

# Southgate District Civic Trust

Newsletter  
No. 249  
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## SOUTHGATE OFFICE VILLAGE DEVELOPMENT PROPOSALS

On Saturday 22nd and Monday 24th June Southgate District Civic Trust and Civic Voice organised meetings to give the community an opportunity to discuss the proposals for this development and help to prepare a response to the scheme. These were both well attended and generated a lot of interest and discussion. See pages 12 to 15 for a report on the events.

## PALMERS GREEN FESTIVAL - BROOMFIELD PARK

Sunday 1st September 12pm to 7pm

We have a stall again at this festival, and we look forward to raising our profile still further. We will need a rota of helpers on the day, as the Festival will last for seven hours! so if you have an hour or two to spare, please let one of the Executive Committee know.

### LOCAL HISTORY MEETING Tuesday 10th September 2019 at 7.30pm

Friends Meeting House, Church Hill, N21



**“20th Century  
Women of Enfield”**  
by Joe Studman

See page 11 for  
details

**ALL MEMBERS  
FREE**

**VISITORS £2.00**

### OPEN MEETING Saturday 26<sup>th</sup> October 2019 at 2.30pm

Walker Lower Hall, Christ Church Parish  
Centre, The Green, Southgate

**“Working with Natural Processes”**  
by Stephen Haywood of Thames21



See page 6 for  
details

**ALL WELCOME**

**Contributions to the October newsletter should be sent by Friday 13th September 2019**

to the Editor: Colin Barratt, 48 Maplin Close, Winchmore Hill, London, N21 1NB

Tel: [020 8360 3979](tel:02083603979) (note new phone no.) e-mail: [colin\\_barratt@yahoo.co.uk](mailto:colin_barratt@yahoo.co.uk)

Copies will be emailed, hand delivered or posted during week commencing **7th October 2019**.

**Southgate District Civic Trust** ~ Established to conserve and enhance the environment in Southgate, New Southgate, Cockfosters, Palmers Green, Winchmore Hill and Hadley Wood.  
(Registered as an amenity society with **Civic Voice**).

# ELECTIONS TO THE EXECUTIVE COMMITTEE 2019/2020

The following members were elected as officers and members of the Executive Committee:

President	<i>remains vacant</i>
Vice-Presidents	Audrey Kirby Peter Hodge Chris Howell

Chair, Executive Committee	Graham Davis
Secretary	<i>remains vacant</i>
Treasurer	Elaine Tyler
Membership Secretary	Joe Studman
Newsletter Editor	Colin Barratt
Publicity Officer	<i>remains vacant</i>

Committee Members (up to 6 members)

Eileen Bostle	Janet Dougharty
Chris Horner	Jane Maggs
Richard Purver	Joseph Tzouvanni

We did not receive any nominations for the posts of Secretary and Publicity Officer, so regrettably these posts remain unfilled. If you are interested in either of these roles, please contact Jane Maggs.

Vice Chairs are agreed by the Executive Committee at the first meeting after the AGM. This year it was agreed that [Chris Horner](#) and [Jane Maggs](#) would be appointed as Vice Chairs.

## Motion agreed at AGM

The proposed changes to the Constitution were approved.

Changing the name of the society has a number of implications and proved more time consuming to implement than anticipated. The Executive Committee are now expecting to make the switch live at the Autumn Open Meeting. Further details of this will be notified to members in the next newsletter.

## Standing Down

At this AGM, Audrey Kirby stood down as President after many years. We are pleased that she will continue to be involved in the role of Vice President. In addition, Jane Maggs stood down as Secretary. Unfortunately, no one was nominated for either of these roles.

On behalf of SDCT Graham Davis presented Audrey and Jane with a bouquet of flowers each. Both were surprised and very appreciative.

*Jane Maggs*

*Photos: Chris Horner*



## PRESENTATION OF THE GRAHAM BEECH MEMORIAL AWARD TO EILEEN BOSTLE



**Presentation to Eileen by Colin Barratt**

At our Annual General Meeting on 27 April it was announced that the Graham Beech Memorial Award for 2019 had gone to Eileen Bostle. The award is made annually, in memory of our former Chairman, to a member of the Trust who has made an outstanding contribution to the Trust or to the wider community.

Unfortunately, Eileen was unable to be at the AGM, but it was presented to her at our Local History Meeting in May.

Eileen used to live in our area and worked at Palmers Green Library. She moved to Harrow many years ago, but has kept an active interest in our district. She has been a staunch supporter of the Trust for some years and usually joins us for most of the day to help on our stalls at the Christ Church May Day Fair on Southgate Green and Palmers Green Festival in Broomfield Park. Eileen also helps with refreshments at our Open Meetings.

She is a regular and valuable member of our Publications sub-committee. Eileen is a skilled and diligent researcher in family history and spends many hours at the London Metropolitan Archives and other archive venues on research projects. A couple of years ago the Trust assisted Enfield Council organise a major commemoration event in New Southgate for a local WW1 Victoria Cross winner. Eileen researched and contacted his descendants, enabling family members to come and take part in the event.

Her research of the names on the war memorial from Southgate Town Hall enabled us to produce an excellent booklet for the unveiling event at Palmers Green Library in January, which gave details of all those on the memorial. She is now researching the names on the recently restored war memorial from the former Minchenden School, (see page 7).

Eileen has written or edited a number of books on local issues. The one on the WW1 Cuffley Airship incident followed the exhibition at the Dugdale Centre, which used her research in the display. Several editions of memories of New Southgate have also benefitted from her editing and proofreading.

These and her other contributions to the work of the Trust and our part of London make her a worthy recipient of this award. Eileen will also be joining the Executive Committee this year.

*Colin Barratt*

## LOCAL HISTORY MEETING 14th MAY 2019 “Rural Life” - a DVD

This DVD from Film London, one of their “Britain on Film” series, was previously shown to the group in November 2017. It had twelve short films showing various rural activities and events over the past 100 years. On that occasion, due to technical difficulties, only the first seven films were shown. I thought it was worth trying it again and the DVD sent this time was fine. Those who saw it last time enjoyed seeing it again, plus the missing films.

The films ranged from the 1920s to the 1960s and gave an insight into the lives of ordinary people in rural areas during this period. It’s good that Film London are collecting and preserving these films for future generations to enjoy.

*Colin Barratt*

## SOUTHGATE SPRING CLEAN

SDCT are delighted to have received a grant of £7,000 from Enfield Council to give Southgate a spring clean. Our next challenge is how to use this money to the best advantage of Southgate.

### What are we going to do?

#### Litter pick in Southgate

Saturday 13<sup>th</sup> July at 10.30am

Meet outside Nando's: on the corner of Southgate Station Parade & Crown Lane.



#### Street art work in Southgate



Working with Barnet & Southgate College Art & Design students on two projects:

To create artwork to wrap round the bins at Southgate Station.

To create street art on Southgate Police Station.



This project will be launched with the students next term in September

#### Street trees and seating

Bit beyond our budget, so we are looking for a cheaper way to green our town centre.

### What else should we/do we do?

We want ideas and volunteers to get involved.

#### Can you help?

Get in touch via [info@southgatedistrictcivictrust.org.uk](mailto:info@southgatedistrictcivictrust.org.uk)

## A LAST CHANCE FOR BROOMFIELD HOUSE

### Council Statement

The Council, working in partnership with the Broomfield House Partnership Board, aims to resolve the future of Broomfield House, which is currently unsafe and a blight on the Park.



In March 2019 the Executive Director of Place, Sarah Cary in consultation with the Cabinet Member for Property & Assets,

Cllr Ahmet Oyken, approved further feasibility work be undertaken into the viability of delivering a shell reconstruction of Broomfield House. This would be cost neutral to the Council with funding arising from the disposal of the redundant fire damaged stable block / yard, which was formerly used for staff accommodation for repair and development and without reliance upon obtaining grant aid.

Feasibility work will include pre application planning advice from Historic England and the Local Planning Authority and further market testing of the stable block / yard for a residential development.

The approval noted that the Council-led shell reconstruction envisages repair and reconstruction of the exterior shell of the building and reinstatement of essential interior structure that may be necessary to provide structural integrity. The interior will not be fitted out other than as a café on the ground floor and other suitable income generating uses will be investigated.

It is further noted that the outcome of the feasibility work will be reported to Cabinet for approval of the way forward. If the shell option is not viable, an application to the Secretary of State to review the listing and dismantling of the remaining structure would be the only remaining viable and deliverable alternative.

It was approved that the Partnership Board continue as a consultation body to oversee the development of the option.

A capital budget was approved to enable the shell option to be progressed and to enable the ongoing protection and maintenance of the house and related heritage assets over the next year.

Contact officer: Mark Bradbury, LBE Director of Property and Economy

### Comments from The Broomfield House Trust and Friends of Broomfield Park

Over recent months the Council-led Broomfield House Partnership Board has examined a range of options for the reconstruction of Broomfield House. The Broomfield House Trust, the Friends of Broomfield Park and Historic England are represented on the Partnership Board.

(continued over)

These options range from a full heritage-standard repair and reconstruction of the House, partial reconstruction through to demolition. The funding implications of each option were examined. Although we would have wished to develop the stable yard for community use, the only combination of options and funding which approached the main aim of reconstructing and reopening the House relies on housing development in the stable yard.

We believe that if the House is reconstructed as proposed in the LBE statement it will be possible to attract further funding to complete the full reconstruction of the House and eventually, the restoration of the Lanscroun Murals. Attempting to attract full funding from commercial or charitable sources in one go has proved impossible, and partial reconstruction of the House would be inappropriate in both historic building and landscape terms. We found our views were consistent with the Conservation Architect who attended the last meeting of the Partnership Board and we look forward to seeing his ideas developed.

The Council's statement makes it clear that there are issues which need to be explored, but clearly if we are unsuccessful in resolving them the House is likely to be demolished. In the interim the Council sees the merit of ongoing funding for stabilising the house and protecting it (hoarding and surveillance) both on safety grounds and to meet Historic England requirements.

## **OPEN MEETING - SATURDAY 26TH OCTOBER 2019**

### **“Working with Natural Processes” by Stephen Haywood of Thames21**

With the range of environmental pressures that both rural and urban areas across the country face today and in the future, Thames21 and their project partners are exploring methods to reduce the risk of flooding, improve water quality and enhance wildlife habitats by working with natural processes.



Flooding in Trent Park



A typical “Leaky Dam” to reduce the risk of flooding

## MINCHENDEN SCHOOL WAR MEMORIAL

The 1930s building at the former Minchenden School in High Street, Southgate is being refurbished for use by some of the pupils from Durants School in Enfield, and concern was expressed by Southgate District Civic Trust about the whereabouts of the Minchenden war memorial.

Last December Richard Purver emailed Durants School to enquire about it, and Durants School Premises Manager Kevin Durbin put him in touch with Trevor Hicks, LBE Programme Manager covering the Minchenden project. Trevor informed Richard that the memorial was in storage at the Minchenden site, although attempts had been made to see if there was somewhere more suitable for it to go. Shortly afterwards there was a site meeting involving Jan Metcalfe from the Museum of Enfield, as well as Richard, and it was decided to transfer the memorial to the Museum's care. Ralph Hutchings kindly offered to renovate the memorial, which had earlier sustained slight damage, and it was conveyed to his home at the beginning of March by Chris Horner and Richard Purver.

The memorial, which measures 180cm wide x 110cm high x 12cm deep is going to feature in the Museum of Enfield's exhibition about World War 2 in Enfield, which will run from 20th July 2019 to 20th April 2020. It is hoped that by the time the exhibition closes a new permanent home will have been found for the memorial. It shows the names of former pupils who died in the Second World War, both in the forces and as civilians in bombing raids in Southgate. The years that they were at the school are indicated.

The unveiling at the Memorial and Dedication service on Sunday 2 November 1947 was reported in the *Palmers Green and Southgate Gazette*, which stated that the names of the 55 pupils had been perpetuated "in letters of gold upon a Roll of Honour made of oak grown in the school grounds. The names are inscribed on three panels which were fashioned with loving care and skill in the school workshops by present-day pupils".

Eileen Bostle, who is a former Minchenden pupil, is researching the names on the memorial, and would like to hear from anyone who has any information, memories or photographs relating to the people on it. The email address to contact her is:

[minchenden.memorial@gmail.com](mailto:minchenden.memorial@gmail.com)



Photo by David March



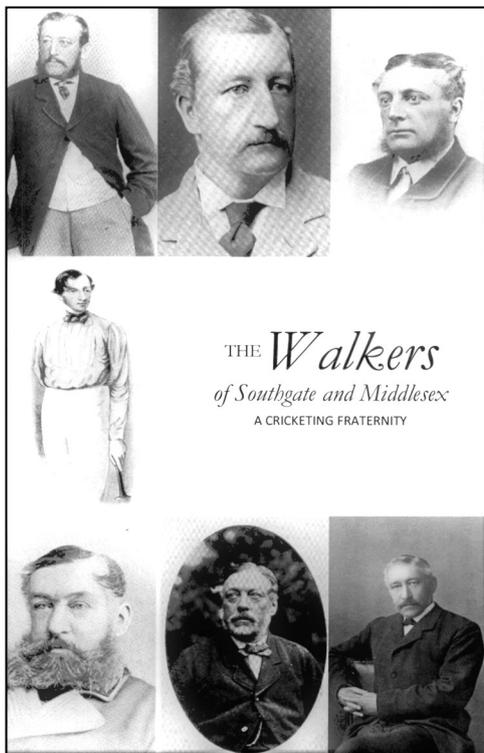
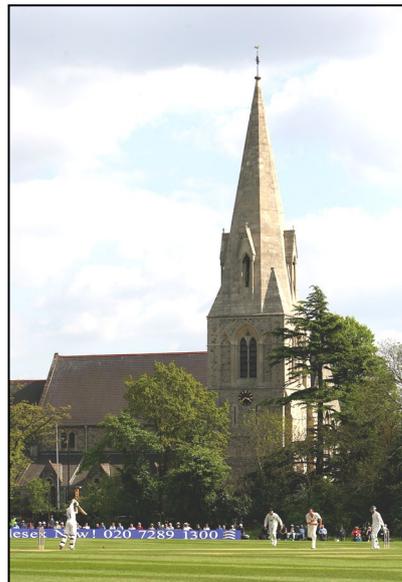
Photo by Graham Frost / Museum of Enfield

# THE WALKER GROUND: A JEWEL AT THE HEART OF SOUTHGATE

## Hidden from view but open to all

The Walker Ground is a 16 acre Sports Ground located on Waterfall Road, opposite Christ Church in the heart of Southgate; held in Trust since 1907, for the people of Southgate, to be used for sports and recreation activities. The ground is home to Southgate Cricket Club, Southgate Adelaide Cricket Club, Southgate Adelaide Hockey Club, Southgate Squash and Racketball Club, Oakhill Tigers Football Club, Southgate Rugby Club, Omonia Youth Football Club, 6<sup>th</sup> Southgate Scouts and The Southgate Weld Lawn Tennis Club.

The Walker Ground, formerly known as Chapel Fields formed part of the Walker family home estate, Arnos Grove. The ground was given by Russell Donnithorne Walker, the last surviving brother of a cricketing dynasty, of seven brothers and this is their remarkable story.



John, Alfred, Frederick, Arthur, Vyell, Russel and Isaac

The Walkers are the only family in the world known to have provided seven brothers to play for a first class cricket team. Isaac Walker the grandson of the original owner of Arnos Grove and his wife Sophia had twelve children, five daughters and seven sons. Isaac Walker was a most imposing figure strolling around Southgate village dressed in silk stockings and knee breeches, as befitted his role as an old fashioned country squire. The Walker boys were encouraged to play cricket by their uncle and initially learnt how to play cricket at their respective prep schools. Isaac was a director of the Taylor Brewing Company and had married into the Taylor family of the neighbouring Grovelands Park Estate. The uniting of the two families led to the formation of The Taylor Walker Brewing Company.

Some may say that the Walker brothers were born with silver spoons in their mouths as they lived in the grandest and most imposing house for miles around; Arnos House on Cannon Hill, set in 300 acres of green pasture and woodland. Others may say that the seven brothers were born holding seven cricket bats.

They were all great enthusiasts of the noble game of cricket and encouraged people young and old to play. Where necessary they would fund matches and provide hospitality for the visiting teams. Southgate Cricket Club was formed in 1855 and a second team, Southgate Adelaide, specifically for the villagers of Southgate was formed in 1870.

The contribution that the Walker brothers made to cricket was considerable, as founding member players and as presidents of Middlesex County Cricket Club. They were also MCC participating team players, selectors and Teddy Walker was a president of the Marylebone Cricket Club.

In 1866 Middlesex CCC won the County Championship for the first time and captain, Teddy Walker led from the front. During the same year the County team including John Walker almost beat the touring Australian team, losing by one wicket. Twelve years later the club won the County championship under Donnithorne Walkers captaincy.

WG Grace was one of many famous cricketers invited to play at the Walker Ground and in 1868, at the age of 20, played for the United South against John Walkers fifteen team, with a crowd of 10,000 people watching. Teddy Walker had been regarded as the best all round cricketer of his time until WG Grace appeared on the scene and for a couple of years they were on a par.

The first organized County match played by Middlesex was against Kent in 1859 at Southgate. The full Middlesex side did not return to The Walker Ground until 1991 after a break of 132 years when they entertained Kent in a Sunday League match. The County then used the ground regularly between 1998 and 2011 playing over 20 games. The first four day County match was against Essex and was notable for a fine innings of 241 by Mike Gatting in his last season of County cricket. This remains the highest individual score on the ground by a home batsman.

In 1907 at the age of 65 the last of the seven brothers, Russell Donnithorne Walker gave The Walker Ground to be held in Trust, to be used for sport and recreation. He sold Arnos Grove and moved away from Southgate passing away in 1922. Since then the Ground has been managed by a board of Trustees and now operates as a charitable trust. Cricket has been played there for over 160 years and the trustees have honored the wishes of the Walker family and continue to promote the playing of a wide variety of sports and welcome new members, visitors and volunteers. The ground has evolved over the years and now offers Bar and Catering facilities in the pavilion which is open every day. Details can be found on the Walker web site: [www.thewalkerground.co.uk](http://www.thewalkerground.co.uk)

This article was composed by: Chris Horner a Walker Trustee;  
And has been abridged from the newly published book.

**The Walkers of Southgate and Middlesex a Cricketing Fraternity** by Peter Jouning  
and is available to purchase from the Walker Ground pavilion office.

## A CHRISTMAS FESTIVAL REPORT - SLIGHTLY DELAYED!

In Autumn last year the Trust was invited to take part in a Christmas Tree Festival at Trinity at Bowes Methodist Church in Palmerston Road, Palmers Green. They invited groups who met at the church, both internal church groups and outside hirers, plus other local organisations, to bring four foot artificial Christmas trees and set them up in the church, decorated appropriately for their particular activities.

We accepted the challenge and our former President, Audrey Kirby, offered to help with this and we discussed how we should decorate our tree to show the many and varied activities we do. We settled on a simple idea of hanging discs which contained on one side photos of buildings, plaques, or places of interest in our area and on the reverse a short description of what they showed. Audrey had a pack of ceramic discs, which were perfect for the job. She also had a striking hand-made star, on which she added some oak leaves and this made a suitable decoration to go on the top of the tree.

I already had a four foot tree and I set it up with white lights and the hanging discs and star. I also put information leaflets and membership forms next to the tree. It was one of more than 25 trees which had been prepared by other groups and set up in the church itself. The church was open to visitors every day throughout the eight days of the festival, in the first two weeks of December and it was very successful. This was a different way of publicising the Trust and it was an interesting exercise.



*Colin Barratt*

## RODWINS OF SOUTHGATE

In last October's newsletter we announced the impending closure of Rodwins, the much loved shop in Crown Lane, Southgate. The cleverly written poem below was created by a customer of Rodwins, Jeanne Willis, and was published in the newsletter of the Palmers Green and Southgate U3A, after being given to them by Josie herself.

### ODE TO RODWINS

Jeanne Willis 15/12/2018

It feels like the end of an era  
Now Rodwins is shutting its doors  
Where will we go for our knicker elastic  
Now Josie has emptied her drawers?  
The little glass eyes will be weeping  
(The sort that get stitched to a bear)  
Tomorrow they'll find to their sorrow  
That Josie is no longer there.  
For fifty nine years she's been trading  
In tapestry, trimmings and thread,  
Fancy Dress things from a ladybird's wings  
To a bolt you can put through your head.  
Fabric and felt by the metre  
Which used to be cut by the yard,  
Candle moulds, craft bits and crayons  
And puppets and paper and card.  
If you needed a ball or a bra hook,  
A bell or a miniature clock,  
Or a stick with a horse's head handle  
You knew Josie had one in stock.

And if you were going to ballet  
And wanted a new bit of kit,  
Josie would measure you up with a glance  
And hey presto! The slippers would fit.  
Compared to her shop full of wonders  
Aladdin's Cave hadn't a chance,  
Southgate will go into mourning;  
The tutus have had their last dance.  
I take off my hat to you, Josie  
("Cowboy hats? Yes, we have those!")  
For carrying on as your hip gave you jip  
And refusing steadfastly to close.  
All of the dancers and crafters,  
The artist, the knitter, the tatter  
Will miss coming in for a wag of the chin  
And a nice cup of tea and a natter.  
The Internet robbed us of Rodwins  
And now it must fall on its sword,  
("Yes, we sell swords - Greek or Roman?  
Have a look, they are up on that board.")  
Time marches on, the world changes  
No matter how loud we yell "Stop!"  
But we shan't forget ("Yes of course we sell net.")  
Josie's marvellous, magical shop!

## CHRIST CHURCH MAY FAIR

We had to find another gazebo this year, as our previous one had been stolen. Joe Studman kindly lent us his one, so thanks Joe.

We had our usual small group of volunteers, who looked after the stall through the day. We thank those also.

A steady number of people visited us again and we let them know about our activities and sold some publications. Some were also interested in the history of the area, so overall the day was worthwhile.



## LOCAL HISTORY MEETING - Tues. 10th Sept. 2019 Enfield Women of the 20th Century

Our speaker for this meeting will be Joe Studman, who, apart from being our Membership Secretary, is an accomplished and knowledgeable speaker and London Guide. His subject will cover two prominent women with Southgate connections:



**Eileen Younghusband** was brought up in Winchmore Hill and went to Southgate School. During WW2 she played an important part in the defences of England.



**Ruth Winston** was born in Hammersmith, became an early Social Worker and later Mayor of Southgate. However, her legacy will be the Centre she started in Palmers Green.

## NEW WEMBLEY GETTY IMAGES GALLERY

We have just been told about a brand new gallery space opening in the heart of the transformed Wembley Park. The new Getty Images Gallery, London's largest independent photographic gallery, will open on 28<sup>th</sup> June 2019.

The first exhibition is 'The Ages of Wembley' a year-long programme featuring a stunning selection of never-before-seen photographs sourced from Getty Images' archival and contemporary libraries, the exhibition charts the emergence of Wembley Park as a world-famous leisure and entertainment destination from the 1920s onwards.

For more information see: <https://www.wembleypark.com/getty-images/>

We remember the Wembley lights that used to be outside what is now Claud W Denis coffee shop in Chase Side. (Does anyone remember how these lights came to be here, or what happened to them?)

*Photo: SDCT archive*



# SOUTHGATE DISTRICT CIVIC TRUST CALLS ON ENFIELD COUNCIL TO LOOK CAREFULLY AT THE PROPOSED SOUTHGATE OFFICE VILLAGE AND TO CONSIDER THE WIDER COMMUNITY VIEWPOINT

Residents, community groups and political representatives gathered on Saturday 22<sup>nd</sup> June at St Andrew's Church, Southgate to contribute to a Community Planning event to discuss the proposed Southgate Office Village development in Chase Road, Southgate (next to The Hart pub).



Southgate Office Village is being redeveloped into a mixed-use site consisting of several tall buildings, including a 17-storey tower. Southgate District Civic Trust (SDCT) is supportive of development, on what we see as a sustainable location, however, we feel the engagement with the community has not been as meaningful as it could have been.

Hosted by SDCT, the day enabled visitors to take part in facilitated workshops and hands-on activities, view an exhibition of the proposed Southgate Office Village site, meet members of the local community and share local knowledge.

Over 130 people attended the event, while 240 completed an online survey. We were joined by our MP Bambos Charalambous, Deputy Mayor for London, Joanne McCartney AM and local Cllrs. The event advertised locally and through social media, was open to all members of the community.

Civic Voice independently facilitated a structured conversation that enabled the community to consider the proposals and to understand wider community feelings.



The results from the survey and weekend event were presented back to the community on June 24<sup>th</sup> at Southgate College to a packed room of attendees.

Key findings and details of the feedback have been sent out by e-mail to our members, supporters and the attendees. If you have not received information, please let me know.

However we were pleased to find that **94.5%** of those attending felt the Southgate District Civic Trust event was worthwhile.

Speaking after the event, **Ian Harvey** said:

*'The findings will demonstrate to the Enfield Council and the developer that the local community, in general, support the need for redevelopment on the Southgate Office Village site, but they are opposed to the current proposal, due to its height, impact on character, and most importantly due to not believing that the consultation with the community has been genuine.'*

Southgate District Civic Trust said:

*'The enthusiastic response to the weekend demonstrates how much people care about the future of Southgate. The challenge remains as to how we can move the conversation away from confrontation, into one of collaboration. In doing so, rebuilding public trust about the future of this site?'*

### Next steps

It is very important that everyone sends in comments to the planning department. You can view the full planning application for Southgate Office Village via the London Borough of Enfield Planning Portal: <https://planningandbuildingcontrol.enfield.gov.uk/online-applications/>.

The reference is: **19/01941/FUL**. Suggested topics to consider in your response were sent out by e-mail, please contact me if you have not received these.

This application will be further discussed at the next Southgate Ward Forum on Thursday 11<sup>th</sup> July (7.30-9.00pm) at Royal British Legion in Nursery Road.

Jane Maggs

Pictures: Mervyn Maggs

### Views of the Community Planning Event



## **Southgate Office Village – what it will look like if built**

The views we have been showing up to now were provided in the planning application by the developer. As you will notice, they are carefully positioned to show the development in the best possible light.

However, we now have views created by one of our members, which are perhaps more realistic.

### **View from Station Parade – before and after**



### **View from Mayfair Terrace – before and after**



## More Views of the Community Planning Event

