Wybert St. called Work Place on the map: the piece of light blue on the north side is now factories: the south is each two st. houses light blue as map: the piece called Wybert St. on the map and uncoloured contains about 10 houses on the west side some 2 some 3 st., the latter especially being very rough in appearance. "like William's Men" said Wait "they work but booye": light to dark blue in character.

South out of Wybert St. runs York Passage & four st. houses, narrow, dirty, no beds: poor and ~~the~~ squashed: probably dark rather than light blue.

South to Laxton Place opposite St. Mary Magdalene's Church, 3 to 3 1/2 st. houses and shops: poor, but rather better than Wybert St.: a rather doubtful light blue.

East to Longford St. of which the whole north side east of Laxton Place is down. The houses on the south side are 2 to 3 st. probably light blue as map.

South into Fitzroy Row or Place for it seems to have both names: of the at the northern



End (dark line bend on the map) then are only ~~the~~ <sup>two</sup> 3 H. houses left: filling, green, broken windows: "a very low lot" said Wait. The dark line piece on the south east side still remains: here there are five 3 H. houses: poor but decent in appearance, very different from the houses left at the north end: scarcely worth the light blue.

[At this point it began to rain so hard that we had to suspend our walk: and returned at this point on Thursday Nov. 2nd.]

We went to the east of Fitzroy Place which apparently is called Fitzroy Row on the map is now closed. Went along, Easton Road and north to Diana Place. on the west are ~~3~~ 2 H. fine 3 H. houses built in character: opening out on the east is a court with three 3 H. houses, very poor, light or dark blue.

Went along, Easton Road and north up Osnaburgh St. 2 1/2 to 4 1/2 H.: all let off as lodgings "gone down a good deal" said Wait, but better in the south than north, but quite all through as map.

North to Manster Sq. narrow fronted 3 1/2 H. houses: two or three families in each house: the

Diana Place

*Diana Place*

Osnaburgh St.

Manster Sq.



Clarence Gardens

Cumberland Market

Augustus St.

Augustus Sq.

Augustus Square - pk

Square is wretchedly kept: is perhaps purple rather than pink.

North to Clarence Gardens 2 1/2 st. houses rather bigger than those in Manston Sq.; pink as map. Again the square is a mere wilderness: both these squares should be taken over by the Vestry.

North to Cumberland Hay Market 2 to 2 1/2 st. houses: purple as map. Ward said it was poor but better than it was ~~some~~ some years since. It used to be a prosperous hay market, but business is all now slack and not more than half the area is now used: but with its cobbled stones it makes an open space and playground really more valuable to the neighbourhood than the closed squares.

South to St. John St. 2 1/2 st. pink as map.

North to Augustus St. pleasant little 2 and 2 1/2 st. houses pink as map, but as a rule with two families in each: on the west side are a few <sup>scattered</sup> pink houses belonging to tenants of the wharves on the canal.

North to Augustus Sq. 2 st.: most once has been a pretty little square: tiny little houses probably given over to artists or Bohemians: now exceedingly



Redhill St.

Park Village West

Albany St. N.W.

Dandy: "all let out" said wait: purple as map with a tinge of pink. Then again the small square is in a disgraceful condition.

Then being no way on the canal we went south again and through the market, and north to Redhill St. 2 1/2 st. purple as map. Redhill Place at the north end 2 to 3 1/2 st. is better than the street: neatly kept front gardens: pink as map.

North up Albany St. to Park Village West charming, very little double fronted 2 1/2 st. houses with larger detached houses in the center: admirably spacious and clean: "all good, well-to-do people" said wait: and in character: a great contrast in cleanliness and outward appearance to the rather unkempt Park Village East.

Across Albany St. into Gloucester Mans. pink as map.

The houses in Albany St. facing Park Village and backing on to the mans do not appear to be coloured on the map: they are 2 1/2 st. houses: mostly lodging houses of a good type: red to pink



Little Edward St

Cumberland St - purple

Little Albany St

Albany St

Albany St - pink

in character

South down Albany St and south into Little Edward St: small 2 st houses, fresh with the pavement, no backs: poor but quiet: light blue as map.

South to Cumberland St 9 st some shops and some dwelling houses: very doubtful light blue

South down Little Albany St a long narrow street now almost entirely workshops on the west side, and on the east side a mixture of small 2 st houses and stables: it is indeed half men and half street. Wait says that it is no better than Little Edward St; but it looks better and is purple as map.

South to Longford St better than east of Orskney St: almost as good as Orskney St, purple to pink.

South to Fredrick Mans a large cab yard with horsekeepers and cabmen living on the stables: light blue as map.

Albany St colored red throughout (except the piece opposite the Damacks which is the stables of the houses in Cumberland Terrace) is a street mostly



of second class shops (4 st. houses) into dwelling  
houses at the south end: few if any of the shopkeepers  
Ward says occupy the whole house but let part to  
lodgers; in the main it is a street of lodgers resembling  
in character Delancey Street and the colony of streets  
south of Park St.: rather doubtful if it should still  
be red.

North from Marlboro Road to Albany New  
pink as map.

North to Park Sq. 4 1/2 st., with St. Ann  
Gange's Chapel in the middle: yellow as map.

North into the Park and past Cambridge Gate,  
Cambridge Terrace, Cambridge Place, Chester Terrace,  
Cumberland Place, Cumberland Terrace, and Gloucester  
Terrace, all substantial, some almost palatial houses  
of 4 1/2 to 5 1/2 stories: walking carriage people:  
yellow as map.

Behind Cumberland Place is Chester Place  
3 1/2 to 4 1/2 st.: smaller houses than those in  
front, but 'classy': red to yellow.

Behind Chester Terrace was Chester New  
nearly all private dwellings, but a lot here and there

Terraces in Regent's Park

Chester Place



Hampstead Road

Eden St.

General Remarks

pink as map. South of it is Cambridge Mews part of which is let to a Job Master: but it is a high class mews; beautifully clean: should be pink not purple.

Through Robert St. east into Hampstead Road North of Edward St. the houses are 4 1/2 St. one no doubt of good character: now they are almost universally let in floors, and many of them look almost sepulchral: not in a single instance is the small front garden kept in decent repair: should be pink not red. South of Edward St. the shops begin mostly of a prosperous class, the street being the great market of the neighbourhood, poor street.

Just south of Edward St. is Robert Mews now only inhabited on one side: light blue as map.

South down Hampstead Road to Eden St. now nearly all warehouses: only three 2 St. houses on south side: light blue to purple.

General Remarks

In this walk between Albany St. and Hampstead Road there is no wealth and a



great deal of poverty, always increasing toward the south, until south of Drummond St. one reaches an area of squalor: this southern piece however is rapidly being demolished for business premises. South of Robert St. the district I should say remains socially much as it was ten years ago (barren, Stanhope Buildings) with a possible slight tending to decay in Oldham St. and the Square. In Robert St. and to the north there has evidently been decay in such streets as had a red tie: the white are becoming pink in character.

With reference to the condition of the squares, it is a question whether Vestries should not have compulsory powers to take over such squares when the inhabitants fail to keep them in decent condition.

A characteristic of this walk as of the others has been that ~~inspector~~ in the streets I have seen few, very few, signs of real poverty or crime: the houses ~~are~~ in many cases have obviously occupants of the poorest class, but such people in the light of day at all events are seldom met in the streets: ~~it~~ in Water St. and the few courts in the neighbourhood

neglected open spaces

Signs of work being in the streets

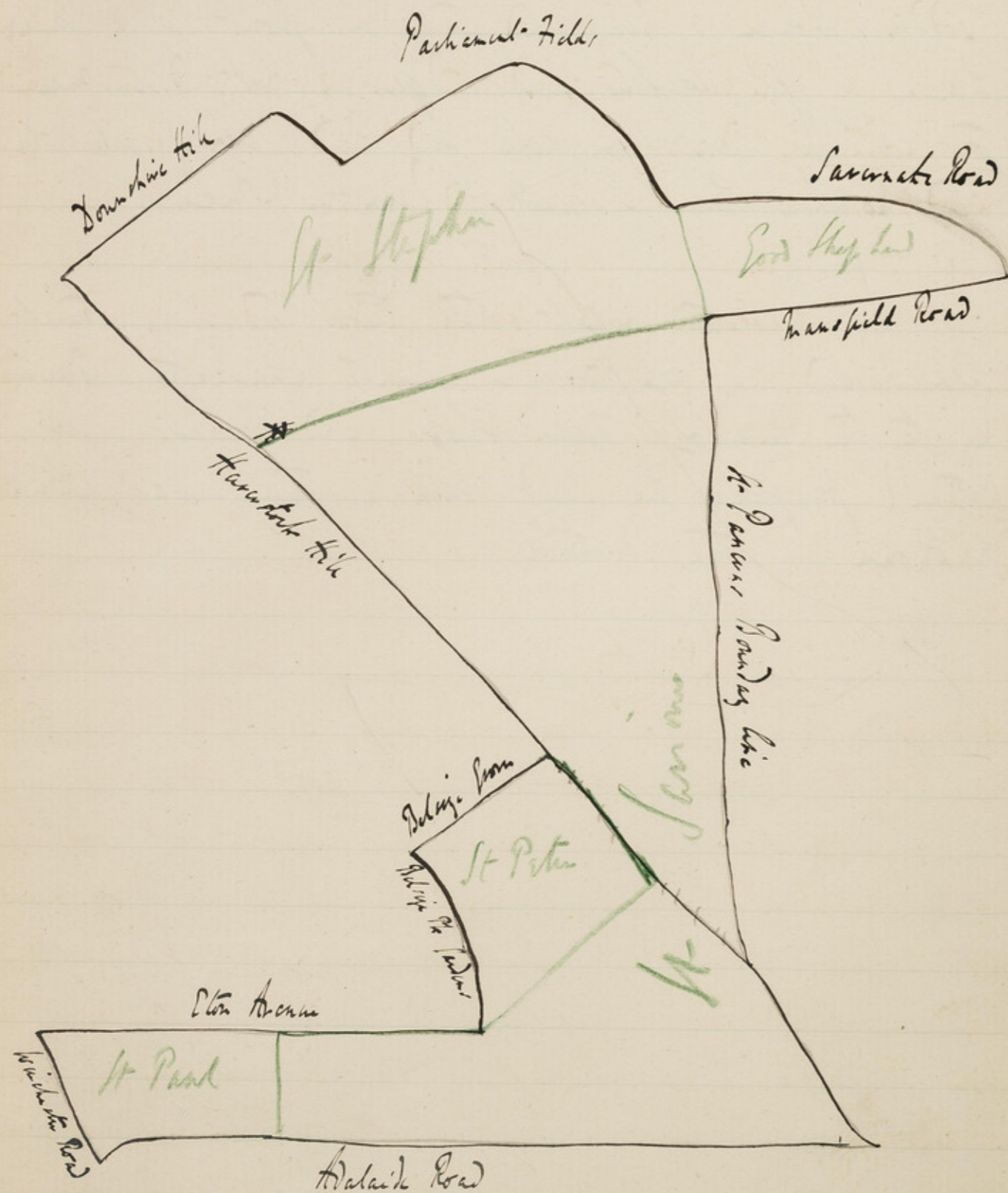


I have seen a few filthy children and drunk-  
sodden women: here and there in front of a public  
house a few loafers and cadgers: but for a mile  
the children have been well fed and fairly well clad,  
and no where have I met a drunken man.

Inspector Wail-stick takes the line that  
his ground is of rather scanty character. Questioned  
as to the use of news shops and barbers for  
bitting purposes he said such a thing was almost  
unknown in the district.



District covered.



Thursday, Nov. 18th. 1898

20

21

Dist. 20.

69

Walk with Inspector Nichol round District bound on north by Downshire Hill and Parkment Fields on west east by St Pancras Boundary line (Parkhill Road and Harrow Hill on south by Halsall Road, and on west by Winchester Road, Delany Park Gardens, and Harrow Hill, being the parish of St Pancras and parts of the parishes of the Good Shepherd, St Peter, St Paul, and St Stephen.

Starting from corner of Rowlyn Hill and Downshire Hill north down Downshire Hill: on the north mainly small semi-detached houses with gardens in front and behind: scarcely more than cottages, but small cozy little places, relics of the old Hampstead which is disappearing, as on the south side of the street when has already been built a large block of flats, at rents of from £70 to £80. Downshire Hill is uncoloured: shall be red.

Out on to the Heath and south west by the cottages



John St.

Heathurst Road - red

South End

South End Road - pk b<sup>o</sup>

South Hill Park

South Hill Park - red

South Hill Park Gardens - red

Parliament Hill Road - red

Tanza Road - red

Nassington Road - red

fronting it: these are now usually taken by policemen or others and let out in furnished apartments, commanding very high prices in the summer.

West to John St. much as Donnington Hill, small detached and semi-detached 2 or 2 1/2 st. houses: a famous street as the residence of Keats (Lamb House) and other literary celebrities. Red as map.

South from the centre of John St. runs a 2<sup>nd</sup> class road, Heathurst Road which curves round and comes out just at Hampstead Heath Station: still unfinished: 3 st. red brick, substantial middle class, one house occupied when the next is finished. Should be red.

South to South End Road: 3 st. shops, mainly of the refreshment class, catering for the crowds that the trams and railway discharge at this point.

North to South Hill Park, South Hill Park Gardens, Parliament Hill Road, Tanza Road, and Nassington Road all good middle class roads: 3 to 4 st.: few if any lodgers in any of them: rents £50 to £120: a quiet demand for them, especially those that back on to the Heath: all a good red in character.



Jennings Cottages - lb

Constantine Road

Savernake Road - pb 6?

Manorfield Road

Back south to South Rd Green where there are some 10 working class cottages known as Jennings' Cottages inhabited chiefly by railway men: uncoloured: should be light blue.

East down Constantine Road which at the east end, beyond Lisburne Road, becomes Savernake Road: the houses are 2 and 3 story red brick, all except at the extreme west being quite recently built; throughout lodgers or two families are the universal rule, many of the houses being built for two families: a good pink in character. Half way down the road is the huge unfinished shell of the Church of the Good Shepherd, which has stood in the its present condition for 6 or 7 years, Mr Mackem the Vicar having been sent away, so it is said, at disappointment and worry connected with the attempt to raise the money for what he intended to be a North London Cathedral: £20000 has already been spent.

West along Manorfield Road: 3 st.: older and rather poorer than the other streets between it and the Heath: a few poor lodgers, but the bulk of the people good working and lower middle class: pink.



Hyicourt Road

Mackeson Road - pk

Fleet Road

Fleet Rd - pk per and lb

Between Mansfield and Savinake Road, run a series of pink 3 st. roads all as like as two peas in character, Rona, Stille, Louthope, Shillock, and Rodnick: they are a little better than Mansfield, a little worse than Savinake.

West up Hyicourt Road: on the south is the famous Fleet Road Board School, which has the reputation of being the best Elementary School in London. Hyicourt Road, 2 st. is opposite the school, rather poorer ~~to~~ than the neighbouring streets, but is a good pink throughout: it is a good street for furnished apartments.

Roads from Hyicourt Road run Disturne Road, Mackeson Road, and Lussy Road, all 3 st. and in character as the surrounding roads, a good pink. Mackeson Road is still unfinished.

East down Fleet Road: at the north east end opposite the Flem Hospital ~~are~~ is a row of new 3 st. working class tenement houses: each flat being about 9/6 a week. East of Lussy Road are other 3 st. houses mixed with shops: probably pink as well, but going down: this and the neighbouring streets are



Lawn Road

Lawn Road - N end - purple.

Upper Park Road

Upper Park Road - N end - lb

Lower Cross Road - pk

Dunboyne St purple

Kingsford St -

largely inhabited by tram men, drivers, conductors, and horsekeepers.

South to Lawn Road, rd on the map, but now at this point quite poor, especially on the east side: the houses are 3 1/2 st. built for the middle class.

East to Lower Cross Road, light blue on map, but now only with four pink houses on the south eastern side: the rest of the southern side is given up to a public playground.

North to Upper Park Road which here, in an intensified degree, has suffered the deterioration which marks Lawn Road: the houses are of the same type, 2 1/2 to 4 st.: on the west side they show distinct signs of squalor: "a good deal of drink here" said the Inspector: from here come many of the cock-horn boys and some of the "conspirators" who hang outside the public houses.

South down Southampton Road to Dunboyne St and Kingsford St: 3 st.; railway and tram men: purple: ~~map~~ light blue on map.

Nicolls tells me that policemen who have



Parkhill Road

Church Road - pk 6<sup>2</sup>

The Mall - pk 6a

Haverstock Hill - red

Haverstock Hill

Adelaide Road

had no experience of a poor district - look upon this corner of Fleet Road as rather a terrible place: but to one like himself, who was for many years in Whitechapel, there is nothing in it: there are a few ruddy boys and drunken men, but on the whole the people are quite orderly.

Back into Fleet Road and south down Parkhill Road (late Park Road): east is Fleet Men's two tenements, light blue. Parkhill Road is mainly substantial 3/2 & semi-detached houses, a good red in character: on the north-west side ~~is~~ is a row of studios.

East out of Parkhill Road is Church Road a few 3/2 & red to pink houses. Behind them to the north is The Mall: studios only: red.

South down Haverstock Hill which from this point to "The Adelaide" is mainly good detached and semi-detached houses with gardens, broken by a row of good shops on the east side: red to yellow in character.

West along Adelaide Road and north to Lollop Road, Prerock Road, Uton Road, and Uton Villas.



Steele Road

Steele Road - N side yellow.

Ston Avenue

England's Lane

all good upper middle class, detached and semi-det. 3/2 st. with gardens as a rule: very doubtful whether all the roads in this neighbourhood should not be yellow rather than red.

North to Steele Road: on the north large detached houses, a decided yellow.

West along Fellow's Road much as Adelaide Road, but rather better.

South of Merter Road into Adelaide Road again, and west to Winchester Road which is of lower class <sup>on west side</sup> than the neighbourhood generally: 3/2 st., some shops, lodges and apartments: red as map.

West to Winchester Mans pink as map.

West along Ston Avenue now much more built on than map shows: splendid detached houses, rents about £250: as yellow as possible.

North east to England's Lane: high class shops on north side. South side is Chalcot Gardens: good 3/2 st.

North to Stanly Gardens: 3/2 st. with attics: rather less good than neighbourhood: some lodges: red as map.



Antrim Street - red

Wyncheombe Studios - red

Downside Crescent - red

Hampstead Hill Gardens

Hampstead Hill Gardens red & y.

General Remarks

Out of Manly Gardens is Wychcombe new:  
pink as map.

North from England's Lane runs a new  
road Antrim St. coming out on to Hamstock  
Hill in what was Nursing Lane: Flats (£70 a  
year) and good 3 1/2 st. houses: red to yellow.

South out of England's Lane is Wychcombe  
Studios: red.

North up Hamstock Hill and to the southern  
ends of Upper Park Road and Lawn Road: a great  
contrast here to their northern ends: semi-detached  
3 1/2 st. houses as in Parkhill Road: red to yellow.

East from Hamstock Hill is a new road  
now building Downside Crescent: 3 st.: double fronted:  
red to yellow.

North to Hampstead Hill Gardens: good  
detached and semi-detached houses: yellow to red.

In the passage of the St. Stephen's Church  
known as Hampstead Green are two large houses with  
gardens: yellow.

General Remarks



In this walk except in Flit Road and its immediate neighbourhood there is no poverty: just at that point there a few signs of the dirt, drink, and squalor which seem to be inseparable from a gut-tram or 'bus yard: housekeepers no doubt drink rather more than the average working man, and are a rough lot.

The group of streets between bounded by Court Street, Lancaster, Mansfield and Flit Roads (most of which are in St. Pancras, but Hampstead Police Division) form a very typical colony of the highest price character, and it is from here that the children come who have won the Flit Road School its prizes and its numerous scholarships.

The work of the streets in the walk are of the best. Middle class, red bordering on yellow, or yellow bordering on red, scarcely a street where lodgers would be found, and all with two or more tenants. Nowhere is there any sign of decay, in the past or now in prospect.

Inspector Nicolls is a thin bearded man with

Inspector Nicolls

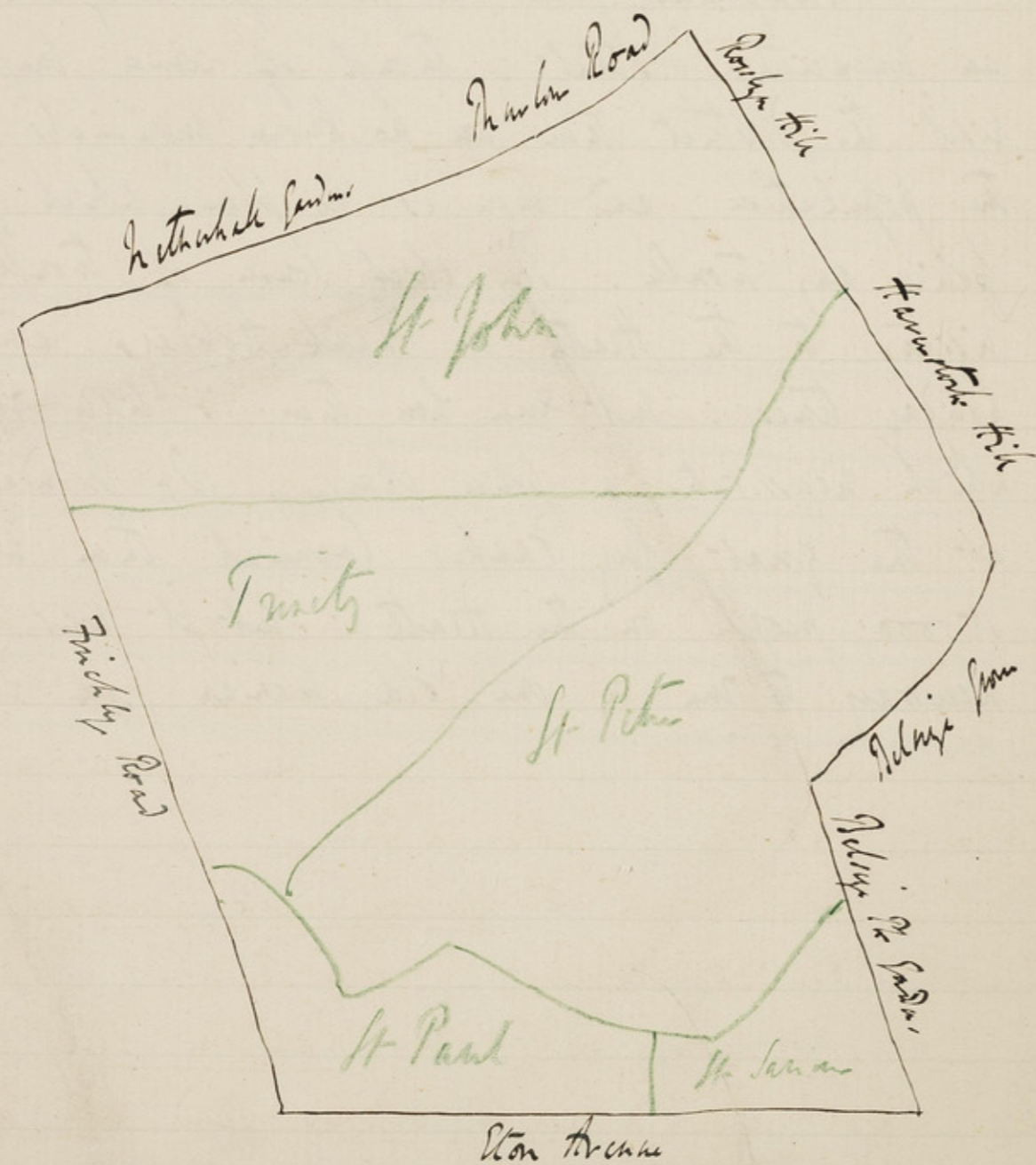


a pleasant intelligent face: more which but rather less genial than wait.

Hamstead from the police point of view is an unexciting district: though of course burglars sometimes visit the district there are no known criminals among the population, and there is no place which gives the police any trouble. The chief source of trouble is from visitors to the Heath on Bank Holiday, and other holiday times: but even then there is little rowdyism which necessitates a police charge. On Monday last at the great Guy Fawkes Carnival there were about 150000 people on the Heath: but it was only necessary to run in one old woman for drink.



District covered



Friday, Nov. 11<sup>th</sup> 1898

20  
22

89  
Dist. 20

Walk with Inspector Nicolls round district bounded on the north by Nunburn Road and Northwhale Gardens, on the east by Roshyn Hill and Harastock Hill, on the south by Belage Grove and Stone Avenue, and on the west by Fritchley Road, being parts of the parishes of St. John, Trinity, St. Peter, St. Paul, and St. Saviour.

Starting from corner of Harastock Hill and Belage Grove, west down Belage Grove: detached and semi-detached, 3 1/2 st. generally; better on north than south side: yellow to red.

South to Belage Park Gardens: semi-det. 3 1/2 st., as Belage Grove: yellow to red.

South west down Lambolke Place late Lancaster Road, which with Lancaster Stables and Stone Stables opposite is high class news: pink as map.

West to Lancaster Road: detached and semi-det. 3 st. double fronted: yellow as map.



Beloye Sq

Adams Road

North to Lancaster Place : 3 1/2 H. : semi. Id. :  
red to yellow

East to Lambeth Road : much as Lancaster  
Road : red to yellow.

West to Beloye Square : 3 1/2 H. :  
semi. Id. : red on map, but little if at all worse  
than neighborhood yellow : single family, and three  
servants in each house.

West to Beloye Park and Beckland Crescent :  
as Beloye Sq, but a little richer : yellow.

South from Lancaster Road to Strathroy Road :  
yellow as map.

West to Crossfield Road : 3 1/2 H. : not so  
good as surrounding roads : mostly furnished apartments :  
red as map.

West to Adams Road : 3 1/2 to 4 1/2 H. :  
better than Crossfield but not so rich as Beloye Park :  
but all single families : red to yellow.

West to Swiss Cottage and north to College  
Villas Road : 3 1/2 H. with attic : older and less  
"classy" than neighborhood : some apartments : red to  
yellow.



Belize Park Mews - purple

Belize Avenue

Princess Mews - lb

East to Belize Terrace : 3 1/2 H. : lodges : rd to pink as map.

East to Belize lane from which run Dalman Mews and William Mews : pink as map : also Belize Park Mews : poorer than the others : used by lab. masters and inhabited by "stake-rats", i.e. korakapas etc. purple to light blue.

West-East to Belize Park Terrace : good class shops : rd as map.

East to Belize Avenue : large houses, and ~~flats~~ on south side : yellow as map

North to Orman Road : new flats at west end, Roslyn Court and Orman Mansions : yellow : also houses in center of road

West to Belize lane again : south is a Mews : pink as map

West to Belize Crescent : 4 1/2 H. : some lodges : rd as map.

North from the Belize Crescent runs Princess Mews : "stake rats" again : l.b. rather than pink.

On the other side of the Terrace is Belize Court : pink as map.



Out into Harrostock Hill through <sup>Rochys Gardens</sup> ~~Dalrymple Lane~~  
yellow at this section end

North to Lyndhurst Road at the corner  
of which is Mr Horton's Congregational Church  
which Nicoll attends: always examined said Nicoll.  
Mr Horton has a special service for working men once  
a month, but for most of them he is "rather  
too hard"

Through Udon Road and Thurston Road:  
semi. det. 2 1/2 st. red to yellow

South to Windsor Terrace: detached yellow.

West to Lyndhurst Road: yellow as map:  
new houses building on site of Rochys House.

South Lyndhurst Gardens and Widdowson Road:  
rich yellow

Through Thameside Road into Katty Terrace  
from which one north and south Dalrymple Gardens,  
(late Thameside Road), St. John Avenue, Manorfield  
Gardens, and Wetherhall Gardens all wealthy det.  
and semi. det. rich yellow

General Remarks

- Eldon Road - red
- Thurston Road - red
- Windsor Terrace - yellow

Lyndhurst Road

Yellow roads in South Hampstead

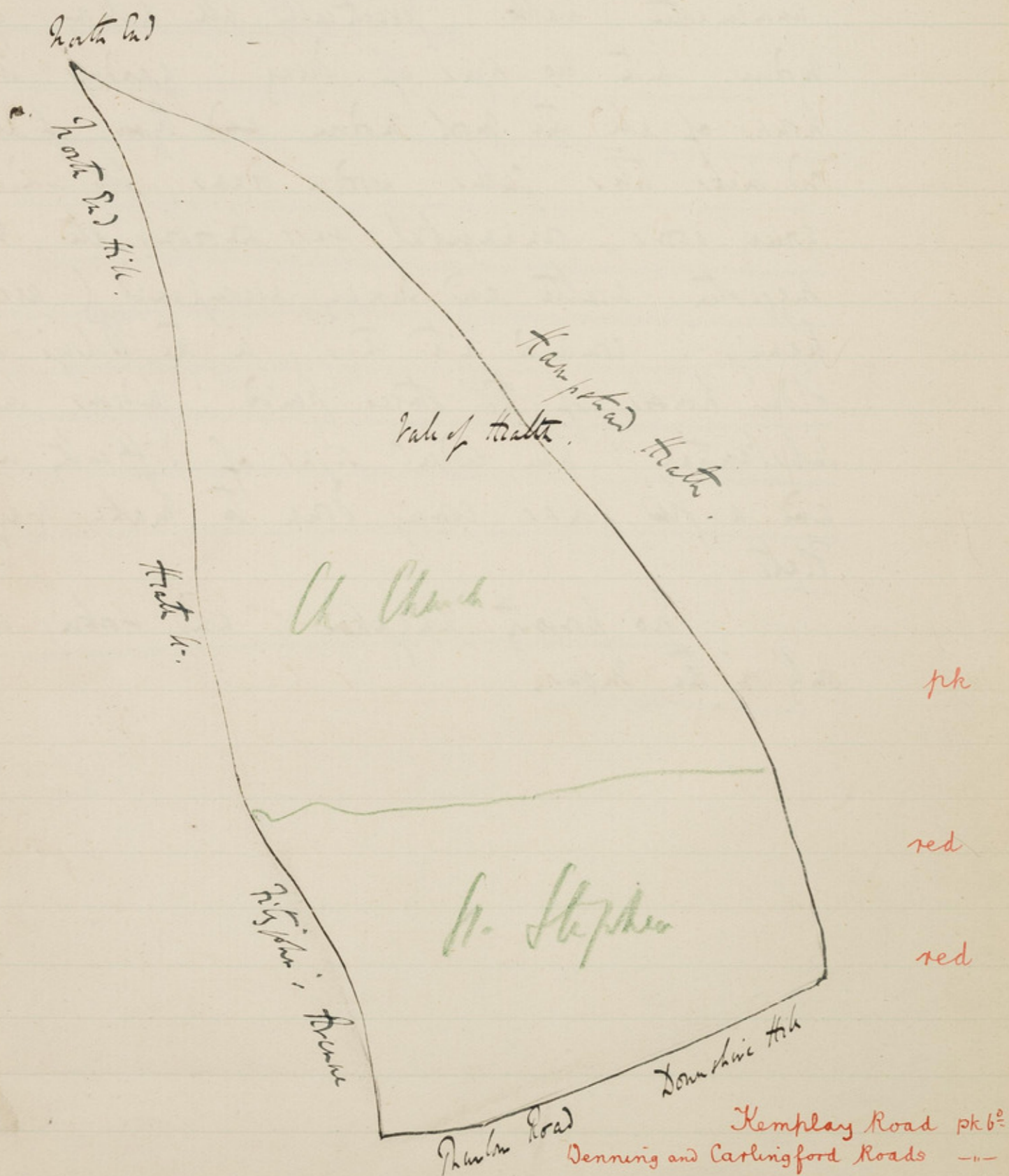


A picturesque and pleasant but otherwise quite uninteresting walk: <sup>trough to Bridge Park</sup> practically all yellow, quite modern, with no signs of decay: gardens, trees; houses of all the most modern, and types of architecture: red bricks, tiles, gables, wooden beams, low windows, green doors, ornamental brass knockers etc: anything suggesting wealth and luxury accompanied by artistic taste: combined with this in the Palazzo street older houses of the 'stracci' period: hideous but substantial: here evident signs of difficulty in letting, and a few houses coming down to make way for flats

No poverty anywhere: and working class only in the mans.



District covered



Saturday, Nov. 12<sup>th</sup>, 1890.

Dist 20

Walk with Inspector Nicols round.  
 District bounded on the south by Rowley Road and Downside Hill, on the east and north by Hampton Heath, and on the west by Heath Hill and Fitzjohn Avenue (late Greenhill Road), being parts of the parish of Christ Church and St. Stephen.

Starting opposite the Police Station on Rowley Hill to Pilgrim's Place: a bit of old Hampton; three 2st. cottages; gardens in front; whitened; gardeners; pink.  
 South to Pilgrim's Lane: four 2st. houses: red.  
 North to Rowley Road: 2 1/2 to 3 1/2 st: all one family: red.  
 West from Rowley Road in Kemplay Road, Carlingford Road, and Denning Road: all



Willow Road

Willoughby Road - red

Rendall Crescent - red

Brewer's Yard - lb

Gayton Road

Gayton Crescent - red

3/2 h. some with attics: in the majority of the houses furnished apartments of a good class and all: red to pink.

North to Willow Road facing the Heath: to the east on the landward cottage standing right back: purple to pink: the rest of the road up to Willoughby Road is good 3/2 h. houses, of which only a few have apartments: red.

South down Willoughby Road: 3/2 h. with attics: as Willow Road: red. Most of the people in these roads are two servant-people.

Westward Rendall Crescent: 3/2 h.: rather better than Willoughby Road: red to yellow.

Out into High St. and north: east is Brewer's Yard: two houses: light blue to purple.

North to Gayton Road: 2 1/2 and 3/2 h. poorer than street to south: on south side each house two or three families: north side rather better: but pink throughout as map.

East to Gayton Crescent: 3/2 h. semi-detached houses. Red.

At the northern end of Gayton Crescent.



Christ Church Road

Christ Church Road red & pink

Gainsborough Gardens - red

Heath Side - Yellow

The Vale of Health

in Willow Road are Willow Buildings : former  
Militia Barracks : now artistic dwellings : pink.

Opposite them on the south side of Willow Road  
are Willow Cottages : nine 2 st. : fire rooms only  
let. let. at 16/ a week : pink.

North up Willow Walk : 2 1/2 and 3 1/2 st.  
houses : a few apartments : a good rd.

East down Christ Church Road : 2 1/2 st.  
in this part all let furnished apartments : two rooms  
for about 16/ a week. Many of the houses taken  
by old servants and waiters. Red to pink.

North to Gainsborough Gardens : detached  
and semi-det. of all sorts and sizes : gates at  
both entrances : yellow

South to Heath Side (called South Heath  
on maps) and East Heath Road : large old  
fashioned houses in large gardens.

North on the Heath to The Vale of  
Health. Here are The Gallies : six 2 1/2 st. houses :  
rd : six houses fronting the tree gardens : pink  
Heath Villas : six 2 1/2 st. : let in tenements : purple  
to pink ; Villas on the Heath : on one side



North End

North End - purp.

Holford Road - yellow

Cannon Place

Cannon Place - red & yellow

Well Road - red

from old fashioned houses, red: on the other a few houses meant for middle class but now let in tenements: pink to purple. Lahman and Hawthorn Cottages with kitchen gardens in front: occupied by coachmen: pink.

Went on the Heath to Jack Stuan's Castle. I did not think it necessary to take Nicols further north: but going north of North End Hill one comes to the famous Park and Park, opposite which is a small working class colony, mostly Lahman, Nicols tells me: purple to pink.

South of the pond and west to Holford Road: large houses of rents of £200 and upwards.

East of Heath Road to Squire's Mount Cottages, a row of the tiniest 2<sup>d</sup> cottages: all good working class: pink.

Went to Cannon Place so called from the old cannons which line the pathway: 3 1/2<sup>th</sup>. semi-det. on north: large mansions on south: yellow.

South to Well Road: 2 1/2 semi-det. yellow to red.



Heath St.

Hampstead Square - red

Heath Street - red

Stanford Place

Stanford Place - lb

Elm Row - red + pk.

New End

New End - purple

Went to Hampstead Sq.: nice and substantial houses: yellow to red: also two poorer

Out into Heath St. through unnamed passage at the corner of which new flats are being built. The east side of Heath St. is mainly shops and the old fashioned houses of Old Hampstead: red.

Went to Stanford Place not marked on map: a row of six 2 st. houses: "poor looking class" said Nicols: the only place in Hampstead when I have seen patched windows: light blue to purple.

Went to Elm Row on north side row of old houses and two cottages on south side. Stanford Place is one good house.

Went to New End: on the south side is the workhouse and Infirmary: the rest is a mixture of new 3 st. tenements, old cottages and the fine old houses of Old Hampstead, now let as tenements: the cottages here and elsewhere in Hampstead, said Nicols, have often been in the same family for generations. New End though poorer working class shows few signs of poverty: purple to pink in character.



New End Sq

New End Square - purple.

Gardner Road

Gardner Road - purple.

Flask Walk

Flask Walk - pink.

New Buildings

North from New End near Church Passage  
four cottages letting furnished rooms: pink.

South to New End Sq at the north end  
of which are four houses rather poorer than  
their neighbours: light ~~at~~ blue to purple: at  
the south end it becomes middle class.

West to St Gardner Road: a cul-de-sac  
mainly 2 1/2 st: modern houses forming a quiet  
contrast to the cottages and old property surrounding  
it: rather dirty and some slatternly women  
about: but Nicolls said all steady working  
class: purple in character.

West to Flask Walk: a very mixed street  
of cottages, small houses, and artistic flats:  
purple to pink.

North is New Buildings a block of  
middle: open airy court in front: all steady  
working class: great competition to get into them,  
and always a long string of names: rents high.  
Owing to the high rate transport. Hampstead ~~than~~  
there is said Nicolls, some overcrowding among  
the working class.



Murray Place

Murray Place - pk  
Murray Terrace - purp.

Streatley Place - purp.

Mansfield Place

Mansfield Place - purp.

Back Lane

Back Lane - purp.

111  
East to Murray Place and Murray Terrace  
a sort of square of rather ramshackle 3<sup>rd</sup>. houses  
and 2<sup>nd</sup>. cottages with gardens in front: pink to  
light blue.

North to Streatley Place, when an left-hand  
only a few 2<sup>nd</sup>. cottages, and new working class  
flat building on the north side. Purple.

Running north from the centre of Streatley  
Place is Mansfield Place a large square of 2<sup>nd</sup>.  
double-fronted cottages with gardens in front: all  
very respectable. Purple.

South to Back Lane (called Garden Place  
on map): on west side 3<sup>rd</sup>. buildings, rather poor,  
bb. to purple: on east side 2<sup>nd</sup>. cottages with  
very small front gardens: pink.

West from Back Lane was a small  
tenement court with three 2<sup>nd</sup>. cottages: light blue.

Into that by Back Walk just south  
of which is another tenement court with three  
2<sup>nd</sup>. wooden cottages: light blue.

South is Minerva Place: one house had a  
laundry: pink.



High St. Hampstead

High St. - red

Wells Buildings

Wells Buildings - purp.

Perrin's Court

Perrin's Court - purp.

Church Lane

Church Lane - pk

Prince Arthur's Buildings - pur.

Prince Arthur Road - yellow

Rosslyn Hill

Rosslyn Hill - red

South to High St. : all good shops in modern houses : rd.

Between High St. and Hutch St. run :-

Oxial Place not marked on map : on its south side is a large model building Wells Buildings : tall and gloomy : good working class : pink to purple.

South is Perrin's Court : mainly small 2 st. shops, pink : with four cottages at west-end : purple.

South is Church Lane : old 2 and 3 st. cottages, some built of wood : pink. On the south side are Prince Arthur Buildings and News : the buildings quite a long block ; purple to pink.

South to Prince Arthur Road when one gets one more into the wealthy quarter : 3 1/2 st. large houses. yellow to rd.

South down Rosslyn Hill : on the east side good shops as far as Donschin Hill : opposite large old houses, one, "Belmont", the residence of Sir Henry Vane. South of Donschin Hill Rosslyn Hill is less wealthy : good semi-det. 3 1/2 st. houses mixed with old houses in gardens : yellow to rd.

Just south of the Police Station on the



General Remarks

115-7  
west side is Shepherd's Walk running through  
to Fitzjohn's Avenue: in it is only one large house,  
used as a school.

General Remarks

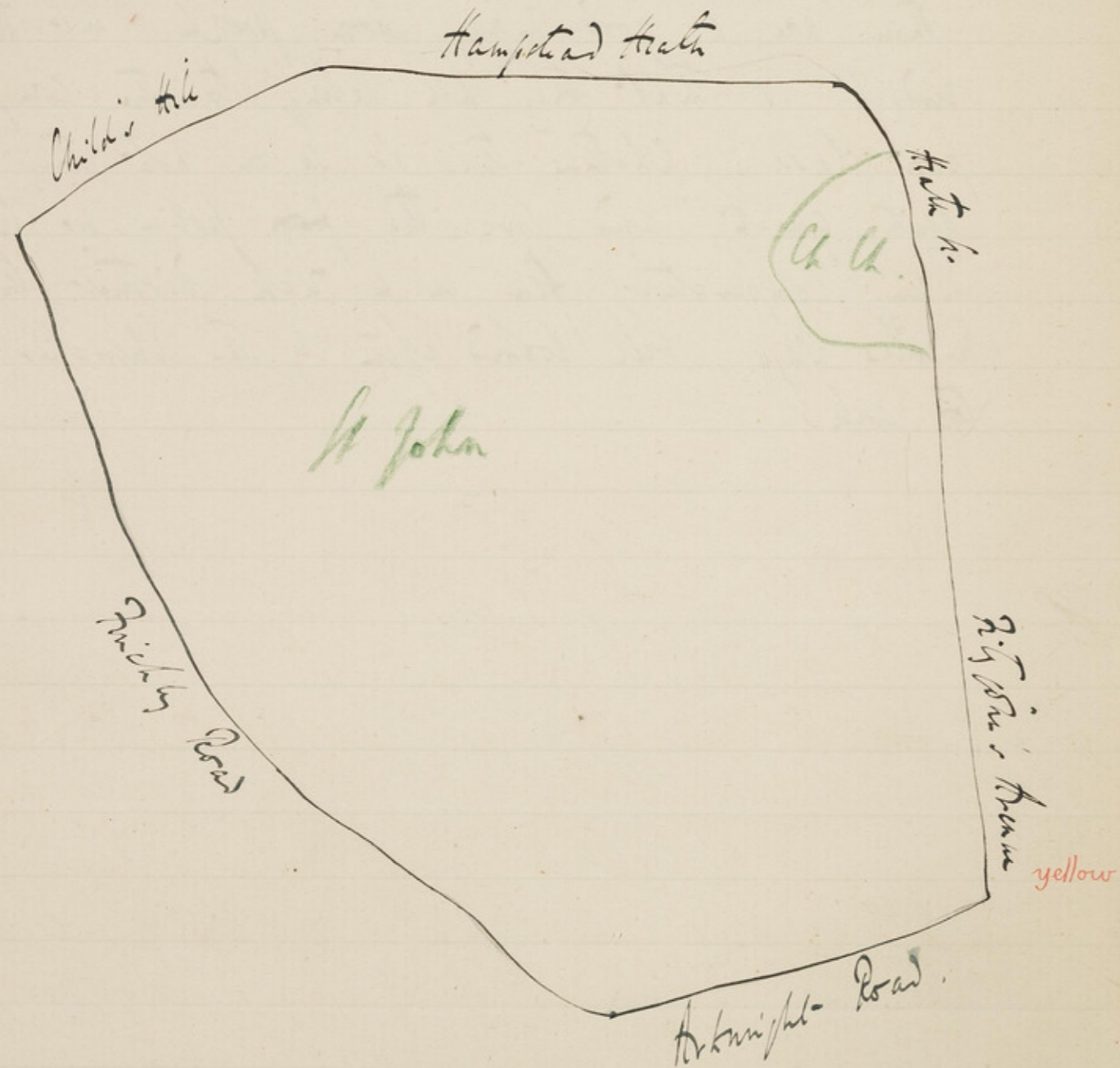
This walk (with the following one)  
is unquestionably the most beautiful, and, from  
an artistic point of view, <sup>one of the</sup> most interesting  
that can be taken within the London boundary: north  
of Gayton Road there is beauty at every turn: quaint  
old houses, picturesque cottages, lovely gardens,  
stately trees, all leading up to the glories of the  
Heath. The roads and alleys lead and twist and  
turn in the most unexpected manner. To give any  
idea of the district, or of the character of the  
inhabitants by a summary of the streets is impossible.  
Not only does street differ from street as elsewhere,  
but in almost every street there is endless diversity  
in the houses: yellow, red, and blue are all  
intimately mixed, and one wanders through a  
congeries of houses rather than a collection of  
streets. But from the poetic point of view the



walk is uninteresting: round about Fleet walk  
 there are a good many poor people, but the police  
 verdict is that they all belong to the comfortable  
 poor class: whether this is so or not they are  
 quite quiet, and give the poor police no trouble.  
 Being comparatively few in a rich district they are,  
 Nichols says, well looked after by the Church, perhaps  
 too well.



District covered



Windmill Hill - yellow & red.

Thursday. Nov. 17<sup>th</sup> 1890 <sup>20</sup>/<sub>24</sub> Dist. 20

Walk with Inspector Nicols round district bounded on the east by Fitzjohn's Avenue, and Heath St., on the north by Hamstead Heath, on the west by Fitchley Road, and on the south by Arkwright Road, being parts of the parishes of St. John and Christ Church.

Starting from the corner of New Rd and Heath St. north up Heath St.: old houses of all all sorts and sizes, but mostly small; red and yellow.

West to Kipper Terrace: large old houses with gardens; yellow: and one cottage Reservoir Cottage. North out on to Judge's Walk past two charming cottage houses, Capo di Monte and another: then small houses on the Heath commenced enormous with said Nicols: red to yellow.

South to Windmill Hill when in addition to the old houses there is a row of new red brick



The Grove

The Grove - yellow.

Grove cottages - purple

Golden Sq

Golden Square - purple

Silver Street - purple

Money cottages - lb

The Mount

Golden Yard

Golden Yard - purple

Holly Mount

Holly Mount - pink

3 1/2 st. houses: red to yellow.

East to The Grove: old houses (Da Mania among them); also row of six cottages with front gardens: purple to light blue.

East to Golden Sq: cottages and 3 st. tenement houses: purple to pink.

South to Silver St: much as Golden Sq. West out of Silver St is Money Cottages: three 3 st. cottages with front courtyard: light blue to purple.

South to The Mount which is practically part of the eastern side of Heath St and similar in character to the rest of the street: red to yellow.

West to Holly bush steps off which is Golden Yard with five 3 st. cottages, purple in character. At the top of the steps facing on Holly Mount is the only common lodging house in Hampstead: kept by a Irish man: quite small: the lodgers most respectable and nearly all habits.

West to Holly Mount: 3 1/2 st. houses: mixed working and middle class: end on east side two cottages: all pink in character.



Holly Bush Vale

Passage - pk

Campden Buildings

Campden Buildings - pk

Church Row

Church Row - red

Church Walk - lb

Elledale Road - yellow

Arkwright Road - yellow

Finchley Road

Langland Place - red

From Holly Mount was led into Heath  
by an unnamed passage and steps with three houses:  
pink in character.

South to Holly Bush Vale which is now  
only backs of new houses in Heath h.: at the  
north end is Campden Buildings: an excellent block  
of dwellings: the h. is Hampstead: pink.

South to Church Row: some of the old  
houses on north down and preparations for building  
Heli to at the west end of the church: but nothing  
new yet above the ground: and the Row still remains  
almost the most picturesque street in London with  
its quaint old Georgian red-brick houses. yellow.

South to Church Walk (called Church Row  
then on map.) only one occupied tenement: light blue.

South to Elledale Road: the new quarters  
mixed large detached and semi-detached: yellow to red.

Similar are Prince Arthur Road and  
Arkwright Road

West to Finchley Road which is now built  
right up Langland Gardens the houses at this point  
being called Langland Place: semi-det.: dark fronted.



Frogmal Lane

Langland Gardens - red

Lindfield Gardens - red

Frogmal Lane - red

West Hampstead Avenue - yellow

Kidderpore Avenue - yellow

Platt's Lane

Platt's Lane - red & pk

3 d. yellow to rd.

At either corner of Langland Gardens are large blocks of flats - Langland and Leinster Mansions. Part to Langland Gardens and Leidfield Gardens: det. and semi-det. red brick: yellow to rd.

West down Frogmal Lane (late West End Lane) large houses first building but as yet unoccupied right along south side: yellow to rd. in character.

North to West Hampstead Avenue: none built on north side up to Kidderpore Avenue: even better than previous streets: yellow.

North to Kidderpore Avenue: a few large houses only on west side: and Kidderpore House; a large girls' school on the east: otherwise unbuild.

North to Platt's Lane: building going on on both sides: at the north east end is a row of older houses: red in character.

Running south east from Platt's Lane are three new roads parallel to Kidderpore Avenue - Frencroft, Hollycroft, and Rosecroft Avenues: in each there are a few scattered large houses built.

The whole of this piece was between Oak



West Heath Road - yellow

Branch Hill                      Branch Hill - yellow

Branch Hill side - red

Mount Vernon

Holly Place                      Holly Place - pk b<sup>d</sup>

Courts - pk

Frogmal Gardens - red

Hill Park and Frichly Road is known as the West-Heath Estate and the design is evidently to make it a rich yellow district, but it apparently moves very slowly

East to West-Heath Road: one or two new houses, but mostly large houses in gardens: yellow.

South to Branch Hill: yellow houses on west: on east. row of 1 1/2 st. inferior houses - Branch Hill side: red in character

South to Mount-Vernon: 3 st. houses: all in terraces and apartments: pink.

South to Holly Place: a large part of which is taken up by the R.C. church and its building: the rest good red old houses.

East from Holly Place run three courts: the most northern unnamed: then cottages only: "rather a rough lot." said Nicols for the first time in old Hampstead. South are Benham's Place and Prospect Place: 3 st. cottages: very quiet and respectable: pink to purple.

South to Church Row from which now runs north Frogmal Gardens built only on east side.



Frogmal

Frogmal - yellow

Oak Hill Park

Oak Hill Park - yellow

Redington Road - yellow

General Remarks

substantial red brick : yellow to red.  
West. to Frogmal : old houses and ~~modern~~  
modern red brick houses with one huge block of flats,  
which has not been a success : yellow to red.  
West. to Oak Hill Park : semi-det. houses  
of the early 20th style : yellow to red.  
West. to Redington Road : except for a  
house or two at the extreme north end built only  
close to Frogmal : here modern red brick : yellow to red.

General Remarks

Much as the previous walk but  
with much smaller working class element, and even  
more of yellow, especially in beautiful old houses  
with gardens  
Of such working class streets and districts  
as exist in Old Hampstead it may be noted that  
they have always been such : nowhere, except in a  
few houses in New End, is there any evidence of  
decay : no streets built for the middle class has  
fallen to the poor : the tendency indeed seems to  
have been rather the other way, and owing to this



position and the attractions of the Heath some  
houses <sup>and cottages</sup> which were meant for the lower middle class  
 of not for the poor, are now evidently inhabited by  
 rich people, some of whom probably have houses  
 elsewhere. It is probable that the building of the  
 rich yellow granite in Fitzjohn's Avenue and  
 around it has tended to build up the older part  
 of the town as well. Such building as is going  
 on is all yellow to red in character.

From what Nicolls tells me I imagine  
 that the poor of <sup>old</sup> Hampstead are much less nomadic  
 in character than most of their class: not only  
 do they not leave Hampstead but they stick to one  
 house or cottage for years and generations: even  
 in the Buildings the excessive difficulty in getting  
 in shows that there is little shifting. Altogether  
 the poor parts of Hampstead both in appearance and  
 character are much more like a village than  
 anything else in London, with the possible exception  
 of the colony by the sea side: but there, though of  
 a village type, the people are much poorer and  
 rougher than in Hampstead.

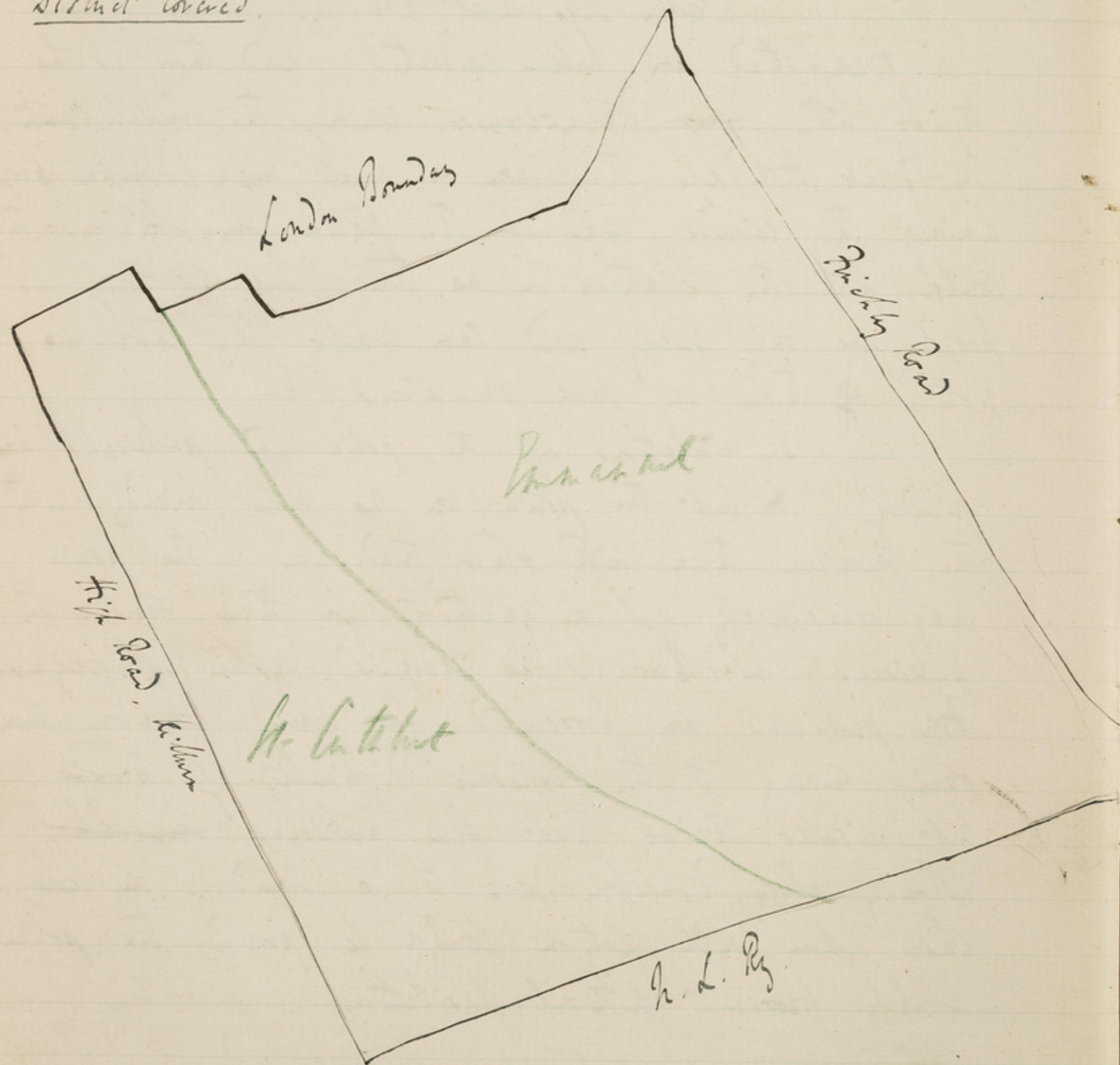


Nicolas says that all the Public Houses in Hampstead are well-conducted, and that he thinks with ~~some~~ drunkenness among the inhabitants. On Bank Holidays there are a great many drunken people among the crowds and if the police were officious they could fill the Station in no time but as long as people are only merry and can walk they take no notice of them on such occasions.

The relations of the police and publicans are friendly, but the police are no more friendly with the publicans than with other tradesmen: the police may occasionally get a gratuity for their services to publicans but there is no regular system of payment. Few publicans are prosecuted for serving drunken men owing mainly to the excessive difficulty of proof: but Nicolas thinks that few publicans ~~will~~ wilfully allow drunken men to be served: in any case when such action could be proved the police would prosecute without hesitation.



District covered



Power 20

Friday, Nov. 18<sup>th</sup> 1895.

24 Dist. 20

Walk with Inspector Wagon round district bounded on north by boundary of County of London, on east by Richly Road, on south by N. L. Ry, on west by High Road, being the parishes of Emmanuel and St. Catherine.

Starting at West Hampstead Station north to Blackburn Road: three houses: 3 st. and as map.

pk

North to Inson Road: between West End Lane and the part colored on the map is Heysham Terrace: ten 2 st. cottages belonging to the Midland Ry. and inhabited solely by their employes: pink.

pk

Inson Road is 3 st. with attics: built and being built upon the days when this showed a tendency to become a fashionable neighborhood, but probably meant for middle class: now almost entirely let in tenements



Loveridge Road

Loveridge Road - purple

Maygrove Road

Maygrove Road - pk

Fordwych Road

Fordwych R<sup>d</sup> red

Garlinge Road - red

S. Bulbber's Rd - red

High Road, Kilmun

High Road - N. end - red

said wayman; pink rather than pink band of map.  
South from Ineson Road is Medley Road: similar  
in character: pink as map.

North to Loveridge Road: 3 st.: originally as  
Ineson Road: but now a good deal poorer: pink to  
purple.

East to Arick Road: 3 st.: better than  
Loveridge, scarcely so good as Ineson: pink to purple.

North to Maygrove Road: 2 to 3 st.: up to  
Fordwych Road it is much as Ineson, and west of  
Fordwych rather better, especially on the north side:  
has an furnished apartment: pink to pink band.

North to Fordwych Road: in the older portion  
semi-det. 1/2 st. stucco: new houses built and  
building at north of Mill Lane modern red brick villa  
style: good middle class road throughout: "possibly some  
paying guests" said Wayman: red as map.

West from Fordwych Road two Garlinge Road  
and St. Catharine's Road both rather better than Fordwych:  
red.

West to High Road which from the railway to  
Licklewood is a mixture of shops and dwelling houses.



Minster Road pk b<sup>a</sup>: Manton R<sup>a</sup> pk b<sup>2</sup>  
Skardu Road pk b<sup>2</sup>: Ebbfleet R<sup>a</sup> pk  
Richborough Road - pk b<sup>4</sup>

### Milk Lane

Fordwych Crescent - pk b<sup>2</sup>

Westlive Road - pk b<sup>a</sup>

Sarre Road - pk b<sup>a</sup>

### Hillfield Road

Agemennon Road - pk + pk b<sup>2</sup>

Ulysses + Achilles Road - pk

135  
the latter being det. and semi-det. some with good  
gardens. yellow to red in character: further north  
new red brick villas are built: red to yellow.

Between High Road and Fordwych Road north  
of Milk Lane run Minster, Manstone, Skardu,  
Westfleet, and Richborough Roads: all new det. and  
semi-det. 2 and 3 st. red brick villas: red in  
character.

South to Milk Lane: more built on at  
this point than the map shows: on the south side  
is Fordwych Crescent: 2 1/2 st.: good many lodges: red  
to pink.

North run Westlive Road and Sarre Road:  
new red brick: 3 st. Red.

In Milk Lane opposite Westlive Road are  
six cottages: railway employees: pink.

North to Hillfield Road: 2 and 3 st.:  
some semi-det.: red as map.

North to Agemennon Road: 2 and 3 st.  
a good many lodges: red to pink to red  
Ulysses and Achilles Road to the east  
are poorer: pink to red



Gondar Gardens

Gondar Gardens - red

Fortune Green Road

Fortune Green - purple + pink<sup>2</sup>

Weech Road - red

Ingham Road - pk

Parsifal Road - red

Lyncroft Gardens - red

Finchley Road

Avenue Mansions - red

To the west is Gondar Gardens, now built at the northern end: substantial 3 st. red brick: semi-det. Red in character.

East to Fortune Green Road: fair class shops on east side: at north end are a few old cottages left: purple to pink in character

North to Progress Hill: red to yellow.

South down Finchley Road to Weech Road: 3 st.: red brick: semi det.: red.

South to Ingham Road and Burnard Road: 2 to 3 st. These roads are rather lower socially than the rest of the neighborhood: superior working class: coachman gardeners etc: pink. Though they are quite modern there is talk of taking them down to make room for high class flats.

South to Parsifal Road: det. and semi-det.: 3 st.: red brick: red to yellow

South to Lyncroft Gardens: 3 st. red brick on north: flats on south: red to yellow.

In Finchley Road at this point is a large block of flats, Avenue Mansions: rents running up to £160 a year: yellow to red.



West End Lane

Mill Lane

Ravenshaw St

Broomsleigh St

Sumatra Road

Cannon Hill - red

West End Lane - red

Aldred Road - pk

Ravenshaw St - pk & purple

Dornfell St - pk

Glastonbury Road - pk

Broomsleigh St - pk

South to Cannon Hill : Flats building : red to yellow.

South to West End Lane : Flats now on north side : red to yellow.

West to Mill Lane, which at this point is shops on north and villas on south : red in character

North is Aldred Road : 2 st. red to pink.

West to Ravenshaw St : 2 st. with attics : "about the poorest street in the division" said Weyman "you will find labourers here." Very few signs of poverty however : pink rather than pink land of map.

East to St Dornfell St and Glastonbury Road : 2 st. a little better than Ravenshaw : good pink.

East to Broomsleigh St : 2 to 3 st. rather better than Ravenshaw : good pink.

West to Sumatra, Pandora, Solent, Glenbrook and Harciross Roads : 2 to 3 st. red brick : good many 'apartments' : red to pink as



Dennington Park Road

Inglewood Road - red

Sandwell Crescent - bk b<sup>2</sup>

West End Lane - red

General Remarks

map.

West to Holmdale Road: rather better than previous work: red to pink

West to Inglewood Road: new 3 ft. house, and work of flats. Red to pink.

South to Dennington Park Road and Kingdon Road: 3 ft. red brick: probably red, but going down. Tradesmen beginning to speak of them as "Hopin's Island", said Wayman, a name given to roads when tenants are apt to flit with unpaid bills.

South on the site of Sandwell House is Sandwell Crescent: 3 ft. red brick. Red to pink.

West End Lane at this point is now built up with good dress shops: red, and flats, red.

East is building Canterbury Road: houses of yellow brick type: still unoccupied.

General Remarks

A dull, uninteresting district: scarcely met a soul throughout the walk. Signs of possible poverty in Lorraine Road, but everywhere else a high



Standard of comfort and respectability: many are upper and lower middle class with just a sprinkling of upper working class. Scarcely any of the inhabitants work in the district. "West Hampstead" said Wagon "is empty in the daytime"

A large part of the district is quite new, but in so much of it as was built when our map was made there are signs of deterioration, especially in Inverness, downish, Wagon, Ravenshoe, and Drumleigh, Downhill and Glastonbury streets, in all of which there is now little if any of the old element. On the other hand a great deal of the new building now in progress is for the upper middle class; especially is this the case in Finchley Road and between that road and West End Lane, where there are splendid works of flats and houses of a high type: the demand for flats in the neighborhood is evidently very great. In Finchley Road again the new villas are large and substantial: rents probably about £120.

The whole district is of course distinctly suburban in appearance: though there is endless



diversity of material and ornamentation the prevailing type - (except in the few streets where there are detached or semi-detached villas) - is the same: two or three story houses with low windows, low windows and gable tops, with here and there an attic or a basement: except shops all houses have small front garden with garden or court at the back. In the newest streets red brick is almost universal.

A characteristic of the district is the small number of Public Houses: one full license, one Beer House, one off license: but to make up for this there is an unusual number of 'grocers' licenses.

As a whole the district is quite quiet and orderly: there is rather than rowdiness, drunkenness, or violence, is the crime with which the police have to cope, and for this the criminals usually come from outside.

Inspector Wayman.

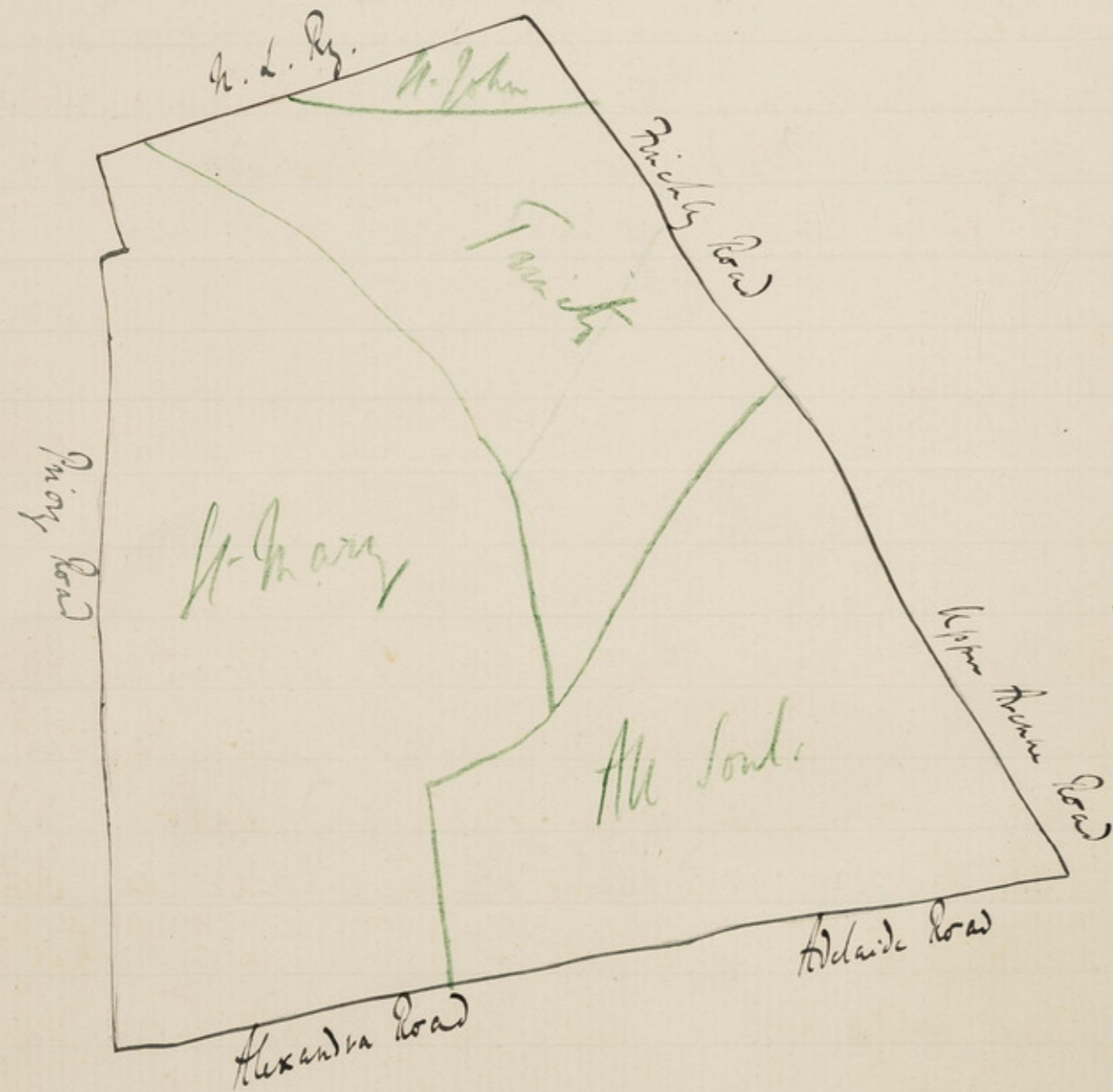
Inspector Wayman is a melancholy looking man with sandy hair and beard: rather heavy, but ~~is~~ friendly and ready to talk. He has been in West.



Hampstead four years, and does not like it:  
finds it unhealthy, owing to the damp, heavy clay  
soil.



District covered



Canfield Place - north

Police  
20  
Saturday, Nov. 19th. 1895. 23

Dist. 20.

Walk with Inspector Wayman round district bounded on the north by Midland Ry., on the east by Richly Road and Upper Avenue Road, on the south by Delade Road and Alexandra Road, and on the west by Piney Road, being parts of the parishes of St. John, Parish, All Souls, and St. Mary.

Starting at West Hampstead Station east to Broadhand Gardens: substantial middle class houses of many sorts and sizes: red to yellow. At the east end some of the houses are going down owing to the proximity of the Great Central Ry. which has cut through Midland and taken part of the gardens.

South from Broadhand Gardens runs Exton or West Hampstead Mans: pink as map.

East to Canfield Place: hills only on



Finchley Road

Finchley R<sup>d</sup> N of Swiss Cottage - red

Rosemont Road - pk

Lithor Road

Canfield Gardens

Canfield Gardens - yellow

Compayne --- red

Fairhazel --- red

Greencroft --- yellow

Aberdare --- red

north side: men and workshops: pink to purple.  
East to Finchley Road: at this point now  
the qual. shopping centre of Hampstead: fine shops  
with flats on the east side: Wayman called  
it "a second Regent St" and though this is to  
exaggerate the shops blot out the wealth of the  
neighbourhood. Red to yellow (for flats)

North to Rosemont Road: really a men  
with a few workshops and small block of inferior  
flats at the end: pink to purple.

North to Lithor Road: now built right  
along: 3 fl. red brick: lodges: noisy yard at end:  
pink to red as map.

South to Canfield Gardens, Compayne  
Gardens, Fairhazel Gardens, Greencroft Gardens, and  
Abdare Gardens. With qual. diversity in the character  
of the architecture there is none in the character of  
the inhabitants of this group. They are a mixture of  
flats, villas, and some of the houses of the best  
modern suburban type: all in red brick, and as spirit  
and span and smart as they can be: not the  
slightest tinge of dizziness either in exterior or



Goldhurst Terrace

Fairfax Road

Fairfax Mews

Fairfax Mews - lb

157  
interior: only a shade less 'classy' than the yellow  
streets on the east side of Frickley Road. It is  
a quiet district for successful authors, journalists,  
actors, singers, and musicians. Red to yellow

South to Goldhurst Terrace: meant to be much  
the same as the previous block, but for some reason  
has gone down a little: lodgers are found here. Red  
in character.

East to Fairfax Road. Here we plunge  
suddenly from ultra-modernity into old St. John's  
Wood: the houses must be more than 30 years old:  
semi-detached stucco villas: with the growth of  
the new district to the north and west this end  
all the streets south of Goldhurst Terrace have  
gone down, and what then had to be found to let  
the houses: in Fairfax Road however they are still  
exclusive middle class: red in character. At the  
south end of the road is a row of shops: red  
to pink.

West to Fairfax Mews: apparently no  
private coachman: stable rats and cabmen: higher  
blue rather than pink.



Coles Yard - purple

Coleridge Gardens - lb

Upper Avenue Road

Belsize Road

Belsize Road - pk & pk b<sup>2</sup>

North to Coles' Yard: a mess off Fairhazel Gardens: only two tenements: pink to purple.

West to Coleridge Gardens: also a mess: two tenements: purple in character.

West to Hilgrove Road and Albia Road: semi-detached stucco villas: red as map. Houses on ~~east~~ west side of Albia Road gone for Great Central Ry.

West to Trichly Road and Upper Avenue Road: det. and semi-det. houses in gardens: yellow to red. Trichly Road north of Palace Road opposite New College (yellow on map) is changing its character: some of the large houses are coming down and shops taking their place: there is evidently a demand for shops of the highest class here which those north of Trichly Road station do not satisfy.

East to Belsize Road: a long mixed road. at the ~~west~~ east end stucco villas, red as map: in the centre on the north side a long 3 d. terrace rather less good in character: ~~before~~ apartments in many houses: on the south side a row of small 2 d. semi-det. villas backing on railway: looking ~~as~~ very shabby: red to pink in character. West



of Priory Road the road goes off 3 st. shops and houses but in the center is a good many Mrs. men living here: pink here rather than red.

North of Polanyi Road is Albert Mews and S. S. O. C.: a few housekeepers living here: light blue rather than pink.

West to St. George's Road: semi. det. sd. stucco villas: some apartments: red as map.

East to Abbey Road: much as St. George's but a little better: red as map.

South to Alexandra Road: semi. det. 2 1/2 st. brick and stucco villas: rather better than preceding roads except at extreme west end when it has been badly affected by Great Central Ry.

General Remarks

The eminently well-to-do district, but with slight signs of deterioration in the old streets bounded by Fairfax Road and Polanyi Road on the north. Except in Fairfax Mews and Albert Mews no trace of poverty. Throughout the district a good many Jews and foreigners

Albert Mews - lb

Alexandra Road

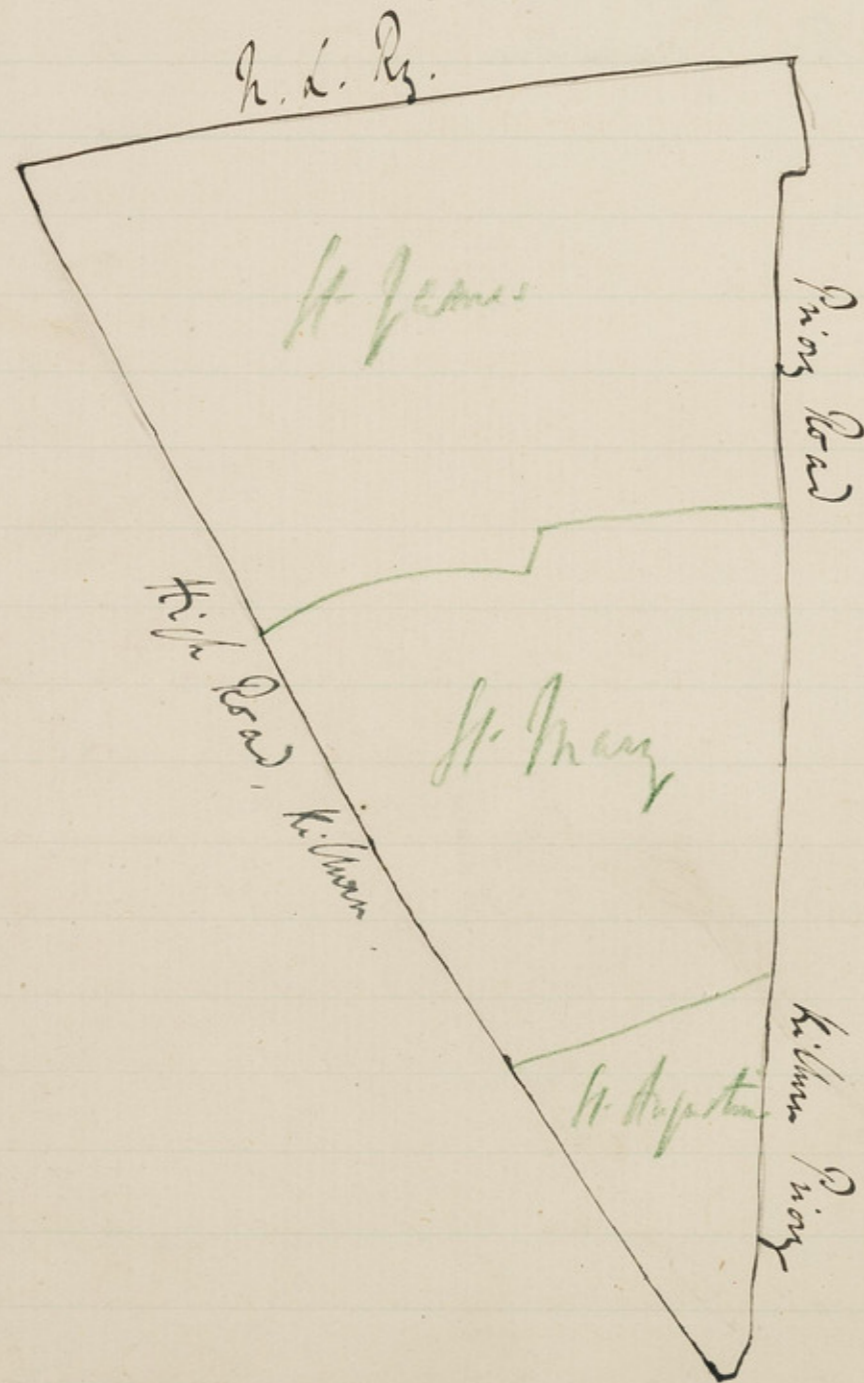
General Remarks



Discussing with Wagner the manners and morals of the working class he said that the more intell. ind. among the working men were largely desiring to limit their families.



District covered



Police 20

Thursday, Nov. 24<sup>th</sup> 1890 <sup>23</sup> Dist-20

Walk with Inspector Wagon round district bounded on the north by the R.L. Ry., on the east by Priors Road and Kilburn Priors and on the west by Kilburn High Road, being part of the parishes of St. James, St. Mary, and St. Augustine

Starting at the junction of High Road and Kilburn Priors north up High Road: just at the corner the knife house at the corner (marked 2) on map) has come down and shops are to be built: both here and in its full extent up to the northern limit of this walk - (taken by The Grange, a good yellow house with large grounds) - High Road is exclusively good middle class shops, tailing off at the north to shops of a poorer class and, - at night, - looks staler about Palmerton Road and Bethwood St. This is the great shopping street of a wide area.



Killurn Priory

Goldsmith's Place

Abbey Lane

The shops though substantial are of a much cheaper type than those in Finchley Road, and indicate clearly the change in character of the street west of Priory Road compared with those to the east.

North to Green Road: det. and semi-det. villas, brick and stucco: red as map. The estate marked purple on the north side is now prohibited.

East to Killurn Priory: as Green Road, except to south where there is a Terrace of more modern 2 1/2 st. brick houses: red throughout as map.

West to Goldsmith's Place: 2 to 3 1/2 st.: working class: pink as map.

East to Springfield Gardens: 2 st. cottages with gardens in front, and a few decayed villas: pink as map.

North to Bell Terrace, backing on the railway: small shops and two small dwelling houses: pink as map.

North of Railway to Adams Road: second class shops facing railway: not colored on map: pink in character.

North to Abbey Lane: on east some old.



Kilburn Vale

Kilburn Vale - purple

King's Cottages

King's Cottages - purple

Munden Cottages - purple

Providence Place

Providence Place & Courts - lb

169  
fashioned double-fronted cottages with large gardens in front: west side mixed small cottages and houses flush with pavement: all old: pink in character.

West to Kilburn Vale: 2 st. cottages with small front-garden: pink to purple

North to West End Lane: at this point very different in character from further north (see below): on north side ~~is~~ terrace of 2 1/2 st. houses: good working class: pink as map. On the south side are:-

King's Cottages: 2 st. with very small front-garden: pink to purple in character: also

Munden Cottages: four 2 st.: rather poorer: probably light blue rather than pink.

West to Providence Place: not coloured on map: only four houses: pink in character: from it runs to east a square of cottages called

William Terrace on north and Edward Terrace on south: ten cottages with gardens and passage down the middle: not marked on map: pink to purple in character.

South of them is another row of cottages East of Providence Place: also unmarked: rather poorer:



squashed the kept garden ground in front: clothes hanging out to dry: dirty children playing: fowls and ducks about: purple to light blue.

This little corner between Abbey Lane and High St. is the remains of an old village which was no doubt here before long before London extended so far north: it is very like the little village at the bottom of Highbury Hill (Moytham St. etc) in appearance, but much less squashed: the inhabitants are bus men, cab men, labourers etc: quite quiet, no trouble to police.

East of Abbey Lane is Priory Mews: marked pink on map: now only two tenements: light blue to purple.

North to Richington Road: 3 1/2 st. heavy looking red brick houses: east of Martin's Road older det. and semi-det. villas: good middle class throughout Red as map.

North to Quex Road: on south side large det. 3 1/2 st. brick and stucco: red to yellow in character. On south north 3 st. terrace: rather less good: red as map.

North to Mayenod Avenue: built now on

Priory Mews - lb

Richington Road

Mayenod Avenue - pk



Kingsgate Road

Gascony Avenue

Bresby Mews - lb

West side: 3rd. tenement of lower middle class flats: only three rooms and kitchen in each: closets etc. pink to red.

North to Imperia Road: 3rd. red brick: pink to red as map.

West to Kingsgate Road: mixed road of 2 1/2 to 3 1/2 st. grey brick houses and small shops. Houses all in tenements throughout: pink as map. A few new houses built opposite Deyhan and Lotleigh Roads: 2 st. pink.

West to Kingsgate Place: a mews with d.s.o. no garden: only four tenements: pink as map.

North to Bresby Road: 3rd: middle class: furnished apartments: pink to red as map.

South is Bresby Mews: not marked on map: "state rate": light blue.

North to Gascony Avenue: 3 1/2 st. brick and stucco: pink to red as map.

North to Messina Avenue: similar to Gascony: furnished apartments and a few tenements: pink to red as map.

North to Lotleigh Road: 2 to 3 st. red brick:



Dynham Road

Hemstall Road

Palmerston Road

Palmerston Road - purple

175  
now built right along both sides: pink to rd as map.

Notes to Dynham Road: similar to Cottis. Both these roads are poorly built and have very poor backs: they are doomed to go down and are probably now less respectable than they look: here as elsewhere much is hidden by the white curtain. Wayman had occasion to go into a house in this road a short while since: a servant was kept, but the house was filthy. "Ah!" said Wayman, who is a bit of a philosopher "if we could see through the walls we should see some strange things."

Notes to Hemstall Road: a mixed road: at west end poor shops, pink in character. In centre 3<sup>rd</sup> tenement houses similar in build to those in Maynard Avenue, but poorer: pink. At the east end and on north side are 3<sup>1/2</sup> st. houses red and white brick: pink to rd. At corner of Kingsgate Road is small block of Dullips, Beacon House, pink as map.

West to Palmerston Road: 3<sup>1/2</sup> st.: fine looking class with a good touch of blue in it.



Some of the houses getting into very bad repair :  
great many 'no man' and horsekeepers, laborers and  
navies : probably purple rather than pink. On the  
north side is

Peebles Mews : not marked on maps : distinctly  
poor : light blue.

North to Netherwood St. : 3 to 3 1/2 st.  
Much as Palmarston but poorer. Both these streets  
are very crowded : Wagner says there are 500 children  
of school age in Netherwood : also that both  
streets had a very bad reputation for roughness,  
but that they are much better now. "The time to  
be in these streets" he said "is on a fine summer  
evening when you will find all the people sitting  
on the doorsteps." Netherwood St. though it has  
large patches of light blue should be purple  
rather than pink.

East to Nelson St. : 3 st. : better than  
the previous two : pink as map. The Board School  
now takes all the north side.

East to Donfield Road Leicester St. : 3 st. :  
let in tenements : good looking class : pink as map.

Peebles Mews - lb

Netherwood Street - purple

Netherwood St.

Leicester St.



Sheriff Road

Hilltop Road - pk 6<sup>2</sup>

West End Lane

Similar but a shade better is Longfield Road to the east: the whole street belongs to one landlord who is careful as to his tenants and keeps a man constantly doing repairs.

East to Kylinon Road: 2 st.: middle class again, but not many with servants: "People here would not associate with those in Longfield Road" said Wayman. Pink to red.

North to Sheriff Road: 2 to 3 st. Double-fronted villas: some detached. Red brick and stucco: better at east than west end. Red to pink

South to Gladys Road: 3 st.: similar to Kylinon, but rather better: pink to red.

East to Hilltop Road: Det. villas, brick and stucco: and new red brick terrace on west side. New block of flats on site of The Beacon. Should be red rather than pink.

East to West End Lane: just south of West Hampstead Station are shops: red in character, but the rest of the road down to Birchington Road is mainly large detached houses: yellow to red. Just



North of "The Chimney" and again at the corner of  
Queen Road are new blocks of good flats. Waymen  
thinks that there is not quite such a good class of  
people in West End Lane as there used to be.

Chislett Road - yellow.

& East to Chislett Road and Alers Road:  
lots large, almost lordly, detached mansions: 4 st.:  
Chislett Road should be yellow rather than red.

South of Alers Road is Brookland Stables:  
one tenement: pink.

Priony Road

East to Priony Road: up to Abbey Road good  
det. villas: red to yellow in character: south of  
Abbey Road one comes into old St. John's wood with its  
semi-det. stucco: red.

West to Woodchurch Road: 2 to 3 st. det.:  
double-fronted villas: yellow to red.

South to Acad Road: as Woodchurch but  
not quite so good: red to yellow.

South to Ward Meers: pink as map.

South to Abbey Road and Abbot's Road:  
semi-det. stucco: red as map.

General Remarks

General Remarks



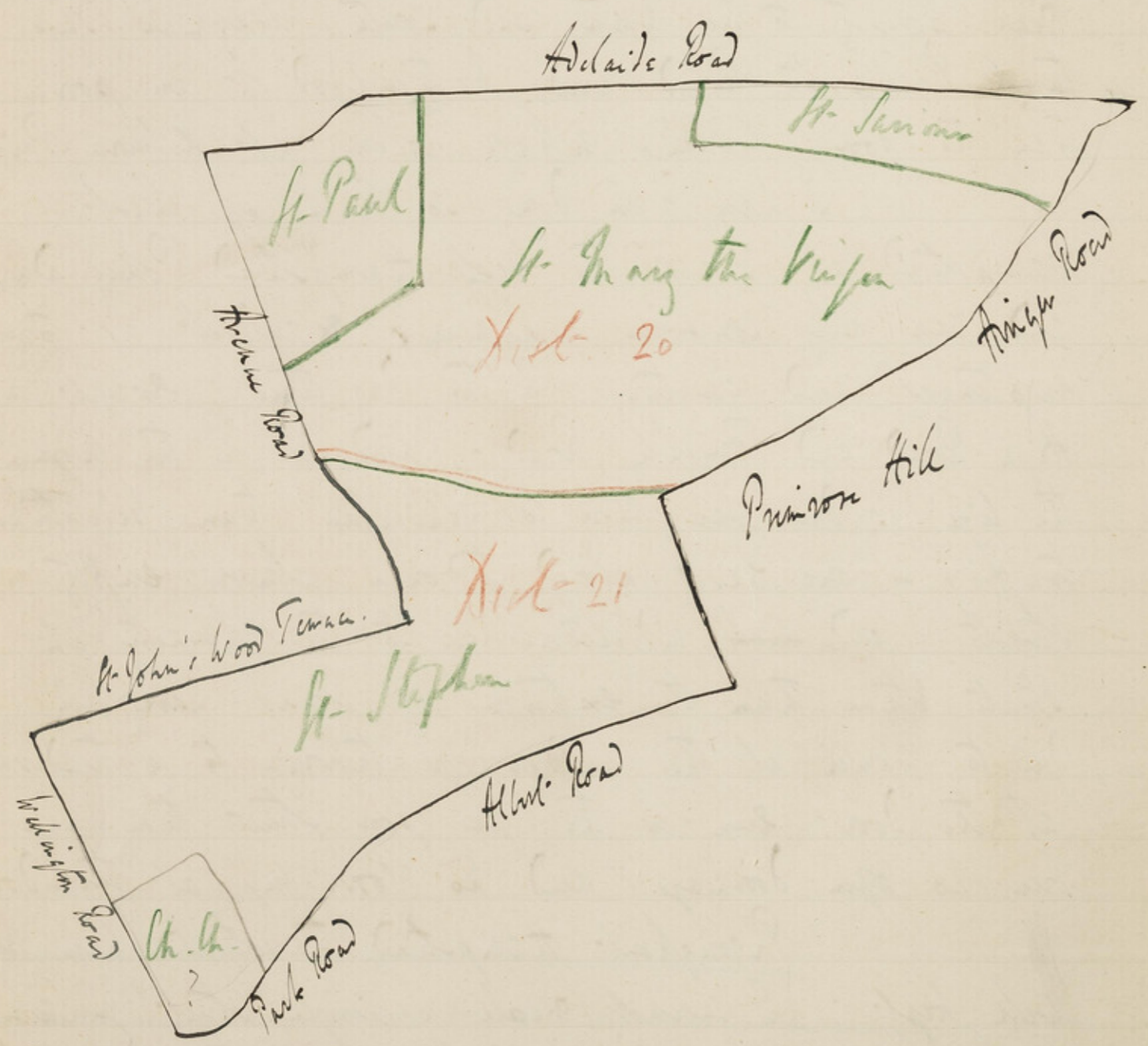
A rich district <sup>part</sup> ~~part~~ of West End Lane: west of it middle and working class with a touch of real poverty to the north and south. Wayman says that Palmerton Road and Hetherwood St are poorer than the poorer looking village colony at Kilburn Priory.

I have now done so much of West Hampstead as is in the West Hampstead Police Division and can fully confirm Wayman's & verdict as to its emptiness and quietness in the day time: except in High Road and Finchley Road - (and here in the morning the life is due far more to vehicular than pedestrian traffic) - one has walked through almost empty streets and such indications as to the character of streets other than the extension of houses have been due to women at the window or talking to a tradesman at the door: even in the few poor streets there have been no open doorways and no jostling at the doors.

Throughout Hampstead the streets have been well kept: I cannot recall a single street in which there has been any litter of papers or other debris.



District covered



Order 21/20

Dec. 1st. 1898.

20<sup>th</sup> Dist. 20 and 21

Walk with Sergeant Simmonds round district bounded on the north by Adelaide Road, on the east by Arden Road and Prisoner Hill, on the south by Regent's Park, and on the west by Arden Road and Wellington Road being parts of the parishes of St. Saviour, St. Mary the Virgin, St. Paul, St. Stephen, and Christ-Church.

Starting at the corner of Chalk Farm Road and Adelaide Road west to Bridge Road: semi-det. 2 1/2 st. streets either: red as map.

West to Arden Road: west of Arden Road is a row of 4 st. houses let in tenements with a family on each floor: pink rather than red. The rest of the road is 3 1/2 st. some letting apartments, ~~and~~ some single families: red as map.

East to Arden Mews: light blue rather than pink of map.

West to Oppidans Mews: pink as map.

North to Oppidans Road: 3 1/2 st. semi-det.



Prinson Hill Road

King Henry's Road

Usworthy Road

187  
good middle class: red as map.

West to Prinson Hill Road: det. and semi-det.:  
south of King Henry's Road red to yellow: north  
it falls off a little and is red as map.

North to King Henry's Road: 3/2 st. semi-det.:  
with few detached: north about £90. Red as map.

West to Ston Place: a few semi-det. houses:  
red as map: East and West of it (not East <sup>on</sup> as on  
map) are Ston Mess: King Henry's super with coachmen  
and stable men above: pink to purple.

South to Usworthy Road: large 3/2 st.  
det. and semi-det. Red to yellow.

West to Usworthy Terrace: 3/2 st.: less  
good than Usworthy Road: red as map.

West to Merton Road: 3/2 st. semi-det.  
red as map.

West to King's College Road: fair class  
shops: red to pink. Red and West from the road  
near King's College Mess: large lat yard on East  
side: "stable-rats": light blue rather than pink.

West to Harley Road: 3/2 st. semi-det.  
brick and stucco: red as map.



New Roads on Stn and Middlesex ground

Ardenne Road

St. Edmund's Terrace

St. James' Mews - lb

Wells Road - red

Lancaster Mews - purple

South from Harley Road runs a new road at present unnamed meeting what will be a continuation of Stoworthy Road which runs through into Ardenne Road. On these two new roads are built and building some of the most beautiful houses in London: yellow in character: no two houses alike, but all of the most modern aesthetic type: rents I imagine from £150 to £200 or more.

West to Ardenne Road: det. South fronted 2 1/2 and 3 1/2 st. villas, mostly of stucco: yellow to rd.

South to St. Edmund's Terrace: 3 1/2 st. stucco: some apartments: some single families: rd as map.

East to Titchfield Road: one house only: yellow as map.

East to St. James' Mews: cabs and stable-men: light blue rather than pink.

East to Wells Road: 3 1/2 st. semi-det. middle class: rd rather than pink of map.

East to Lancaster Mews: as St. James' Mews: light blue rather than pink.



Ormonde Terrace

Ormonde Terrace - red

Townshend Road

Lancaster Terrace - red

S. James Terrace - red

Townshend R<sup>o</sup> E. purp.

Frederick St

Beckett's Place

Beckett's Place - lb

Tucker's Place

East to Ormonde Terrace: 1/2 st. nearly all single families but some lodgers: yellow to red in character. In this and St. Edmund's Terrace the houses are beginning to show visible signs of outward decay.

South to Lancaster Terrace and St. James Terrace: 1/2 st. fronting the Park: yellow to red. West to Townshend Road: on east side stables nominally belonging to houses in Avenue Road but mostly let off to laborers and tradesmen: pink to purple. On west side 3 st. houses and further north semi-det. villas: all let in tenements: pink as map.

West to Frederick St: 2 and 3 st. narrow, poor houses: north side poorer than south: but light blue as map all through.

North to Beckett's Place: 2 st. stucco cottages with dirty open space in front: broken patched windows: several dirty women standing about: light to dark blue rather than pink of map.

West to Tucker's Place: square of cottages with front gardens: Simmonds said much as Beckett's Place, but looks more respectable: light blue as map.



Bentinck Terrace - red

Portland Terrace - red

Charlton St.

Lower William St.

Lower William St. purple

West to Ramont St. (late John St.). 2 st.:  
quiet poor: light blue as map.

West to Ramont Mews: costers and calvee:  
light blue as map.

South to Bentinck Terrace and Portland Terrace:  
the two bits marked yellow on map facing the Park.  
Once, said Sinkards, notorious as the haunt of  
kept women and high class prostitutes, but now quite  
respectable: nearly all now furnished apartments:  
red rather than yellow.

West to Charlton St. (late Charles St.):  
2 st. on east, 3 st. on west: all lit. in tenements:  
pink as map.

West to Culworth St.: 1/2 st. built for  
middle class: now lit. in tenements: pink as map.

West to Lower William St.: at the south  
end an element of poor character: light blue rather  
than pink: further north 2 st. lower lit. at. from  
11/ to 13/: rather mixed in character: pink to  
purple.

East to New St.: 3 st. tenements: pink as  
map.



Narrow Hill Road

Barrow Hill Road - n side purp.

High St. Portland Town

High St. pk b<sup>2</sup>

Wellington Road

St. John's Wood Terrace

195  
North to Cobham St. (late Chapel St.): only two houses: pink as map.

North to Narrow Hill Road: 3 st.: better on south than north side, which should be light blue or purple rather than pink.

West to High St.: on east small 2 st.: shops scarcely better than pink: on west shops of better class: red to pink. The shops in this road evidently seem both the poor of Portland Town and the rich of St. John's Wood and are of a mixed character. There are quite a number of old curiosity shops which probably appeal to the large colony of artists in the neighbourhood.

West to Cochrane St.: 3 st. houses, and small semi-det. villas: all let in tenements: pink as map.

West to Wellington Road: small det. and semi-det. streets villas: red as map. On the west side some of the houses have come down for the Great Central Ry.

East to St. John's Wood Terrace: 3 1/2 st.: good working class: pink as map.



Henry St.

Upper William St.

Charles Lane

General Remarks

Route to Henry St.: for the most part small shops: but on north side new block of 1/2 st. Dwellings, De Walden Buildings: these and probably the rest of the street should be pink rather than purple.

Bentuck Court.  
South to Henry Place: 2 st. cottages with small front gardens: light blue as map. Similar are Williams Cottages from William St.

East to Upper William St.: 2 st.: quiet poor: light blue as map.

East to Henry Place: as Bentuck Court: light blue as map.

North to Charles Lane: De Walden Buildings now backs on this: otherwise it is 2 st. cottages on south, stables and workshops on north: light blue as map.

West to Townsend Cottages: 2 st. with small gardens: purple as map.

General Remarks

Except in Portland Town this is an entirely well-to-do district, nor is there at present.



199  
any sign of decay: indeed the style of houses which  
is being built on the Ston and Middlesex brick-pond  
indicates that there is an upward tendency and the  
probability is that as leases fall in and there is  
room for further building the yellow in this district  
will spread at the expense of the red. There are  
indeed if the coloring of the map is correct: signs of  
deterioration in the houses facing Regent's Park,  
but I am sure from a recollection of many years that  
the coloring of Portland and Pentrich Terrace at  
least was wrong: but still there has been here a  
slight downward tendency owing to a prejudice against  
the canal, which was said to smell.

As to Portland Town - it seems practically  
unchanged since the map was made: it remains  
poor but respectable: with its number of little courts  
and narrow 2 ft. alleys and streets it is a very  
typical respectable poor quarter. Except in one court  
(Reckitt's Alley) I saw no signs of squalor though  
many of poverty. Simmonds tells me that the people  
give the police no trouble: even on Bank Holidays  
they are quite quiet.



201

As far as Simmonds knows there is no criminal population in the Portland Town Sub. Division; and certainly there are no license holders (i.e. ticket-of-leave men).

There are no hotels known to the police as such.

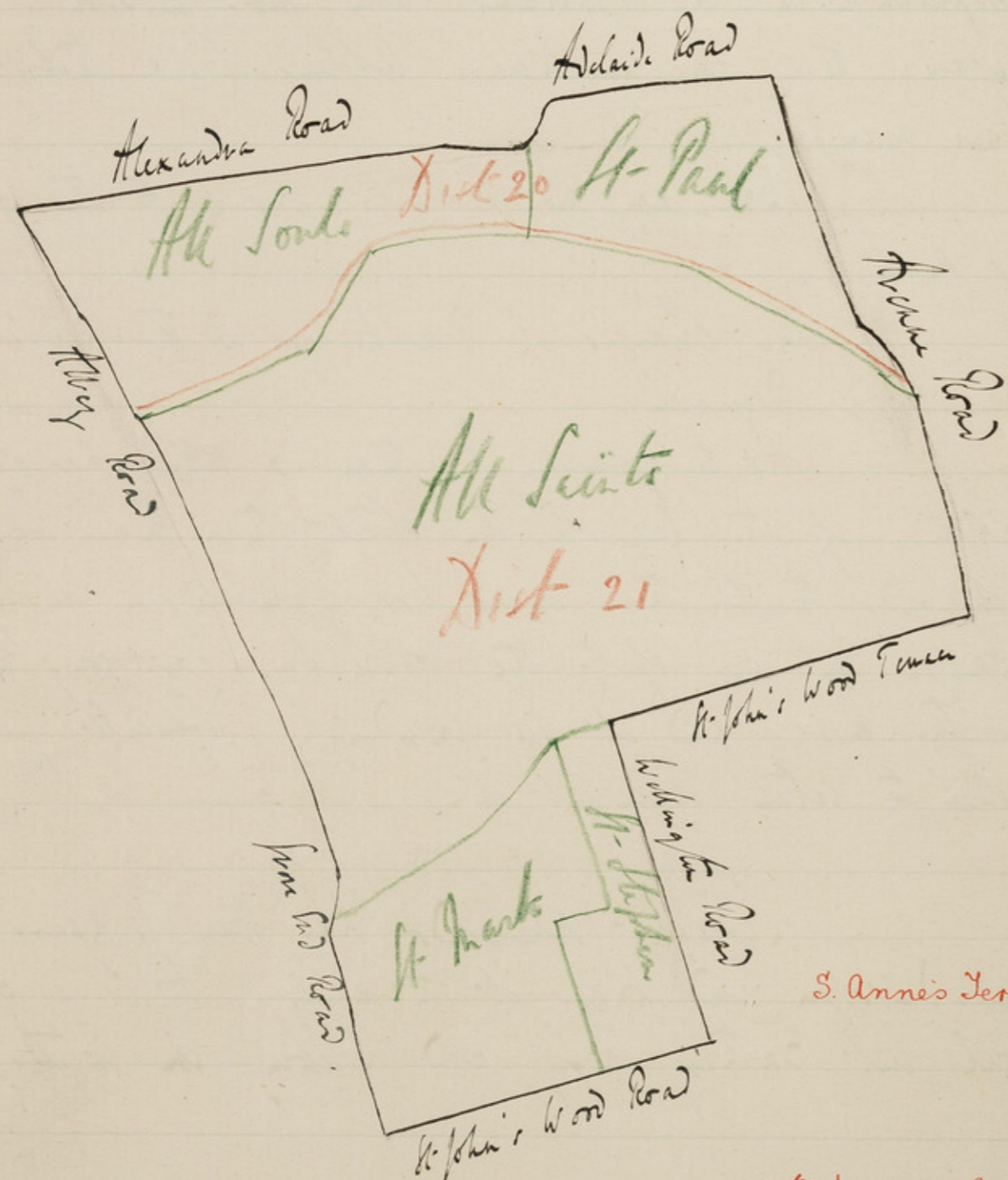
The charges of drunkenness in the division are always decreasing.

As to gambling: there is much less open violation of the law in the streets than there was but Simmonds thinks there is no less gambling: instead of staying in one spot the bookmakers are constantly on the move and it is exceedingly difficult for the police to catch them at it.

Sergeant Simmonds has been 11 years in this sub. division and knows it thoroughly. He is a good soul but rather huffy and lacking in intelligence.



District Council



S. Annes Terrace W side } red }

Ordnance News - lb

Police 21

Friday. Dec. 2nd. 1895. 19 Dist 20 and 21

Walk with Sergeant Simmonds round district bounded on the north by Alexandra Road and Adelaide Road, on the east by St. Anne's Road, on the south by St. John's Wood Terrace, and St. John's Wood Road, and on the west by St. Mary's Road and St. Anne's Road, being the parish of All Saints, and parts of the parishes of All Souls, St. Paul, St. Mark, and St. Stephen.

Starting at the corner of Wellington Road and St. John's Wood Terrace east to St. Anne's Terrace: 3 1/2 st. : mainly furnished apartments. Red as map. North to St. Anne's Road: det. and semi-det. : villas in gardens : red as map. South to St. Anne's Terrace : 3 st. and 3 1/2 st. : furnished apartments on west side, tenements on east. Should be red on west : pink on east. East to Ordnance News : cottages and stable-sets : light blue rather than pink of map. East to Aquila St (late Edward St) : 2 1/2 st.



Ordance Road

Worongou Road

Worongou Road - pk b<sup>2</sup>

Trichly Road

Queen's Terrace

Queen's Terrace - pk b<sup>2</sup>

105  
lt. in tuncments : pink as map.

East to Ordance Road : 3/2 st. : tuncments : pink as map.

East to Tonshead Road : at this point semi-dd. viles in gardens, one no doubt middle class : but now lt. in tuncments : pink as map.

West to Worongou Road, the greater part of which is taken up with a tenement called Garfield Viles not marked on map : rd in character : south of them are some older viles, but no sign of light. One marked on map.

East to Henstridge Place and Henstridge Villas : 3 st. : some houses lt. in tuncments, some high families : rd to pink as map.

West to Acacia Place : 3 st. : and semi-dd. viles : rd as map.

West to Trichly Road : large dd. and semi-dd. houses some with good gardens : yellow to rd in character.

East to Queen's Terrace : 4 st. : shops of good character : rd rather ~~less~~ than pink of map.



Queen's Road

Queen's Road S. side

London Road Mews - purple

London Road

North to Queen's Road: on south side west of Ordance Road terrace of 3 1/2 st. houses some let in tenements, some apartments: rd to pink in character. The rest of the road det. and semi-det. villas: rd as map.

South to Norfolk Road: det. and semi-det. villas: rd as map.

North to St. John's Wood Park: large det. and semi-det. houses with rents running up to at least £250 a year: yellow to rd.

West to Boundary Road: det. and semi-det. villas: rd as map.

North to Boundary Mews: purple to pink in character.

North to London Road Mews: labs and stable-rates: purple to light blue rather than pink.

East to London Road: det. and semi-det. villas with terrace at north end: rd as map.

South to Springfield Road, Clifton Hill, Carlton Hill, and Merlin Road: all det. and semi-det. brick and stucco villas, 2 1/2 to 3 1/2 st.:



Marlborough Hill

Marlborough Road - yellow

Grass End Road

Elm Tree Road

very similar in character: rd as map.

East to Marlborough Hill: 3 1/2 d. semi-det.  
Rd as map: but going down on west side owing  
to great central dy which was behind it and has  
had to let the houses at various intervals.

South to Marlborough Road: det. 3 1/2 d.  
houses in garden: rd to yellow in character.

South to Langford Place: det. and semi.  
-det. villas: rd as map.

North to Langford Stables: pink as map.

South to Waverley Place: houses on west  
side down from great central: east. semi. det.  
villas: rd to pink.

North to Trichley Place: a Mans: pink  
as map

South to Grass End Road: large det. and  
semi-det. houses in garden: rd to yellow as map.

South to Lincoln Road: similar in character.

South to Elm Tree Road: det. and semi.  
det. villas: rd as map. This and the neighboring  
roads swarm with studios, some palatial (e.g. Almeida) some quite humble. So completely is it an



artistic colony that in this road he met two young artists, bare headed, smoking pipes in canvas coats covered with paint, walking I suppose from one studio to another.

East to Lanendish Road and Hillington Place: large semi. Id. houses: yellow to red.

North to Lennard Place: two rows only: and rather than pink: the pink piece of the top has gone for the front central.

Lennard Place - red

General Remarks

General Remarks.

Except in a few of the houses there is no poverty in this walk, and only a very small working class element between Acacia Road and St. John's Wood Terrace.

The district is, said Linnard, just the same in character as when he first knew it 11 years ago, and my survey confirms the fact that there is practically no change in the map.

This and the preceding walk comprise all that is left of old St. John's Wood, for the still older part south of St. John's Wood Road



is nearly all swept away for the great Central.  
 South of ~~Queen's~~ Queen's Road and Marlborough Road a  
 very pleasant district it is: though the endless  
 little detached and semi-detached streets villas have  
 no architectural beauty merit, as has had them  
 a certain beauty which is summed up in some  
 thousands of enclaves, trees, flowering shrubs  
 and flowers: even in winter there is throughout the  
 district an air of solid comfort and coziness.

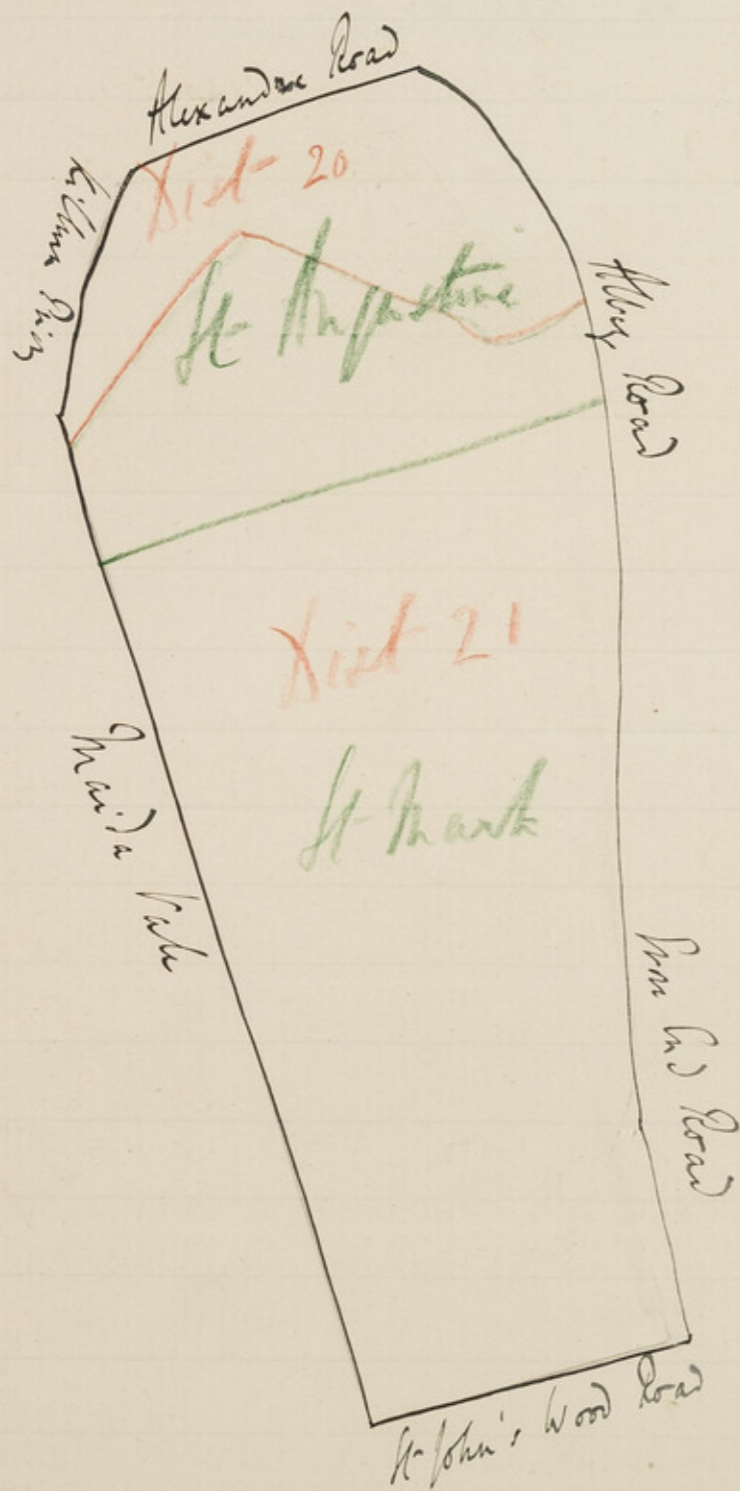
North of Marlborough and west of Finchley Road  
 the district is newer - (probably some 35 years instead of  
 50 to 60 old) - and less attractive: dingy grey brick  
 is mingled with stucco in the building: both front  
 and back gardens are much smaller, but the houses  
 even if they have no more rooms than in the older  
 quarter are more imposing or pretentious: as far as  
 wealth goes there is probably not much to choose  
 between the inhabitants of the two districts, but in  
 character probably a good deal: the older part is  
 largely artistic, and Bohemian: the newer is  
 mainly stodge middle class "people" (as Simmond)  
 is fond of phrasing it, "who go out to business".



215  
many of them Jews, who have a large Synagogue  
at the corner of Marlborough Place.



Distnd. covered



Hamilton Mews - lt  
 Hamilton Mansions - yellow

20  
 18  
 Saturday, Dec. 3<sup>rd</sup> 1895. Dist 20 and 21

Walk with Sergeant Semmonds round district bounded on the north by Alexandra Road on the east by Abbey Road and from End Road on the south by St. John's Wood Road, and on the west by Maida Vale, being parts of the parishes of St. Mark and St. Augustine, Killbuck.

Starting at the corner of from End Road and St. John's Wood Road west to Hamilton Mews: mainly dingy shabby and cab; Lavatories and coachmen: light blue to purple rather than pink.

St. John's Wood Road at this point is good detached houses: red to yellow in character.

North to Warwick Place: red: semi-detached villas: red as map.

Similar in India Place to north: red as map. North to Hale Road: large detached houses



Hamilton Gardens

Alma Sq.

Thornton Place

Nugent Terrace - ph 6<sup>2</sup>

in gardens: yellow as map. At the corner of  
Hale Road and Fern Road on the site of three  
houses is now built large block of high class flats:  
Hamilton Mansions: red to yellow in character.

North to Hamilton Gardens 3 ft. and 3 1/2 ft.  
modern red brick: shoddy in style: totally unlike their  
old-fashioned surroundings: a good many furnished  
apartments: red as map.

North to Alma Sq.: 3 1/2 ft. brick and  
stucco: rather better than Hamilton Gardens, but  
below the general level of St. John's Wood: red as  
map.

North to Hill Road: 3 ft. semi-3 ft. villas.  
Red as map, but beginning to look rather shoddy.

North to Nugent Terrace: shops on both  
sides: not marked on map: should be red.

North to Thornton Place: large 3 ft. to  
4 1/2 ft. houses with attics. Red as map. A few  
boarding houses here.

South to Thornton Mans.: pink as map.

North to Violet Hill: small shops: pink  
as map.



Abbey Gardens

Abbey Gardens Mews - lb

Abbey Gardens - pk & lb

Blenheim Terrace

The Lane - pk

Blenheim Terrace - pk

Ryders Terrace

Ryders Terrace - lb

North to Abbey Gardens Mews: poor and dirty: large putrid dump, heap and jowls: light blue rather than pink of map.

North to Abbey Gardens: 2 1/2 st.: some wt. in tenements: some furnished apartments: pink barred rather than red of map.

North to Marlborough Place: 2 1/2 st. Id. and semi-Id.: red brick: red as map. Here beside the Synagogue is the Manro Gibson's Church: "a great crowd here always on Sunday" said Simmond, "quite a string of carriages waiting for people".

North to The Lane: not marked on map: a Mews: pink in character.

North to Blenheim Terrace: mixed street of shops and 3d. houses, many wt. in tenements: pink barred rather than red.

North to Ryders Terrace: small 2d. stucco cottages: poor: light blue rather than pink.

North to Blenheim Passage: three very miniature shops: <sup>not</sup> pink as map.

North to Carlton Hill: semi-Id. villas: red as map.



Clifton Hill

Belpan Road

Belgrave Road - pink<sup>2</sup>

Boundary Road

Belgrave Gardens - pink.

Victoria Mews - lb

Alexandra Mews - purple

22  
Note to Clifton Hill: similar to Carlton Hill: red as map. The pink piece between the two is probably meant for studios, but they are unmarked.

Note to Carlton Mews: pink as map.

Note to Belpan Road: like it: a good many let. in tenements, but on the whole a respectable road almost red in character: it was strange to see on the north side one house in a shocking condition, with dirty children standing in the open doorway: might well have been in a dark lane street.

At the west end of Belpan Road is Belpan Gardens: not marked on map: all let. in tenements: pink to purple in character.

Note to Boundary Road (called Grenke Place on map: Grenke Place lies west of Bolton St.): few shops of fair character: pink to red as map.

Note to Victoria Mews: a bar yard with only four tenements: pink to purple.

Note to Alexandra Mews: purple rather than pink.



Bolton Road

Mortimer Road

Greville Road

Hamilton Terrace

Greville Road - red

Greville Place - red

North to Holtam Road: 3 1/2 st.: some ut-  
in tenements: some apartments: pink band as map.  
West to Bolton Road: 3 1/2 st.: all ut-in  
tenements: pink as map: but then again south of  
Boundary Road there is one house of dark blue character.  
Neither in this case nor in the house in Polperrow Row  
did Simmonds know anything of the character of  
the inhabitants.

North to Alexandra Road: semi-det. houses.  
villas: red as map.

South to Mortimer Crescent: 3 1/2 st.-  
semi-det. villas: red as map.

South to Mortimer Road which is  
similar but a little better than the Crescent: red  
as map.

West to Greville Road: large det. and  
semi-det. houses: yellow to red in character  
similar to Greville Place to south.

South to Upper Hamilton Terrace and  
Hamilton Terrace which is richer north than south of  
Hall Road: to the south it is scarcely more than  
red. In Hamilton Terrace is Canon Duckworth's



Maida Vale

General Remarks

church H. Marks: "it is my fault" said  
Simmonds: when the canon is preaching, but  
when he is in residence at Westminster there is a  
great falling off in the congregation."

West. to Maida Vale divided into Pearcy  
Place, Pine Apple Place, and Carndon Place: mainly  
~~the~~ det. houses in gardens: yellow to red. The Pearcy  
garden at the corner of Hall Road has gone and  
houses are in process of building.

General Remarks.

The district comprised in this walk  
is more mixed than the previous one: there is more  
wealth and a much larger element of lower middle  
and working class. Though there are very few changes  
of colour in our map there are, north of Hall Road,  
distinct signs of a downward tendency: this is  
especially noticeable north of Carlton Hill when, if  
the map is correct, yellow is tending to red, red to  
pink, and pink to purple: except however in a house  
here and there there is as yet no sign of real poverty  
or squalor.

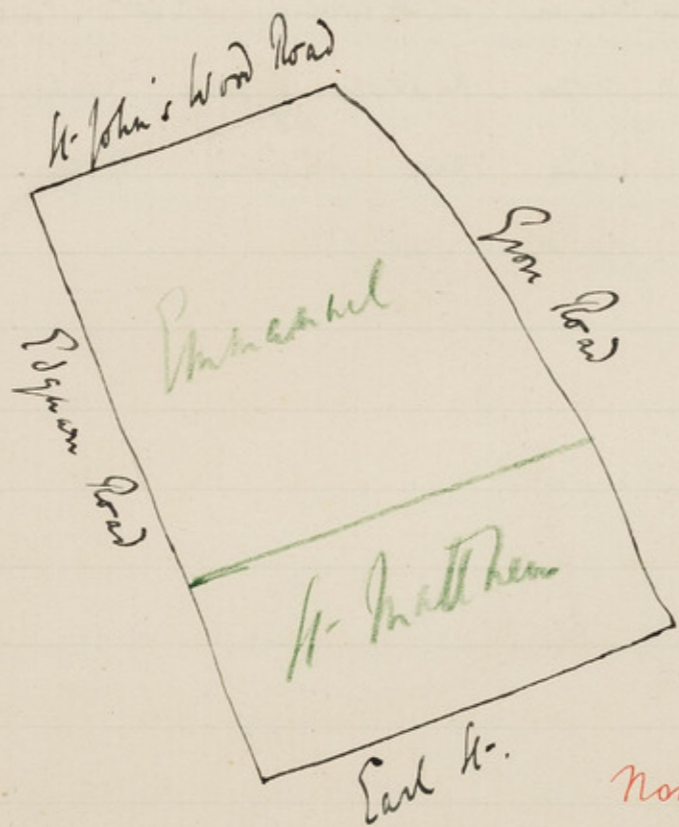


227  
Asks In walking along St. John's Wood Road we  
passed the huge blocks of dwellings, Manchester sands,  
built by the Great Central Ry. They are in another  
police division, but Simmonds confirmed the report.  
I have received elsewhere that none of the people  
displaced from disson have gone into them:  
the rents have been raised from those charged when  
they were first built.



(4)

District-bound



Northwick Terrace - red

Dec. 12<sup>th</sup> 1898.

Dist 21 <sup>21</sup>/<sub>15</sub>

Walk with Police Constable South round District-bound on the north by St. John's Wood Road, on the east by Iron Road, on the south by Earl St., and on the west by Edgware Road

Starting at the corner of Edgware and ~~Abenden~~ Abenden Place east to Abenden Place: 9 1/2 st. old fashioned brick houses: nearly all letting furnished apartments: red as map.

North to Northwick Terrace: on west side large 9 1/2 st. semi-det. stone houses with good gardens running down to Maiden Hill: yellow to red in character. On east side 9 1/2 st. brick like Abenden Place: mostly furnished apartments: red rather than yellow.

East to Northwick Mans: cab and bus yard: stable rats, baked potato man etc: dirty dung heaps; fowls: light blue as map.



Cunningham Place

"The Crown"

9

Wharfedale Gardens

Wharfedale Gardens - pk

233  
Rd. to Cunningham Place: 4 1/2 st.: as  
Harden Place: rd as map. At the corner of  
Cunningham and Harden Place is "The Crown"  
Public House which is being renovated and enlarged  
in a style of lavish splendour: it promises to be  
almost as striking in its architectural features as  
"The Rising Sun" in Tottenham Court Road. Till  
lately it was a quiet, secret secluded house and  
this growth is due to the fact that the whole of  
the block bounded by Cunningham Place, St. John's  
Wood Road, Grove Road and the Canal (with the  
exception of the Female Orphan School) has been  
taken by the post-war act for the 2 Dwellings  
they had to build for displaced persons. The Dwellings  
are known as:-

Wharfedale Gardens: they consist of six large  
blocks running north and south the two eastern ones  
being rather shorter than the others owing to the  
School. They are of red brick and appear to be  
excellently built. Each block is completely detached,  
and there is an ample asphalted paved space between  
them, forming a really magnificent playground for the



North St.

North Street - purple

216  
children. They look most cheerful and are almost  
the only people in London in which I can conceive  
life is bearable. The rents run from 6/9 and 6/6  
for two rooms to 13/ for four rooms. I saw a  
few, but not many, rooms of a light blue character,  
but the bulk of the inhabitants are in regular work  
at good wages; a good many policemen postmen etc.  
On the whole they are pink in character. South  
said that few of them displaced from the houses  
from area had come here, but that many had from  
the demolished streets on the east of Lisson Grove.  
Broadly St. Grand St. etc.

South to North St.: 3 St. brick houses with  
diminutive railings space in front: this is common with  
the other thoroughfares east and west through Lisson  
Grove (Princes St. Earl St. and possibly Church St.)  
has gone down slightly and is now scarcely pink  
as on the map: throughout the street and on the  
top floors especially there are many indications of  
poverty: and the street should probably be purple  
throughout, though it is better west of Carlisle St.  
than east.



Capland St.

Richmond St.

Victoria Place

Victoria Place - db

North to Capland St.: in this small portion of it there are only two houses: light blue as map: but the light blue patch at the east corner of North St. is on the site of a Public House, which should be pink or red.

West to Richmond St.: mixed street of 2 and 3 st. houses mixed with a few small shops. Some flush with pavement. Some with small railed space. West of Carlish St. the street improves somewhat and is purple to pink in character, but for the rest it remains light blue: though here as in almost every one of the numerous light blue streets in this district a ~~dark~~ dark blue house <sup>or room</sup> is a not infrequent spectacle.

North to Salisbury St.: at this point 2 st. houses flush with pavement: light blue as map.

North to Victoria Place: 2 st.: <sup>stone paved</sup> but. de. sac. a good many broken windows: number of cotton banners, on one of which was written, one of the most magnificent Persian calli I have ever seen: several dirty children, and most evil drunk looking women: but for the call. a splendid place. Souter said no



Weston Place

Carlisle Place

Carlisle St.

Lyons Place

Short St.

Lyons Place N. end - lb

239  
trunk to police. light to dark line in character.  
South to Weston Place: 2 st.: poor guide.  
respectable: birds hanging outside: light line as  
map.

West. to Carlisle Place: 2 st.: not quite  
so good as Weston Place: both exterior and interior  
rather more dilapidated: but light line as map.

West. to Carlisle St.: ~~not~~ 2 st. at this  
point: much as Carlisle Place but some definitely  
pink houses on each side: at the north end  
however when the street branches off into Lyons  
Place under an archway, the houses are scarcely lighter  
than dark line: taken as a whole the street is  
light line as map.

West. to Lyons Place: at the north end this  
is a mess: cabs, a horse slaughter etc: light  
~~line~~ line or purple rather than pink. At the south  
east end is a row of 3 st. houses: pink as map.

West. to Short St.: 2 st.: nearly all have  
china flower pot or other ornament in window.  
With the exception of one dark line house, about  
the best street of this poor patch north of North



Hatton St.

Hatton St. - db

Hatton Place

Carlisle St. - lb

Venables St.

H. : should be purple rather than light blue.

South to Hatton St. : 2 st. : light blue as map.

West from Hatton St. via North Place : four  
2 st. houses : broken windows : light to dark blue ;  
end

Hatton Place : eight 2 st. houses with small  
forecourt or gardens : quiet respectable people : light  
blue as map.

The dark blue patch, Jeffo Place, on the  
east of Hatton St. is closed.

West to Carlisle St. which from Richmond  
St. to Carl St. is 3 st. houses with small walled  
forecourt : it is better than North St. and Princes  
St. than at any other point and there is purple to  
pink rather than light blue. South of Carl St. it  
has Buildings on the west side ; and on the east  
some rather squelch'd houses which should be light  
blue rather than pink.

East to Venables St. (late Paul St.) : 3 st.  
with a few 2 st. houses : filthy squelch'd houses :  
fouls and garbage in the roadway : a good many  
dragged, blond women at doors and windows : a



Salisbury St

Little North St

Capland St. N end purple

number of Irish costers here. On the south side is a large common lodging house in a house that had a full license which was taken away: the house is fairly decent: if anything rather better than the rest of the street. Some say the street has improved slightly but it is still bad enough to remain dark blue barred.

East to Salisbury St: now broken by the great central by at Salisbury St. At this point it is mainly small shops of 3 st. Here as in other streets in the district except Church St the shops are generally of the poorest class, and the upper part is nearly always let in tenements: the street remains light blue.

East to Little North St: 2 st. with raised spec in front: brick paved. One of the most quiet and respectable streets in the neighbourhood: many families who have been here for years. Good many foals about. Light blue as map.

East to Capland St: 2 st. houses and small shops: light blue to purple.

North to Princess Street: cabs: foals:



Orcus St.

Orcus St. - db

Just Central Demolition

Luton St.

Princess St.

Princess St. purple

265

dung heaps : coster's lanes : light to dark line  
 South to Orcus St. The Just-Central  
 Ry has swept away the block bounded on the north  
 by Orcus St. and Luton St. on the east by  
 Iron Road on the south by Sanford St and  
 Portman Market, and on the west by Carlisle  
 St. In such case except Iron Road it has  
 left one side of the respective streets standing.  
 In the case of Orcus St. it has removed the  
 west side of the street, which contained several  
 low common lodging houses. The remaining northern  
 side is 2 st. South piece is a fair character  
 but some of the houses are squashed. light to dark  
 line in character.

West to Luton St. : 2 st. : much as  
 Orcus St. but slightly better : light line as map :  
 though South says that the better side was that  
 which is gone. Fine houses to be sold here (improving)  
 rental of £165-200 a year.

South to Princess St. : 3 st. shops and  
 houses : pink to purple in character  
 South to Milner's Mess : a strong



Hardington St.

Chapel Place

Chapel Place - db

Hardington Place

Portman Market

Portman Market - purple

Samford St.

assortment of barrows and carts: foals, ducks,  
dung heaps. light blue as map.

West to Hardington St.: 2 st. on east, 3 st. on  
west: purple to light blue. South called my attention  
to the filthy, foul smelling animal in the wall  
of the Public House at the corner of Church St.  
He thinks and rightly that all these Public House  
animals should be closed.

West to Chapel Place: a squashed little  
court: one large double fronted house of 12 rooms  
containing 8 or 10 families and ~~some~~ several 2 st.  
houses, rather better. The court as a whole is dark  
to light blue.

North to Hardington Place: 2 st.: very poor  
houses a drunken lot. light to dark blue.

East to Huntworth Terrace: 4 1/2 st. Middle  
called Portman Market on map. Purple as map.

South to Portman Market when there are a  
few tenements in the central avenue, not coloured  
in map: 1 st.: no light or ventilation: only one  
door for some ten tenements: purple in character.

East to Samford St.: 2 st.: light blue as map.



Nightingale N.

Nightingale S. black

Church N.

Little Green N.

Williams Place - lb

Exeter N.

South to Nightingale N.: 2 st. and 3 st. The  
road. street in the sub. division: constant drunken  
rows: the women worse than the men. litter of  
paper: costers' banners about. Dark blue line on  
black.

Road to Capland N.: at this point 3 st.  
houses: one dark blue; the rest light blue as map.

South to Church N.: 3 st. shops throughout:  
the chief thoroughfare of the ~~the~~ grove. On the south  
side is the West London Theatre: rather rough on  
Saturday nights. Pink to red as map.

South to Little Green N.: at the north  
end it is a mess with a large common lodging house  
on the west side: the worst house in the district:  
some very villainous looking youths loafing about the  
entrance. Should be marked black. At the south  
end of Little Green N. are some dwell- little  
2 st. houses, pink <sup>to purple</sup> character.

Road to Williams Place: a mess: costers  
banners: a cab: dung heaps: fops. Light blue  
rather than purple.

West to Exeter N.: 3 st.: some very poor, etc



Little Church St.

Little Church St. lb & lbb?

Salisbury St. S of Church St. purple

Salisbury Place

Little Exeter St.

Little Exeter St. purple

Little Carlisle St.

Little Carlisle St. purple

Carlisle Mews - purple

Malthouse Mews - purple

kept hours on red side, but a good deal of pink too. Purple to light blue.

Went to Little Church St.: 2 st.: not so rough as nightingale st. but rough and poor on south side: better than it had to be: was a great haunt of prostitutes, and for this reason was known by the youth of the neighborhood as "Little Jam-pot-st." Should now be light or dark blue on south side, light blue on north.

Went to Salisbury St.: here many 3 st. shops of poor character: light blue to purple.

Back to Salisbury Place: cont. of 2 st. houses with closets opposite: light to dark blue.

South to Little Exeter St.: 2 st.: rather better class of people than surrounding streets: some houses with nice families: water up to 1/6. Pink to purple.

Went to Little Carlisle St.: 2 st.: as Little Exeter St. Pink to purple.

Went to Carlisle Mews: cabs and cotters. light blue rather than pink.

North to Malthouse Mews: the light blue patch



Earl St.

Earl St. - purple

Edgware Road

Police Constable South

on the north is now unincorporated. At the end of the  
meas is a prosperous Davignon with a coach. The  
rest of the meas is poor: light blue rather than  
pink.

South to Earl St.: 1st. with raised pavement  
has gone down, and is probably purple, but like all  
the streets running through east and west it improves  
as it nears Edgware Road.

West to Edgware Road which south of Richmond  
St. is shops of a prosperous type: red as map.

General Remarks I shall defer till the  
whole of Division Four is finished.

Constable South is a typical policeman: tall;  
fair hair and moustache: florid pleasant face: a  
thoroughly good fellow and cheery companion: moderately  
intelligent. He has been in the force for 10 years, also  
of which has been spent in this sub-division.



