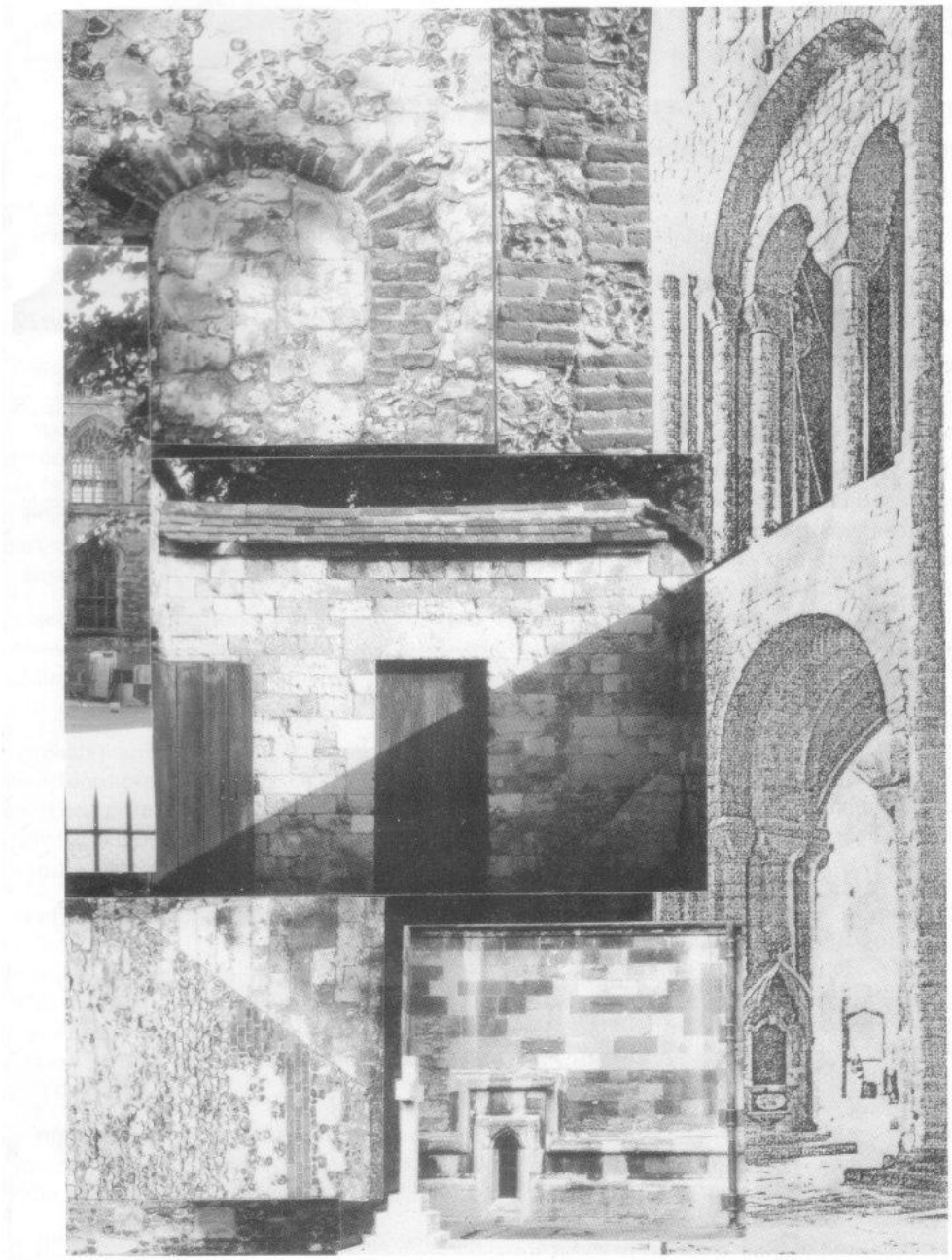
Title Picture - TrustNews Spring 1993

WINCHESTER PRESERVATION TRUST NEWSLETTER



SPRING 1993

Message from Chairman - TrustNews Spring 1993

As your new Chairman I am sure you would like me to thank my predecessor, David Middleditch, for all his dedicated work for the Trust during the past seven years. It has been seven years of great activity for our City, during which David has guided the Trust to take a view on all important matters. True to form we have won some - we have lost some, but in each case our views were considered by the decision-makers and respect for the Trust's opinion has continued throughout David's time as Chairman.

This being the first newsletter since you elected me at the 1992 Annual General Meeting, I think it appropriate if I take this opportunity to tell you how I see the work of the Trust.

Primarily, I see the Trust's top priority as exerting a constructive and co-operative pressure on those responsible for the appearance and ambience of our City in order to maintain its historic character, but at the same time to ensure that the City functions efficiently and is a pleasant place in which to live.

Those responsible are the elected Members and the appointed Officers of the Winchester City Council and the Hampshire County Council, and the maintenance of the City's historic character does not preclude radical changes to existing buildings, however old, provided that the changes are in keeping with what exists already. Neither does it insist on new buildings necessarily copying the external designs of bygone ages.

"Preservation" refers to preserving the character of the City, but not necessarily hanging on to bad buildings just because they were built in previous centuries.

The rehabilitation of existing buildings of historic interest and keeping them in good repair must have the highest priority, but there can be certain cases where the demolition of a bad old building may be a sensible course of action.

The efficient functioning of the City almost always leads back to traffic management, car parking and shopping, including out-of-town shops. Traffic has a major influence on street design, street furniture and street lighting, and similarly the location and type of shopping has a major effect on traffic.

The organisation of the Trust should reflect these demands, and to this end much of our work is, and should continue to be, devoted to them.

We must continue our close contacts with the Winchester City Council, and we should strengthen our contacts with the County Council since their influence on Winchester affairs can be surprisingly significant.

The excellent work of our Development Control Panels continues, and is being increasingly balanced by the rapidly increasing workload of the Landscape Committee which is being enlarged and the emphasis being moved towards street design and all that that entails.

The Trust's other important tasks and activities are moving ahead, including the Urban Studies projects of lectures in January, March and May 1993 and the

educational Chippindale Venture IV. We also hope to publish a pamphlet on appropriate and non-appropriate doors and windows which is being prepared by the Special Projects team whose job it is to see where minor improvements can be made in the City by repairing walls, replacing lamp standards, erecting commemorative plaques, improving a door or window, and so on.

The Trust has recently embarked on a campaign to not only catalogue and house existing photographic archives held by the Trust, but is also investigating the proposal to set up photographic records of Winchester as it is today, which will themselves become archives in years to come.

We are very fortunate in having the Heritage Centre in Upper Brook Street as our home. This provides us with exhibition space, meeting facilities, an office and storage for archives.

Finally, I am convinced of the need for the varying activities of the Trust and confident that where we must influence events we are capable of doing so. Like any voluntary organisation, we rely entirely on the expertise, availability and energy of our members, and it is most encouraging that we have today a very balanced and enthusiastic team working together for the benefit of the Trust.

Antony Skinner

Development Control - TrustNews Spring 1993

A fact that members may not appreciate is what a long time an application can take to wend its way through the planning system, especially when there are environmental problems or differences of opinion between the applicant and the local authorities. For example, of the nine schemes discussed in our newsletter a year ago, four are still outstanding: three awaiting appeals to be heard (**35 Wharf Hill, Petersfield Road** and **Pick fords Depository, St Paul's Hill**) and, not surprisingly, the vast development on the **Peninsula Barracks** site, which is still under discussion.

The appeals system can sometimes take a very long time, especially when a Public Inquiry is sought; decisions made after an Informal Hearing or by Written Representation are usually processed more quickly. Two appeals mentioned in our last newsletter were both decided by Written Representation, which may be why the decisions have already been made.

The second appeal made by **Wyatts of Winchester** to erect a free-standing sign on the brow of the hill in Bar End Road was dismissed, and the garage has now put in yet another application for what seems to be a virtually identical sign; the Trust again objected and the City again refused permission. Seeing how tenacious the applicants seem to be no one will be surprised if they make yet another appeal, in which case the Trust will write yet another letter supporting the City's refusal.

As was thought possible, the Diocese of Winchester did go to appeal with their second application to turn the garden of **9 The Close** into a car parking area. Both appeals were heard together and were decisively dismissed by the Inspector who, amongst other comments, stated that he agreed with the Winchester Preservation Trust that the argument put forward was specious since, in the absence of stringent control of existing parking in The Close, to increase the amount of parking space would increase both the number of parked cars and the vehicular activity within The Close. It is good to know that the effort that goes into composing appeal letters is not totally wasted!

Not all appeals go the way the Trust would wish, however. In April last year the Abbey National applied for a change of use from retail to financial and professional services at **118-121 High Street**. We objected to this because we considered the Pentice stretch of the High Street should remain dedicated to retail use and so avoid having the blank windows typical of building societies. The City refused permission on the grounds that the change of use was contrary to the Local Plan because of the loss of existing retail floorspace in the primary shopping area for an additional service for which there was no overriding justification. The Inspector allowed the appeal on the grounds that there is an over-abundance of retail floorspace in Winchester, no external alterations would be made, and the City's objection was based on an out-dated development plan that did not take recent national policy statements into account. It was also said that permission in this case would not therefore be a precedent for any other proposal which "by itself or cumulatively, would be harmful".

The Trust is not so sure that this is in fact true. There is an appeal by the Woolwich Building Society against a refusal for a similar change of use at **131/132 High Street** currently awaiting a decision, and we have written supporting the City's view and expressing our concern in the light of the Abbey National decision. One of our main worries is that in the same week as the Woolwich made their application, the Halifax Building Society applied for a similar change of use in the adjacent **129 High Street**, which was also refused. An appeal against this refusal may well also be made (or already be in the pipeline), and the Trust fears that if the Woolwich appeal is allowed a precedent with harmful cumulative affects would indeed have been set, and one that would also be difficult to oppose in the future.

At first sight these proposed changes of use seem attractive because they would generate activity in the High Street in premises that would otherwise remain empty. But this could be the siren voice of short-term expediency. No one can deny that, due to recession and the construction of The Brooks, at present Winchester has plenty of floorspace available for both offices and shops in the central Conservation Area. Equally, whatever the national policy may be, it is difficult to deny that for the pedestrian the windows of building societies (like those of the ubiquitous estate agent) are less interesting to look at than those of shops with window displays. The centre of Winchester already suffers from the consequences of the City's lack of legal control to influence the type of outlet and the Trust would argue that as change of use is one of the few controls still remaining to the Local Authority, this type of occupancy should be resisted lest the floodgates open and a tide of building societies and other financial services engulf the High Street.

The appearance of Romsey Road looks set for a fair amount of change in the future. The most immediate is likely to be at **H M Prison**, where major alterations are to be undertaken. The laundry, kitchen and store blocks are to be located within the existing prison walls and will therefore impinge very little on the Winchester scene, but the remaining development, being outside the prison walls, will have a considerable affect on the neighbourhood. These include the re-alignment of the western boundary wall, new staff and visitor waiting centres, and a three-storey entry building. The original scheme had two components that were very unsatisfactory: the new western wall, which encroached to an alarming extent on the privacy of the houses in Nursery Gardens and Greenhill Close, and the new staff centre, which was to be placed on land outside the prison walls at the extreme eastern end of the Romsey Road frontage of the prison where it would be very prominent. After consultations with the City a more acceptable layout has been presented, with a redesigned entry building allowing greater space between the wall and Nursery Gardens, and the staff centre re-located at the western end of the frontage in place of the present car park. The Trust does however have considerable reservations about the design of both the visitor waiting centre and the staff centre. The intention is that the former should have a friendly domestic scale, but a single-storey building of indifferent design crouching by the prison walls in front of a three-storey building is more reminiscent of a garden-shed than the house that was intended. The choice of a mainly glazed southern elevation for the staff centre seems strange, since the outlook is only onto the hospital buildings on the other side of the road. No details were given about the type of glass or fenestration that would be used, but being a sizable building situated close to the boundary with the road it would obviously have a dominating influence on Romsey Road, whether the facade consisted of ordinary clear glass (probably with an assortment of blinds or curtains to keep the sun out) or had the blank stare of solar-responsive or mirror glass.



Listed Buildings at West Downs School

The execution of the other proposed Romsey Road scheme is more remote in this time of recession. This is a major development at **West Downs School** where it is proposed that the existing Listed Buildings should be converted (the school and master's lodge into flats and houses, and the chapel and hall for community use) and that 70 new dwellings should be built in the grounds. Members of the Trust's Council and Development Control Committee much appreciated the presentation of the scheme they were given by the architect and his instructive guided tour of the site helped them to understand the complexities of the variety of levels found on the site. On the whole the proposed treatment of the Listed Buildings was found acceptable,

although concern was raised at the evident deterioration of the fabric resulting from missing guttering and pipework. The opinion of these Trust members was that the layout and style of architecture chosen for the new development were very inappropriate for both Winchester and this extremely unusual and attractive site.

We live in a city that is mainly the product of organic growth rather than conscious design, and a formal layout of squares, terraces and a crescent is more suited to somewhere like Bath or parts of London, although it might be acceptable (though not necessarily desirable) on a central site like Peninsula Barracks. Neo-classical housing may sell well, but the architectural success of classical terraces and houses depends upon their proportions, and these were not designed to incorporate double garaging. On this land-locked site there is no need to blend with the architecture found elsewhere in Winchester, as this scheme purported to do. The design of the development could therefore be innovative or related to the smaller of the adjacent Listed Buildings, provided of course that its style of layout and architecture is more suited to the high level of car parking this scheme requires (three spaces per house in some cases) and makes the most of the site's unique terrain.

Shione Carden

Landscape - TrustNews Spring 1993

In spite of Winchester City Council's spending restrictions there have been several street schemes undertaken with which we have been involved as these are designed by the City but funded by Hampshire County Council. The introduction of traffic calming measures to **Upper Brook Street** has been followed by schemes for **Parchment Street** which includes new lighting and we have been considering the design and type to be used.

Middle Brook Street also is in the planning stages and numerous other streets are being considered. Our objection to some of the features include the poor quality paving materials being used and the plethora of signs which are erected eg 20 mph when entering and derestriction when leaving the street. Signs also to indicate a residential parking zone and signs to show through traffic which direction to take. Other street signs which have appeared in abundance recently and caused considerable comment, are those indicating the HCC offices. We understand these were put up for the Association of County Council Conference which Winchester hosted this autumn but we question whether so many are needed permanently.

White signs with black lettering by the West Gate are alongside green signs with white lettering. What is the significance? Traffic signs have appeared in St George's Street duplicating those already in place. Can a motorist see the high notice on the left in Jewry Street as you enter from St George's Street? The River Park Leisure Centre has seven new large red signs to warn motorists about clamping. Are so many necessary?

We are taking up the matter of signs with the City officers responsible in an endeavour to clarify their policy as this apparently ad hoc system is ruining the appearance of many of the streets and historic buildings in the City.

We have commented on various planning applications including the extension to **H M Prison**. The first application we opposed the siting of the Staff Centre at the east end as it would adversely affect good trees. Also the West boundary left little space for tree and screen planting for the adjoining houses. The latest scheme has the Staff Centre at the west end and greater space on that boundary for planting. We consider the Romsey Road frontage proposed landscaping is inadequate and reiterated our request for more evergreen planting on top of the recently completed boundary retaining wall on this frontage where yew and holly were lost.


The Thuya in Wolvesey Palace garden

We objected to the felling of a very tall Thuya in **Wolvesey Palace** garden which is a great feature when seen from College Street against a background of deciduous trees and flanked by the view to the Cathedral and on the other side by Wolvesey Palace. Trees were lost in the storms in these grounds but this tree survives unscathed and we asked that a new major tree eg Lebanon cedar be planted and once well established the Thuya felled at a later date.

We commented on the proposals to develop **West Downs School** site. This includes 70 new houses and the conversion of the school building to 27 flats and community hall. We objected to the amount of parking spaces within the housing area (extra to garages and forecourt parking) and their intrusion into 'green' spaces. We did not consider that resiting the existing footpath along Romsey Road into the site as practicable due to changes in ground levels and would result in root damage to large trees. We also doubted whether this footpath, through thick planting, would be used in preference to the one on the east side of the road.


Pickfords Depository

An amended scheme for **Pickfords Depository** site was submitted and we are disappointed to see how much space is allocated to car parking with access up the bank from the station car park. We are sorry to see the previous arrangement to combine parking with the adjoining St Paul's church is not now included.

This autumn we have attended two meetings of the Winchester Town Centre Management Group and intend to continue to do so. It is an opportunity to get advance notice of City schemes and to comment at an early stage. Matters arising included High Street Lighting, Lottery Kiosk resiting, St Thomas Street/Little Minster Street area where improvements are being considered and a ramp for disabled to go by City Bridge and we asked to be informed in an endeavour to provide an aesthetically more pleasing solution than the ramp in St George's Street.

After seeing a report that HCC intended spending a considerable amount on road and pavement improvements to **Sussex Street/Tower Street**, which in our view are much needed, we had a meeting with the surveyors to discuss their proposals but this now appears to be 'put on hold' for the time being. The new lighting at the junction of Upper High Street and Romsey Road went ahead prior to getting planning permission or listed building approval. We consider it a gain to replace lighting columns with lights on walls but object to the utilitarian quality of the new lamps and junction boxes with wiring trailing conspicuously across the face of buildings. The extreme brightness of the floodlighting and the numerous high level sources of glare make the whole area uncomfortable to be in. We considered that a trial should have been held before any of this scheme was decided on and fixed into position. We understand that Winchester City Council were not consulted and as their High Street lighting scheme joins this area we consider this lack of co-operation is deplorable.



Traffic calming in Upper Brook Street



....and signs

Another matter with which we are concerned is the lack of care of trees and have advised the City officers of several in their area needing attention.

We have heard that the tops of bollards are to be painted bright yellow to assist their identification for the partially sighted. We agree the disabled need help to get around but what about all other posts and street furniture? Will it need painting too? We will be investigating the extent of the proposals.

Urban Studies - Lecture Series - TrustNews Spring 1993

Following last year's successful lectures, three more have been arranged for this season. They will all take place in the Walton Room at the Guildhall.

The general theme deals with planning, conservation and traffic in European historic towns, with special reference to Winchester.

The first lecture on 21st January was given by Dr Carmen Hass Klau who specialises in the problems caused by traffic in sensitive urban environments. Dr

Hass Klau advises cities and towns both in this country and mainland Europe on measures that can be taken to dilute the destructiveness of the vehicle.

The second lecture on 18th March is by Canon Keith Walker of Winchester Cathedral. Canon Walker will be looking at the history of Winchester to remind us of our city's European background. Canon Walker will be examining whether there are any lessons to learn from the past that can be put to good use for our future involvement with mainland Europe.

The last lecture on 26th May will be by Professor Colin Fudge of the City of Bath Planning Department. He is not only the Chief Planner for Bath but also advises the EEC on planning problems. Colin Fudge will be examining the conflicts and demands of commerce, and conservation. For example, is it possible to preserve the viability and economic vitality of an old town with the demands made on it by modern society?

We look forward to seeing everybody at this Lecture Series, we think you will find the lectures both stimulating and informative. Further details see Diary.

Chippindale Venture IV - TrustNews Spring 1993

Heritage Centres and Councils

This is now well underway through the planning stage.

This year's brief to the school children is to consider an outside temporary theatre for the Cathedral to use for drama throughout the summer months.

Three schools are involved - a) Winnall County Primary: 10-11 year old children which is the age group the previous Chippindale Ventures have catered for. b) Wyvern School, Fair Oak: 14-15 year olds who are undertaking the project as part of their GCSE syllabus. As well as considering the architectural content some of the students will be undertaking a theatrical occasion as part of their project. c) Northaw Preparatory School. West Tytherley: the architecture club at Northaw School will also be taking part and we look forward to welcoming them all the way from West Tytherley.

We would like to take this opportunity of thanking Canon Walker, Eleanor John and the Dean and Chapter for being so helpful and making a major contribution to the proceedings.

There will be a presentation in the Cathedral on 1st July, and the schemes will be exhibited during the following week. All members who are interested will be welcome to come on 1st July.

Heritage Centre - TrustNews Spring 1993

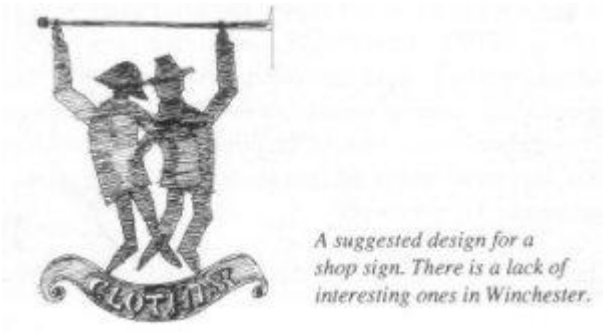
The very popular 'Wish You were Here' exhibition of the Edwardian postcards of Winchester kindly loaned by John Brimfield brought the 1992 season to a close. The Centre's Christmas theme was the 'Pets of Winchester' organised by the animal charities in and around the City. The Mayor (Cllr Wing Cmdr John Nunn) kindly opened the displays with various pets in attendance including a 'King Alfred Retriever' and a cat called Amato] (his brother is called Semtex!) who was reunited with his Canon Street owner after being lost for four months and found half starved on St Catherine's Hill by a Winchester College boy. Visitors to the Centre were up by 20% over 1991 during the same period and the Centre is now much used in the evenings by various small societies.

As a result of the increasing use of the Centre the energetic Management Committee is now hard at work in the brief period before opening again in April replanting the garden, reorganising the shop and kitchen areas, creating an archive and resources centre as well as a proper administration centre for the Trust. One major project is the entrance display panel which will tell the visitor what the Trust is about and what the Centre can offer in interpreting Winchester before seeing the City.

All this costs money and the Fine Art Auction arranged by Jeffrey Smith gave us a magnificent boost to our funds and we are very grateful for the generous gifts and donations given. Bell Fine Art kindly arranged a joint promotion with the Trust in aid of the Heritage Centre's funds and a number of Winchester paintings in private ownership were on display. Sadly the day chosen for opening was one of the wettest December afternoons for years! The next fund raising activity will be a book sale in the autumn so please start looking out those unwanted books.

Although the period up to 1st April 1993 is not the official 'open season' for The Heritage Centre, the M3 exhibition panels showing the route and landscaping plans will be on display at the Centre at weekends from 6th February until 21st March.

The Winchester Heritage Centre will be holding two exhibitions as part of their contribution to Winchester 900. The Centre will open for the summer season on April 1st with "A Celebration of King Alfred Buses". This is part of King Alfred Buses' programme of events to remember the twentieth anniversary of the last scheduled journey by the bus company in 1973 (after 60 years of service) to the Chesil Street garage - since demolished and the site now occupied by Avalon House, home of the City Council planners. The programme culminates in a Vintage Transport Extravaganza Weekend on April 24th and 25th - the final weekend of the exhibition at the Heritage Centre.



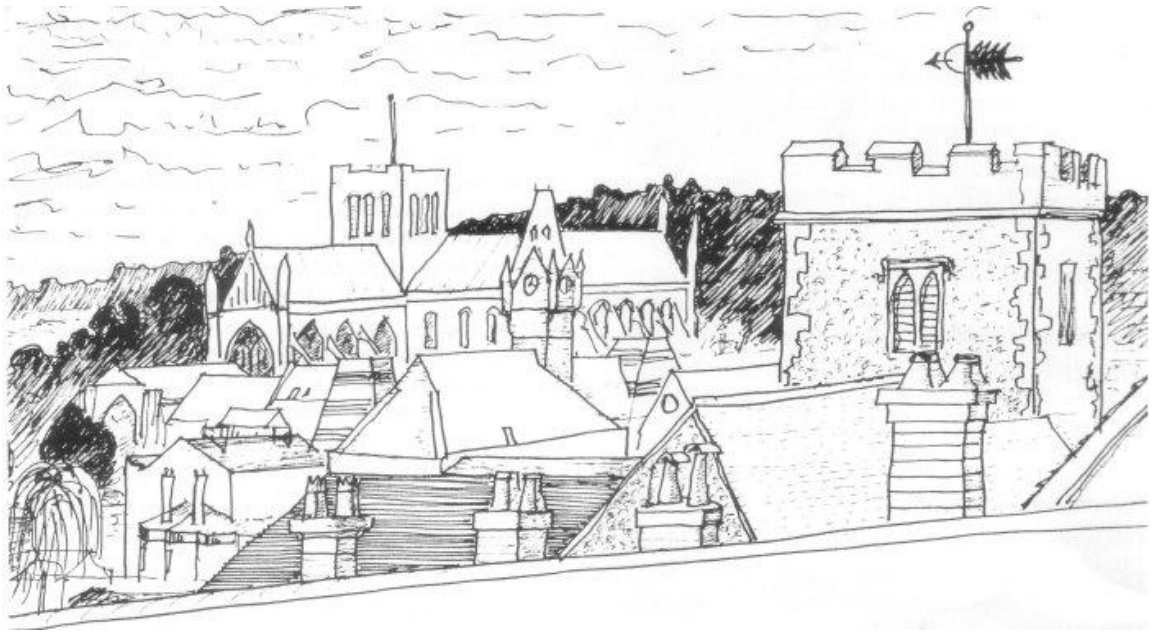
A suggested design for a shop sign. There is a lack of interesting ones in Winchester.

The second important contribution by the Heritage Centre to Winchester 900 will be the exhibition "Cathedral Characters - The Workers Behind the Scenes" which opens on May 8th and continues throughout the summer months. It will highlight the tasks performed by the wide variety of Cathedral workers such as the "Holy Dusters" and the "Brass Band".

In addition details of the Trust's Committees (Planning, Landscape, Traffic, Chippindale Venture, etc) and the Winchester Heritage Exhibition and video will be on display. The Centre is a focal point for the Trust and it needs people to make it function. George Burnett has kindly taken over the role of the Stewards' Steward so if anyone feels they can spare a couple of hours manning the Heritage Centre desk please contact George Burnett and he will tell of the little perks that can make two hours very enjoyable just meeting people - Wintonians and visitors.

Conservation in the Balance - TrustNews Spring 1993

Andrew Rutter has been with Winchester City Council since 1974 and is the Conservation Architect. He gives some of his own thoughts on work in this field What is the meaning of the term "Conservation Area" as used in current UK Town Planning practice, and how did it come about? Many people think of it as meaning an area of a town or village, designated by law where nothing can change. This is not intended and would effectively create an old-fashioned museum situation, such as applies to Ancient Monuments, looked after by the Ancient Monuments section of English Heritage.



View of Winchester westwards from Magdalen Hill

Ancient Monuments are mostly very old structures that are not lived in. They were first "scheduled" under an Act in 1913 because they were considered an essential part of our National Heritage which were not of any economic value to their owners. There are now thirteen of these in the Winchester Conservation Area, the most

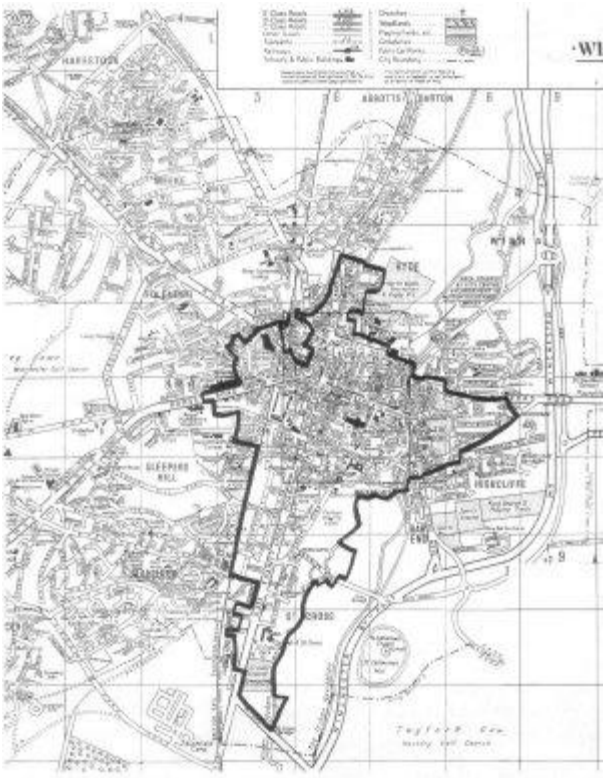
striking being the Buttercross, Wolvesey Palace and the various defensive walls and gates. (*A box of chocolates to the first person writing to the editor with the remaining eleven!*)

A more revolutionary idea dating from a Private Act of Parliament in 1907 was the creation of the National Trust to acquire and manage individual buildings, country estates and pieces of ground for the good of the nation. This has had the wonderful long term effect of protecting many beautiful parts of the country from "general development" by virtue of ownership dedicated to Conservation access and education of the public. Winchester City Mill, originally managed as a pioneering Youth Hostel, was secured in this way.

The idea of listing and introducing special controls over individual "buildings of special architectural or historic interest" in private ownership was introduced only with the Planning Acts in 1947 after the destruction of wartime, and then only on a very selective basis. This was at about the same time that planners were working hard to bring about the idea of "comprehensive development" to achieve "slum clearance", structural changes including road widening, and the creation of open spaces where they had been squeezed out by development. It was also the time when private motor transport was just beginning to grow into a mass possibility, with the special type of landscape that this produces, both nationally and locally. Developers simultaneously saw great possibilities with revolutions in office building, and then retail outlets.

The destruction of character that these policies brought about nationwide, included the North East quadrant of central Winchester, under the influence of Sir Patrick Abercrombie. This and the threatened demolition of the whole of Canon Street, where the Listing of some buildings was even withdrawn by the Ministry of Housing and Local Government so shocked enough people that Duncan Sandys was able to introduce the Civic Amenities Act in 1967. This required all Local Planning Authorities to examine their area to identify "Areas of special architectural and historic interest, the character or appearance of which it is desirable to preserve or enhance". The only requirement of this Legislation having designated a Conservation area was to publicise planning applications, but it was also the duty of the Authorities to pay special regard to the desirability of preserving or enhancing the area. Generally in Conservation Areas "outline applications" for particular developments which showed no detail of what was proposed were unacceptable.

Designation of Conservation Areas



Map showing conservation areas of Winchester

In Winchester in 1968 the County Council designated three areas in conjunction with a Town Centre Plan which introduced a 3/4 ring road of dual carriageway standard which would, for example, have engulfed City Mill in a traffic gyratory scheme. The three areas were Central Winchester (because of its Roman and Saxon road layout, two mediaeval foundations and concentration of Listed Buildings), Hyde Abbey (largely because of its historical association), and St Cross (because of its village character surrounding a rare and splendid survival of an intact Mediaeval institution, the Hospital of St Cross).

In 1974, Legislation was strengthened to control the demolition of **unlisted** buildings, or parts of buildings, like chimney stacks, in Conservation Areas, which paved the way for the retention of Princes Place, 52/54 Upper Brook Street and Colebrook Place, much of St John Street and parts of Jewry Street. The Legislation also brought into control the cutting down or lopping of trees by a compulsory notification system which could be turned into a Tree Preservation Order.

This strengthened legislation coincided with Local Government reorganisation when responsibility for administering Development control powers passed to the City Council (except for County Council buildings). At the same time the Statutory Lists were revised by the Department of the Environment, albeit still with a bias against the listing of Victorian and Edwardian buildings.

There always has been controversy as to how widely the boundaries of Conservation Areas should be drawn, and originally they tended to be kept fairly tight round groups of buildings that had a particular character, omitting areas of poor building or open space like the one between Sussex Street and the station.

Widening the boundaries

After 1974 in Winchester, the setting of the central area was seen as important, as well as the buildings which led to the inclusion of the Victorian suburbs linking St Cross and the centre, St Giles Hill (largely because of the trees), Orams Arbour, parts of Romsey Road and St James' Lane, including St James' cemetery, the Catholic cemetery, areas of Victorian housing at Hyde and parts of City Road. Parallel to this, considerable areas of the Water Meadows on the Winnall Moor, and down past the College were made sites of Special Scientific Interest. Should the boundaries have been extended to embrace St Catherine's Hill, Sleepers Hill, the hospital, West Down School, and parts of Highcliffe? One still needs to be wary about the development at Bushfield Camp or St Cross, but it is the duty of the planning authority to consider the effect on the Conservation Area of developments outside it.

In many ways, the wider the boundaries are drawn, the more the effect of declaring a Conservation Area gets diluted. It is also more difficult for a Planning Department of a given size (that administers a large and beautiful rural area with 37 other Conservation Areas) to mount the concentrated effort to ensure a high standard of **three-dimensional care** that a place like Winchester needs.

Having designated an area, what can be expected? A town like Winchester that is well placed geographically and economically is **continually** subject to the process of change, so how is its character and spirit to be kept alive?

Clearly there are parts of the Conservation Area like Kingsgate Street and the Cathedral Close which one would expect to remain substantially the same (though this does require the expenditure of considerable capital sums to retain the status quo).

There have been areas where structural change is required like the Barracks and The Brooks, and areas that needed to be rejuvenated, like St Clements Street and Staple Gardens.

The High Street, Jewry Street and St George's Street are subject to continual change as shops and services come and go, but it is essential to maintain certain standards of shop fronts, signs and street lighting. However, without interesting people and reasonable rents, there will not be shops of individual character.

Trees



View of Winchester northeast from Badger Farm

The space to grow forest trees has to be defended against the encroachment of motor cars. New trees need to be incorporated in development, and existing trees

have to be cut down and replaced when they have become decayed, as in the Cathedral Close. The importance of trees in a city can be noted from the two sketches printed with this article.

Sculpture could be a potent method of enhancement as is shown by the statue of King Alfred, and more recently by the Frink horse and the Hampshire Hog, but why not in other parts of the areas? Who is willing to commission sculptors and artists?

Details always count for a lot, but the 1980's desire for household improvement introduced extreme commercial pressure to replace windows, doors and guttering with inferior modem products, clad elevations in mock stone, or to just paint them to create ' individuality ' which is often destructive of local architectural character. In Planning terms this can only be controlled by getting permission from the government for "Article IV directions" to remove permitted development rights from individuals. The Government looks to see that any proposals are based on popular demand. This is difficult to achieve in an area as visually diverse as Winchester.

More recently, expenditure to increase amenities for pedestrians and calm traffic, which does not require planning permission, has created controversy, and changed the Victorian character of certain streets.

At the end of the day the spirit of the place depends on the character and particular values of people living in, designing and developing and administering various types of legislation. The balance is fragile, requiring constant vigilance and there is a considerable need for education of all sorts. If control becomes too detailed, the effect can become claustrophobic for various sections of the population. With the example of the destruction in the wonderful conservation area of Dubrovnik in Yugoslavia readily to mind, we need to think deeply what are we doing and what are we ignoring in the fabric of society at large, both in Europe and overseas, and in continents like Africa and South America. They have their own places that deserve the status of Conservation Areas - every bit as much as Winchester.

Andrew Rutter

Southern Comfort Meeting - TrustNews Spring 1993

The annual meeting of Southern Comfort was hosted by the Salisbury Civic Society on 11th October 1992.

Eighteen civic societies and preservation trusts from the south of England were represented by 70 delegates, including three from the Winchester Preservation Trust.

The morning programme consisted of presentations by the Wiltshire County Conservation Officer and the Under Secretary for the Department of National Heritage, Mr Robert Key, who is Salisbury's MP.

During a lunch-time tour of the Salisbury Cathedral Close, several examples of past, present and future planning problems were explained. These included alternative proposals for coach and car parking, and also a past scheme put forward by the Dean and Chapter for demolishing the exceptionally handsome house currently inhabited by the Right Honourable Sir Edward Heath and replacing it by a series of bungalows. Fortunately this "'proposal failed!

The afternoon session was taken up by group discussions of common problems.

Three major items of unanimity that came out of the meeting were:

- the poor standard and unsympathetic design of modern street furniture
- the plethora of traffic signs, many of which seem to be unnecessary
- the almost complete cessation of rehabilitation schemes initiated by civic societies, due to the uncertainty of grants and the fall in property values.

These meetings are of great interest to the Trust, and deserve our full support as a forum for exchanging information with similar organisations.

Winchester 900 Festival (1093 - 1993)- TrustNews Spring 1993



The Winchester 900 Festival celebrates the 900th Anniversary of the Dedication of the Cathedral. Maundy Thursday in 1093 saw the new Norman cathedral used as a place of worship for the first time and Maundy Thursday in 1993 will see the start of the Winchester 900 Festival, marked by a commemorative opening service. The Festival includes music, drama, exhibitions and long-established city events, such as the Hat Fair and the Folk Festival and will extend from April until September. The history of Winchester through 900 years will be unveiled by a series of Themed Walks by the Winchester Tourist Guides. As well as being the venue for many of the major events such as the Southern Cathedrals Festival and the Festival of Flowers, the Cathedral will be holding a series of lectures by eminent speakers, including the Archbishop of Canterbury and Cardinal Hume.

The Winchester 900 Club has been formed to raise money to administer and promote the Festival this year and to provide a basis for a regularly held festival. Individual members of the community can support the Festival by joining the Winchester 900 Club as Patrons for 900 pence and organisations can join as Founders for £900. As well as supporting the future development of arts and cultural events, members of the Club will receive a range of benefits. Further details of these

benefits and of the Winchester 900 programme can be obtained from PO Box 900, Winchester S023 9WF or by telephoning the Winchester Tourist Office on (0962) 840500.

People and Green Places - TrustNews Spring 1993

The Hampshire Landscape Fair

This event will run from 9-30th June, and will consist of a wide variety of displays, seminars, lectures, walks and visits - all highlighting the opportunities of conserving and enhancing Hampshire's landscape.

The major ventures concerned with Winchester are an exhibition to be staged in the Great Hall, and the reconstruction of Dean Garnier's garden in the Cathedral Close.

The Preservation Trust will be contributing to these events, and full information on this Fair can be obtained now from the Information Centre, Mottisfont Court, Upper High Street, Winchester.

Forthcoming books - TrustNews Spring 1993

“Winchester Cathedral Nine Hundred Years”

To commemorate the 900th anniversary an important new book covering the history, art, architecture, liturgy and music of the Cathedral since the start of worship there, fully illustrated, will be published in the spring. Over twenty articles have been contributed by specialists in various fields. The book is edited by John Crook FSA, Archaeological Consultant to the Dean and Chapter and published in conjunction with Phillimore and Co. Order now from The Dean and Chapter Office, 5 The Close, and you may benefit from a pre-publication price of £26.

"The Winchester Bible" by Claire Donovan

The story behind the making of the biggest and undoubtedly the finest twelfth-century Bibles is told in this new book, also to be published in the Spring. The Bible, written by a single Winchester scribe and illustrated by several illuminators of the highest quality, was left unfinished, and therefore provides fascinating evidence of the many processes involved in the production of an elaborately illuminated medieval manuscript. Published by the British Library and Winchester Cathedral Enterprises, the price is £10.95.

Claire Donovan lectures in art history at Southampton Institute of Higher Education, and lives in Winchester.

Diary - TrustNews Spring 1993

Trust events, as well as lectures, exhibitions and seminars connected with conservation, history and architecture of other organisations are listed below

Urban Studies Lecture Series

Thursday 21 January 7.30
Dr Carmen Hass Klau
The conflict between access and congestion in historic centres. The transport requirements of residents portrayed by European examples.

Thursday 18 March 7.30
Canon Keith Walker
Re-establishing Winchester as a European city into the 21st century.

Thursday 26 May 7.30
Professor Colin Fudge
Examines conflicts and demands of commerce and conservation in old towns.

All lectures to be held in the Walton Room, The Guildhall, Winchester. Single ticket £3 at the door or from 5 The Square.

Thursday 1 July
Chippendale IV presentation in the Cathedral - details from Dot Browning 0962 842200

The Heritage Centre 52/54 Upper Brook Street, Winchester

6 February to 21 March Weekends only
M3 Landscape Exhibition - from Bar End Compton.
Opening hours 10.30 - 12.00 & 2.00 - 4.00 Saturday, 2.00 - 4.00 Sunday

Thursday 1 April to Sunday 25 April
A Celebration of King Alfred Buses

Saturday 8 May through the Summer
"Cathedral Characters - The Workers behind the scenes"

RIBA Lectures (Southern Region, Central Hants Branch)

All Lectures to be held at The Royal Hotel, St Peter's Street at 6.30pm. Single ticket £3. Details: Mark Ogden 0962 735155

Thursday 11 February Brian Clouston Landscape Architect

Thursday 11 March Jeremy Dixon Architect

Thursday 8 April Nicholas Hare Architect

Thursday 20 May Greg Penoyre Architect

Thursday 10 June Ben Jacobsen Landscape Architect

Association of Conservation Officers

Saturday 27 March
'Raising the Roof'. Day Conference at Winchester Guildhall. Subjects include `Historic Roofs & Building Regulations' (Neil Ferris) and 'The Use of new and old materials' (Michael Carden). Details from Marion Brinton 0962 846833

English Historic Towns Forum

Thursday 17 June
Day Seminar in Bath on 'Park & Ride'. Details from Sonia Tuckett 0225 469157

Winchester Museums Service

Monday 22 February to Wednesday 31 March
'Glimpses of Hampshire History'. Exhibition of photographs at Hyde Historic Resources Centre, 75 Hyde Street, Winchester. Details 0962 848269

Tuesday 23 February to Wednesday 31 March
'Winchester in the 1930s'. Exhibition of photographs at the City Museum. Details 0962 863064.

Letter to Trust Members - TrustNews Spring 1993

February, 1993
Dear Trust Member
As you may remember, subscriptions were increased last year to £7.50 for. Family members, £5 for Single membership and £10 for Corporate membership.

According to our records, your last Single Subscription was paid at the old rate, of £3 on 6/5/92. Would you please be kind enough to send a cheque, made payable to the Winchester Preservation Trust, to the above address for the shortfall.

If you are currently paying by Banker's Order, I should be glad if you could please complete the enclosed new Order for the Subscription due on let May, 1993 and subsequent years. If you have always paid by cheque, it would be helpful if you could also pay by Banker's Order in future, Please use the enclosed form.

If you have any queries, please do not hesitate to contact me.
Yours sincerely
E.J. Witts Treasurer

WINCHESTER PRESERVATION TRUST LTD.

BANKER'S ORDER

Details of your Bank

To.....Bank

Address.....

On the 1st May 1993 and on the 1st May annually thereafter please pay to Barclay's Bank, Jewry Street, Winchester (Code No. 209701) for the account of Winchester Preservation Trust Ltd. (A/C. No. 90972851) the sum of:

£.....Single Membership

£.....Family/Household Membership

£.....Corporate Membership

until further notice in writing from me/us.

This Banker's Order supersedes all other standing orders I have with the Winchester Preservation Trust Ltd.

Name.....

Signature.....

Account No.....

Date.....

Please send this form to the Secretary, Winchester Preservation Trust, 52/54, Upper Brook Street, Winchester. S023 8DG and not to your Bank.