Officers and Committee - Trust Annual Report 1985

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	*D.S. Middleditch Esq,	(co-opted 08/84)
	*G.M. Morris, Esq., R.I.B.A.	
	*Dr.G. Swift, OBE, MA(Oxon), BM, Bch, FRCGP	(co-opted 03/84)
	*H.C. Watson, Esq., FLI	
	*C.J. Webb, Esq.	
	*A. G. Weekes, Esq.	

Guest Member	A.F. Rutter, Esq., A.A.Dip., R.I.B.A.	Conservation Planning Officer

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Membership - Trust Annual Report 1985

It is most pleasing to begin this editorial by announcing that our membership now exceeds 700, with 16 corporate members also registered. There can be little doubt that the opinions of the Trust are con¬sidered very seriously by the City and other bodies. It has been gratifying to hear on several occasions during my year of Chairmanship of the respect in which the Trust is held and the value placed upon our comments and observations by the Authorities. The strength of the Trust is its members and their individual involvement in its activities. The net increase of approximately 100 in our membership speaks well for the hard work of a handful of recruiters. It behoves us all not to be complacent and strive even harder to ensure that this increase is not only maintained but improved.

Newsletters - Trust Annual Report 1985

Through the hard work of our Secretary, Gill Graham, and Vice-Chairman, David Middleditch, the Newsletter now appears in a revised format. This change has received nothing but praise, it is altogether more exciting and, in my opinion, much more professional.

Chairman - Trust Annual Report 1985

As I said at the time, I was very acutely aware of the honour that you did to me at the last Annual General Meeting in electing me, a comparative unknown to the majority of you, as your Chairman. I undertook to take on this job for twelve months only whilst we sought someone who would be willing to head the Trust on a more permanent basis. I am very pleased to tell you that David Middleditch has accepted the Council's nomination and agreed to take over the Chair. This is of course subject to the ratification by members at the Annual General Meeting. At last year's Meeting, it was my happy duty to express on your behalf the Trust's warmest thanks to Michael Carden for his five years of Chairmanship. At the time, I thought I understood the enormous amount of work that he had undertaken. I must admit that my judgement as to what I would have to do was awry and we have only achieved anything this year as a result of the enormous help of Gill Graham and all members of Council. However, I do feel that some progress has been made in improving the administrative structure of the Trust and, more importantly, some new faces have joined us and are taking on key roles.

Heritage Centre - Trust Annual Report 1985

Much progress has been made towards my objective of making the Heritage Centre self-administering. The Centre is represented on your Council by the Chairman of the Management. Committee, Ken Johns, and, of course, several others who serve on both Comm¬ittees. A greater degree of independence will also have been reached by the time this report is published. Council have agreed to underwrite a budget deficit for 1985/6 should this prove necessary. However, I would now be confident that this will not be so as, if the success of the fund-raising achieved at the Soiree is maintained, then the budget deficit will become simply a theoretical problem.

The Soiree will be reported upon more fully in the later pages of the Report but I would like to take this opportunity of congratulating all those who worked so hard for the success of the evening which, at the time of writing these notes, raised approximately £700. The Carnegie United Kingdom Trust has made a grant of £12,000 towards displays and this work will hopefully be completed by Easter 1986. The establishment of the appropriate administration and management for the Centre has not been without its teething troubles, and there is still work to be done and more volunteers needed. Our thanks are due to Ken Johns and his team for their achievements to date.

The Future - Trust Annual Report 1985

Our membership increases and our stature grows thanks to that membership. There is at present much to concern us in the M3 extension and the Winchester Area Local Plan, to name but two major projects. We must not, however, allow these important issues to cloud our ability to respond to future needs in whatever form they may appear. In my personal view, the most exciting and potentially most dangerous matter of the Immediate future is what is to become of the Peninsular Barracks site. We have already been in touch with both County and City expressing our interest and we will watch developments with care on your behalf.

Good lines of communication are critically important, both internally and externally. The Council often feel that perhaps many members do not fully understand the policies that we are called upon to express on your behalf. To assist with this understanding, a series of Discussion Papers is to be published. The first document, on Offices, is already available, and another on the subject of Tourism should be ready shortly. I hope that this project will become a regular part of our work. External communications with the County and City authorities and with other like-minded groups as ourselves are particularly important. I hope that we will continue to examine every opportunity in this area and perhaps consideration might be given to the appointment of liaison officers. Immediately before the Annual General Meeting, members of Council will be meeting with representatives of the City Planning

Department. There is much for us to discuss and I would like to think of this meeting as the first of a regular attempt to meet with the Authorities to consider our mutual concerns and hopes. As I have already said, the Trust's voice is strong and respected. It is our reasonable duty to represent our members' views faithfully in a bal¬anced and constructive manner. This does not mean, however, that we should stand back from being controversial if circumstances demand.

D.H.W.

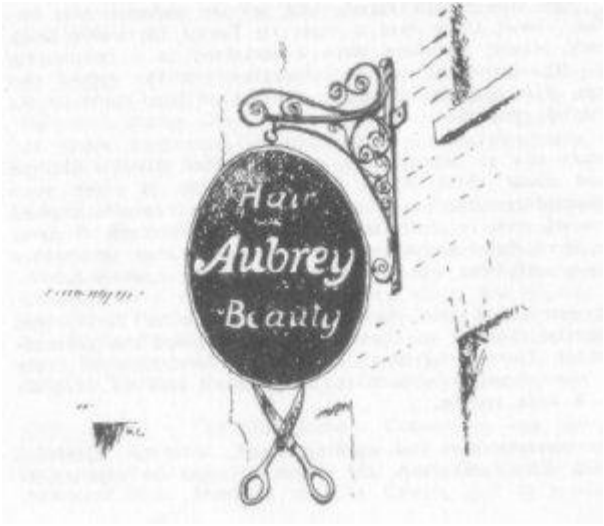
Design Award: The First Year - Trust Annual Report 1985

The first year of a new project is often the most interesting. New ideas are tried out and the interest of the general public is put to the test. We all breathed a sigh of relief when, on closing date, entries for the Winchester Preservation Trust Awards numbered 25. We knew that we would probably have enough entries to enable us to make a selection of schemes of enough quality to launch the Award Scheme as a permanent annual accolade of good civic design.

We were not disappointed. Sir Hugh Casson, who chaired the selection panel thought the standard of entry very high and after a stimulating discussion an often difficult decision had to be made about each entry. Finally ten schemes were chosen for awards: Peter Jones, RIBA, for his hanging sign "Aubrey at Marcia Gray" in Parchment Street; Lisney Associates for the landscaping of the car park at Highcroft; Plincke Leaman & Browning for Calpe House in Little Minster Street, the Dolphin Development, the Park House in Stratton Road, and their new offices at 5 The Square; Michael Warren, RIBA, for a new terrace of houses in St. James Lane; Underdown & Brealey for extensions to Morsheads in St. Cross Road; Evans Roberts & Partners for the refurbishment of 73 to 81 Romsey Road and Sheridan House in Jewry Street.

The rules for entry also allow commendations to be made and it was considered that five further entries were of sufficient quality to be included in this category although, for one reason or another, they did not merit an award. The commendations were given to the City Architect for the Friarsgate Car ,Park; Sainsbury Chamberlain Jones & Associates for 9 Parchment Street; Underdown & Brealey for Du Boulays extensions; and Evans Roberts & Partners for Woolverston Old People's Flats and Marston's Brewery Yard. Two further entries were invited to resubmit when planting had matured: Evans Roberts & Partners for rehabilitation of the Old Coach House for the Hospital, and Lisney Associates for new offices at Highcroft.

The awards were presented in January by the Mayor of Winchester at the Heritage Centre and an exhibition of all entries accompanied by the panel's comments was on display for a further month. The inclusion of the losing entries was a question of some debate but, in the end, it was thought to be much better for the public to see the total range of applications because only then could the standard of award be appreciated and, when accompanied by the panel's comments, visitors to the exhibition might have cause to consider the criteria necessary for good design.



The presentation and exhibition received considerable coverage in the local press and in the professional architectural press. It is hoped that the interest from the professional press will encourage more architects not working in Winchester to enter their buildings in the future.

Winners will be able to display a special terracotta plaque illustrated in the last Annual Report, and some of these have already appeared on some of the buildings. Winners were also presented with a most attractive certificate, the design and preparation of which was very kindly donated by Miss Marian Aylwin.

The first year of the award scheme had run its course by February of this year and was considered by those involved to have been a great success. Not only had good design been encouraged in the City, but the Trust was being presented to a broader public as a responsible supporter of sympathetic redevelopment helping to dispel the unfortunate "preserve or die" image which dogs so many conservation groups.

The second year of the award scheme is now well under way. This year's Chairman is Roy Worskett, once the Conservation Officer of Bath and now an eminent planning consultant. This is the last time that buildings and projects in the last five years are invited; in future the limit will be two years. This five year rule was introduced in the first two years to make up the backlog of projects in the City.

In future the number of awards will probably be fewer and the award will, it is hoped, become a coveted prize. The award scheme will soon appear in the national publication of architectural awards and has established itself as one of the country's principal locally orientated design prizes.

R.A.

Lectures, Walks and Visits - Trust Annual Report 1985

A Balaclava Day visit to The Royal Hussars' Museum opened the Trust's winter programme. Members were welcomed by Lt.-Col. Peter Upton and his successor, Lt.-Col. Merton, and learnt not only about the Regiments concerned, but also about the formation of their award-winning museum, which gave those of the audience connected with the Heritage Centre some ideas for displays.

Andrew Rutter's talk, "Windows on a Conservation Officer's World", ranged far from home and provoked many questions nearer to home. Sadly, this splendidly-illustrated talk took place during one of the worst autumn gales, at our new venue, hurriedly arranged due to the non-availability of the Royal Hotel, and so our audience was reduced. Next there was a visit to Taylor Maxwell's brick library, where members were entertained to a fascinating talk, illustrated by actual examples, on the types and forms of bricks, including the revival of hand-made bricks and brick carving.

January saw an appreciative audience when Elyston Phillips talked about those Royal Coats of Arms so often seen in Hampshire churches. In February, John Reynolds showed slides of the resurrection of Bursiedon Windmill from a ruin to a fully-operational mill, with advance orders for stone-ground flour when complete in a few years' time.

Miss Jennifer Eagles' talk, "Another Look at York", was of special interest to those who had attended the presentation on Tourism by the City Council, and also to those who were looking forward to Bob Bixby's talk on Oxford's Park & Ride system.

Early summer saw two evening walks, with Ken Qualman on the City's defences and Keith Leaman on aspects of the street scene we sometimes take for granted. On a June evening Mrs. Corinne Bennett conducted another of her popular tours of the upper regions of the Cathedral.

The visit to Bradford on Avon was marred by heavy and very penetrating rain and wind. However, the 27 who made it (sadly one of the party fell near the coach in Winchester and had to be rushed to hospital) had an energetic time climbing up to the terraces, scrambling In the lock-up on the bridge over the Avon and dodging the traffic, before a welcome tea and drying-out at Bradford Preservation Trust's H.Q. at Priory Barn.

Our President was forced to postpone her walks until August, due to a broken ankle. The rain cleared soon after the first walk got under way, and the second took place in fine weather (exactly as Mrs. Carpenter Turner had predicted!). As is usual on these occasions, many participants brought notebooks in which to record a wealth of information.

C.J.W.

Winchester Heritage Centre - Trust Annual Report 1985

The period since the last Annual Report has been one of consolidation and development aimed at making the Centre a place of interest catering for all tastes, with an ever-growing range of activities. Not every project has been an unqualified success. Nevertheless, there have been sufficient for those directly involved to claim that the Centre is now firmly established on the Winchester scene and is recognised as a place of some substance. This has been acknowledged by both Tourist Board and City Council.

Changes to the fabric of the Centre have been minimal apart from some minor improvements to the interior, and development of the facilities has been deliberately restricted. This was due firstly to uncertainty as to thespace needs should the application to the Carnegie United Kingdom Trust be successful, and secondly because of the limited funds available for capital purposes.

However, developments during the year have cleared away some of these uncertainties and this will allow the Comm¬ittee much more flexibility in planning to make best use of the building.

Two developments are of considerable significance. Firstly the decision of the Carnegie U.K. Trust to award the Centre a grant of £12,000 for the creation of a permanent interpretive exhibition. This was especially gratifying as it was one of the biggest of its kind ever made by the Trust.

The second concerns - the tenure of the building. Our present licence runs until 31st December 1985. However, following publication of the Winchester Area Local Plan, we have been able to negotiate an extension until June 1988. In addition, the City has acknowledged the continuing need for the Heritage Centre and has promised to make every effort to find suitable alternative accommodation should the present building cease to be available at some future date.

Exhibitions - Until we were aware of the outcome of our application to the Carnegie Trust, the Display Committee had two objectives. Firstly to establish the Centre as a place with varied and interesting exhibitions appealing to the widest possible range of interests. Secondly to provide such exhibitions until such time as the Carnegie Award was resolved one way or another. In both these objectives the Committee was successful.

The year has seen a wide variety of exhibitions. Some have had greater appeal than others, but all have attracted good to moderate attendances.

The programme has included the following:-

M3 Exhibition
Cathedral Close
WPT Architectural Awards
Winchester Area Local Plan
Tourism in Winchester
Wildlife in Your City
Twyford Waterworks & Shawford Viaduct
Look Down on Your City (aerial views)

During all these exhibitions, one part of the display area has been set aside for current issues affecting the City and for displaying the work and achievements of the Trust. This has proved very popular and has certainly contributed to the success of the recruitment to the Trust during the year.

Activities - Initially, our plans for using the Centre as a base for activities of one sort or another were modest. However, during the year, and thanks to the great efforts of those concerned, developments in two directions have shown a steady increase.

Schoolchildren in the area have produced some impressive and interesting displays, and the Centre is becoming increasingly used by teachers for project and other purposes. Also, there is an ever-growing volume of talks and discussions on a wide range of topics which are proving very popular. Particular successes were the walks conducted by Chris Pines and Glyn Evans, the WEA Lectures by our President, Mrs. Barbara Carpenter Turner, and the talk on Twy ford Waterworks by Dr. Edwin Course.

Organisation - The Management Committee has been extremely fortunate in obtaining the services of several key people during the year. Mr. Alan Cooke has become Assistant Hon. Manager of the Centre and is proving a great help to Dr. George Swift. Mrs. Barbara Utting has taken on the demanding Hon. Secretaryship of the Management Committee. And more recently, following a decision by the Council of the Trust to make the Heritage Centre financially separate, Mr. Ivor Prescott has agreed to undertake the job of Hon. Treasurer.

Currently the various Sub-committees of the Centre are being re-shaped to meet new circumstances. A condition of the Carnegie grant is the employment of an Interpretive Consultant to advise on presentation. We have created a special project team to work with him by reconstituting the Display Sub-committee, which, having fulfilled its initial tasks, is being disbanded. Mrs. Rosemary Smith will continue to maintain the Current Affairs section of the exhibition, which will remain when the permanent exhibition is installed.

The Education Sub-committee has been disbanded and is now incorporated into a new group created to generate the widest possible range of activities, including walks, discussion groups, lunchtime lectures and the further de¬velopment of schools projects. We are fortunate in having Mr. Frank Chippindale agree to chair this group and look forward to an ever increasing range of subjects of interest to members of the Trust and others.

Finance - Donations included £500 from Marks & Spencer and (thanks to Mr. Alan Cooke) £250 from Shell U.K. These sums are earmarked to buy furniture and equipment for the Centre.

Thanks to the good response by members for secondhand books and records, and the excellent work of Mr. and Mrs. John Balchin and Dr. Swift, the last Book Sale was very successful and raised some £300. A continuing supply of books is required for future sales.

The Summer Soiree, so well organised by Mrs. Angela Stansfield Smith and her small band of volunteers, was a great success. Apart from proving to be a most enjoyable event, it has produced a profit for the Centre of some £700 - a very gratifying result.

The success of these and other ventures, donations received, and sales at the Centre, will go a long way towards meeting the cost of the Centre for this year and will ease our worries about the cost of roof repairs which we are likely to have to face next year.

The Future - The most significant future event will be the creation of the exhibition made possible by the Carnegie Award. It is hoped that this will be completed by Easter 1986. However, important as this is, it should not allow us to become diverted from the even more important objective of making the Centre a focal point of interest and activity for the widest range of Winchester residents. To this end, much is expected from the new Sub-committee set up to foster these activities. It is in this area that we hope to see the most significant progress.

As always, we are very dependent upon those members who volunteer their time to man the. Centre. Without them the Centre would have made little or no progress. However, more are needed. If any member can help or knows of others (not necessarily members) who might be prepared to do so, please let us know.

K.W.J.

Trees and New Houses - Trust Annual Report 1985

We are lulled into a false sense of security over the trees in Winchester. Most of the important groups of trees are protected by Tree Preservation Orders and their contribution to the amenities of the City is stressed in the landscape proposals.

Unfortunately, this protection is of very little value when a site is developed. New houses are laid out to obtain maximum return on the land. A tree survey is often commissioned and the developer pays lip service to keeping the best of the existing trees on the site. But even if the retained trees are not damaged or killed through carelessness during the building operations, the moment the houses are occupied the applications to fell or lop the surviving trees flood in, as has been seen at Denham Court and Monmouth Square.

Among the reasons given are: the trees are too close to the houses, even overlapping their roofs; the gardens lack sunlight; roots are damaging the houses or drives. More often than not permission is given with the condition that a replacement tree must be planted, usually of a smaller, suburban variety. However, the Council is not able to monitor this at all strictly.

Much greater thought needs to be given to the positions of the houses in relation to any trees which are to be retained when planning applications are submitted. It only

devalues TPOs to allow them to be overturned so easily. Developers selling houses on plots with protected trees should have to inform the purchasers in writing of their obligations regarding those trees, and if they do not require wooded shady gardens they should seek a different type of property.

M.P.A.N.

Measured Drawing Prize for Students - Trust Annual Report 1985

At a recent Trust Council Meeting, Andrew Rutter mentioned the lack of a proper record of buildings that are demolished in the City and the problems of correct restoration without adequate measured drawings. It was immediately recognised by all present that a solution to this problem might be sought by the Trust and would make a practical and worthwhile contribution to both the recording and conservation of our buildings.

Unfortunately, measuring buildings thoroughly and drawing the results accurately is extremely time-consuming and photographs are not an adequate substitute. It was, however, noted that students of architecture often have to produce measured drawings for submission for assessment in their professional exams, and so the idea of a measured drawing prize for architecture students was conceived.

A prize of £100 was agreed and this can be awarded to any student of architecture submitting scale drawings of a building in Winchester he has himself measured. The scheme will be judged by two architect members of the Trust and the City Conservation Officer, and preference will be given to drawings of threatened buildings.

A letter has been sent to the Principals of both the Portsmouth Polytechnic School of Architecture and the Oxford Polytechnic School of Architecture seeking support. We hope that the Schools of Architecture will respond to this offer and, not only will students thereby be encouraged to help the Trust obtain a record of our disappearing City, but will also stand a chance of winning a cash prize in the normal pursuit of their studies.

R.A.

The Wiers, River Wall Repairs - Trust Annual Report 1985

Downstream of City Bridge the rapidly flowing Itchen veers sharply to the left then swings in a broad arc to the right until it enters the race of Wharf Mill. The footpath along the west side of the river, one of the delights of the City, raised barely a foot above the water's surface, extends right to the water's edge. A simple wooden railing of oak posts and bars, which over the years has assumed a delightful degree of irregularity, provides a safety barrier which does its job with the minimum of fuss.

Unfortunately the bank structures, mostly of concrete but in some places of brick or stone, have deteriorated and in a number of places have begun to crumble and fall away.

The City Council has resolved to solve the difficult problem this poses by facing the entire length of the river bank from City Bridge to Wharf Mill with hardwood boards driven vertically into the riverbed side by side to form as it were a "fence" to contain the river. Behind this "fence", which will be cut off at the level of the present edge, the crumbling concrete and masonry of the present bank will be removed and replaced with concrete the top of which will be brushed to expose the small stones and pebbles it contains.

While recognising the difficulty and cost of constructing a new river wall of masonry or concrete, the Trust is concerned that the solution proposed will lack the bold simplicity and satisfying solidity of the present structures, - particularly as the exposed ends of the cut-off boards will visually form the vital "edge". Uniformity will be substituted for variety and the continuous green band of plant and animal life the present materials support will vanish.

The beauty of the present river wall is that, although it is completely artificial, it manages to suggest it is part of the natural world. What it is proposed to replace it with will always appear man-made, especially if a stain¬less steel bolt head is left projecting through every board.

If a more conservative approach could be adopted, and only the most badly affected stretches of the bank repaired, the higher costs of a more satisfactory solution might be able to be afforded.

G.M.M.

Town Planning Committee - Trust Annual Report 1985

Progress - The last decade or so has been a trying time for Winchester. Those concerned to retain the heritage and atmosphere of this City have had to fight two major battles: that of the Town Plan for the integrity of its townscape and that of the

Motorway for the integrity of its landscape setting. The Trust, always taking the lead in such struggles, has often had to cope with well-meaning cynicism over the years, to the effect that nothing the ordinary citizen can do will make any difference. Much remains amiss, but "say not the struggle naught availeth" - consider what was in store for us 12 years ago.

In 1973 the proposals of the 1968 Town Centre Map were still on the books - the historic core of the City was to be preserved at the expense of much of 19th Century Winchester, by concentrating motor traffic on a girdle of modern roads, which was to circle from Southgate Street, through Christchurch Road, Romsey Road, Sussex Street, City Road, North Walls, Eastgate Street, Wales Street, St. John's Street, cutting through Magdalen Hill and out to Bar End. The Easton Lane Link Road was to cut through the hitherto remarkably preserved wilderness of Winall Moor and, most terrible of all, twelve parallel lanes of tarmacadam were to destroy Winchester's Water Meadows for ever. Most of this, that seemed inevitable, is now gone.

Of the three-quarter-ring road proposals, only part of the Sussex Street scheme (which should serve as a reminder of what we have been spared) was carried through and only a new bridge at Durngate remains in intention. The M3 Motorway from Bar End to Bassett remains undetermined, but, whatever' else may be signified, it does not now seem likely that Winchester's Water Meadows will be sacrificed to it. The Trust can Justly claim to have played a significant part in containing these threats to the City, having been a founding organisation of the Winchester M3 Joint Action Group, which forced a rethink on the M3 at the 1976 Inquiry and having played a major part in blocking the Easton Lane Link Road at Public Inquiry, which was probably the turning point for the Town Plan. It is to be hoped that the Trust can now look forward to a period in which it can direct itself towards seeking positive improvements to Winchester's atmosphere and environment.

The Motorway - Nine years after the opening of the M3 Inquiry which put Winchester abruptly and noisily into the national news, an altogether quieter replay has taken place this summer in Eastleigh. Winchester's Water Meadows have been saved by the new proposals and the City also enjoys the benefit of connecting those meadows to St. Catherine's Hill again, with the digging-up of the Bypass. The preservation of the meadows was the prime consideration of the Trust and probably of most of those who attended the 1976 Inquiry, which explains the generally more muted response to the Eastleigh Inquiry.

It would be an insensitive mistake, however, if we allowed relief at Winchester's reprieve to blind us to the ecological and landscape cost of this scheme elsewhere. The cutting through Twyford Down is a grotesque intrusion into fine landscape, which is far more of a cost than the removal of the By-pass is a benefit. The Trust can only support the scheme to the extent that it is better than any proposal for a Motorway along the valley. The Trust has argued at the Inquiry that economically and environmentally the logical recommendation for the Inspector to make is "Do-Nothing", but that since this is politically impossible, the political decision to build a Motorway should take on board the environmental consequences of that decision - the Department of Transport should spend the necessary money to make the scheme environmentally acceptable. During the Inquiry pressure built up for a tunnel scheme through Twyford Down. The Trust supported this proposal, despite its very

large projected cost. The cutting is likely increasingly to be seen as an enormity and much more may yet be heard of the tunnel option.

Winchester Area Local Plan - The Trust may be beginning to sound 'trite when it repeats "Either the City adjusts to the demands of the motor car or the motor car adjusts to the needs of Winchester", and yet this remains the stark reality of the planning choice that will come before the Town Plan Inquiry this Autumn.

As long as it remained a planning goal significantly to increase economic activity in the City Centre, this choice dictated one of two strategies: either increase highway capacity and parking provision, or increase the accessibility of the Centre for people (rather than cars) by providing an efficient public transport system (the "alternative strategy"). A third option (that of restraint) was always possible, but only if it was first accepted that conservation was more important than further economic growth. This was the strategy described as "safe" by the Trust and it is now the choice that has been made by the City Planners. The restraint of traffic will carry the penalty of a limited economy, though we may hope that some economic growth will occur by evolution to a less car-dependent form of shopping.

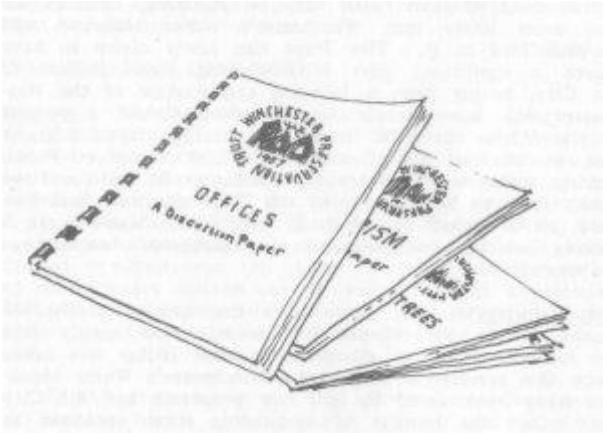
The Trust while fairly feeling some satisfaction at its part in bringing about this much healthier Town Plan, must recognise that the Planners, who (unlike the Trust) have so many different interests and considerations to balance, have shown considerable integrity and courage in taking such a fundamental change of direction. The new Winchester Area Local Plan is a good basis for real progress to be made in Winchester.

Car Parking - The Plan provides interesting groundwork for a debate that the Trust has long sought and which it is hoped will figure large in the Plan Inquiry - the costs and benefits of central car parking provision. We knew already that parking was heavily subsidised in Winchester. We know now that the City is exceptionally well supplied with car parks and that historic cities can function, economically, perfectly satisfactorily with a much lower provision of parking space.

The City having now accepted that the environmental costs of growing central traffic can be contained by restraint on car parking (and the Plan has recently been modified to hold the parking provision at the current level rather than allow an increase for new development) the intriguing possibility arises that the central environment may actually be improved by reducing the number of car parking spaces in the centre.

Now that the major engineering "solutions" to the City's traffic problems are eschewed, the Trust need no longer preach a radical alternative and can return to its often-stated preference for an incremental approach to improvement. The aim of the radical alternative, however, with its promise of extending the environmental and economic success of pedestrianisation without choking the streets with traffic, is one we would still wish to see pursued. We hope to see a gradual experimentation with removing central car parking provision and increasing access by improved public transport.

The experimental (i.e. reversible) approach ought to reassure those who fear that reduced central parking will have severe economic consequences (just as High Street pedestrianisation was feared). We may all come to learn that what stands in the way of redeveloping the Central Car Parks area (i.e. in the way of any significant economic development in Winchester - assuming we want it) is the supposed need to retain central car parking.



Discussion Papers - It is to be hoped that, following the M3 and Local Plan Inquiries, the Trust will have more leisure to tackle other town planning matters in greater depth. The Town Planning Committee has recently produced a Discussion Paper on the role and problems of Offices in Winchester, and will shortly produce another on Tourism. It is intended that more such papers, which it is hoped will open up debates on serious matters, will be produced over the next year.

C.J.G.

Development Control - Trust Annual Report 1985

This continues to be one of the most important and active aspects of the Trust's affairs, and in the course of twelve months the various Panels comprising the Development Control Committee study at least 160 planning applications.

The day after the May meeting of the Council of the Trust, Nick McPherson, Chairman of the Committee, was involved in a serious motor accident, from which, we are thankful to say, he is making a good recovery. His absence makes us even more conscious of the invaluable contribution that he makes to our activities, particularly in this field.

In last year's Report it was remarked that the largest group of applications was for new office developments. During 1985 the emphasis has moved towards large-scale residential schemes. Of these the most important is the site behind Chesil Street and adjoining Bridge Street, at present occupied by an Engineering Works, where a redevelopment involving 70 residential, and 5 office, units is proposed.

The Trust arranged a presentation in April, following which it submitted detailed comments. Whilst giving due credit to the architects for a clever and imaginative design, we were strongly critical of the proposals on the grounds of excessive density for this part of the City and the bulk and height of the building which will be totally out of scale with its neighbours. We also deplored the loss of the existing Maltings Building.

Sadly, we have to record that very shortly after the presentation, we learned that the plans had been approved. We feel, and have expressed this view to the Planning Authority, that adequate time and publicity was not given for public opinion to be consulted on a development which will have a major impact, both visual and environmental, on this part of the City. The Trust has always felt that the multi-storey car park was too high and has repeatedly asked for further screening to be undertaken to the top deck. This concern has been justified by the fact that the multi-storey car park has opened the door to this development, which in turn will invite applications for further out-of-scale development in Winchester. The Trust considers this trend to be a serious threat to the character of the City.

After what can only be regarded as a defeat, it is pleasing to record that a proposal to erect a block of flats in Tower Street which we regarded as an over-development, was rejected, and also that a more acceptable scheme for Edgar Road has been submitted.

An application to demolish five very small shops in Market Street and to replace them with three slightly larger ones, caused considerable public concern and was turned down. The Trust felt unable to oppose the application on architectural grounds, but shares the public concern at the steady loss of small shop premises in the Central Area, and will approach the owners on the subject should a new application be submitted.

We have continued our policy of arranging for presentations by the architects where schemes are likely to be controversial. In addition to the Chesil Street scheme, mentioned above, a presentation took place of the proposals to redevelop the Henly Garage site in St. Swithun Street and the discussion led to important improvements in the design. Shopfronts, referred to in last year's Report, continue to be a matter of constant vigilance and concern, and although by no means satisfied with the position, we believe that some progress has been made. In one instance a national chain responded to a request from the Trust by sending a representative to Winchester to discuss our criticisms.

D.S.M.

Hon. Treasurer's Report for the Year Ended 30th April 1985 - Trust Annual Report 1985

You will recall from my last Report that the matter of the Trust's corporate status has had to be considered during the year so that we might comply with the reporting

requirements of the 1985 Companies Act. Your Council decided that the protection afforded by our present limited liability status was of such value that it should not lightly be given up, and therefore this year's Accounts have been drawn up in accordance with these requirements. At the same time, you will also notice that we now have complete Accounts for the Heritage Centre, which will now to all intents and purposes be financially independent. These Accounts are amalgamated with those of the Trust as at present the Centre has no corporate status. This amalgamation will continue for the foreseeable future.

Income - Income increased by £1,068 to £6,024 during the year. Subscriptions rose by 16% and as a result of higher rates, our interest earnings rose by £416 or 25%. As has been said many times in the past, our membership is of the utmost importance, not least in providing adequate subscription income to help defray our expenses.

Expenditure - A first glance shows an apparent large increase in expenses. However, this is not quite so drastic as would appear as in real terms 1984 expenses were some £3,300. However, there are two items worthy of mention. An increase of some £900 in the honorarium granted to our Secretary, Gill Graham. As you all know, this is richly deserved and earned by much very diligent work on our behalf. Repairs to the kitchen of our Canon Street property as a result of a water problem involved unbudgeted expense of £350 and a total of £508. As previously, however, I must draw to your attentiion the containment of expenses in all other fields and express my thanks to all concerned, especially Gill.

Balance Sheet - Our Balance Sheet shows an increase of £4,600 in Net Assets as a result of this year's profit retentions, thus ensuring again that there has been no erosion of the Trust's capital base. The investment of £15,000 plus accrued interest with Hampshire Buildings Preservation Trust was repaid to us during the year and is now deposited on a high interest account.

Heritage Centre - For the first time we have produced a Balance Sheet for the Heritage Centre as well as Income and Expenditure Accounts and the Shop Account. The Balance Sheet shows assets of a little over £5,000, which consist mainly of bank balances.

The Income and Expenditure Account reveals an excess for the year of £2,200. Income at £5,500 includes £2,500 of grant monies which will be non-recurring. Expenses include over £800 of repairs and renewals to the fabric of the Centre, which were all of an essential nature. The Shop Account shows an excess of £928 which of course reflects the sale of books donated by members of the Trust and other friends. I feel that the Centre is now reasonably well established financially and the recent appointment of its own Hon. Treasurer will lead to a desirable level of independence.

D.H.W.