

CHARLTON KINGS  
LOCAL HISTORY  
SOCIETY



BULLETIN 20

CHARLTON KINGS LOCAL HISTORY SOCIETY

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Membership of this Society

Membership forms are available from officers. Annual subscription £1 or £1.50 for a couple.

Meetings are held monthly from September to May in the Stanton Room at Charlton Kings Library.

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Parish Register I 1538-1643 price £2; and Parish Register II 1634-1700 price £3 are available.

A History of Charlton Kings published by the County Library at £9.50 is available from bookshops or from The Forge Newsagents and The Vine, Church Street.

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1. THE URBAN DISTRICT COUNCIL

You may not believe it but once upon a time this village had its own Urban District Council and managed most of its own village matters very well. This is not my opinion. I am quoting the first investigator sent to us by the Boundary Commission. He was quite impressed and privately expressed the opinion that he saw no reason to disturb the present boundaries.



But British political thinking is mostly done in slogans and at the time of which I write, the slogan that was swamping British politics was "If its bigger, its better". No one seems to have opposed it and few, if any, even attempted to criticise it - except perhaps MR PARKINSON, but that was later and another story.

I became a member of the Council about this time, 1946, through no virtue of my own, as far as I can recollect.

One evening Mr. Gilbert Ward, then Clerk to the Council, dropped in for a drink and a chat; and he bemoaned the fact of the retirement of so many of the long-serving and loyal councillors. We commiserated together, when he suddenly suggested that I should stand for election. I laughed in his face and said "This is not my line of country. As far as a few speeches were concerned, perhaps I could manage that - and occasionally even enjoy it - but electioneering, canvassing, button-holeing - no! I could not by any means manage that".

"But what about your agent? She should do most of that and you have here an excellent agent keen and all ready to go."

"Whom" I asked "do you mean?"

"Your wife" said Ward. "The sitting member, Alderman Lipson, said that he envied her as a helper in his election. He knew very well her value in that direction. She never forgot a face, or a name, and that is the basis of good electioneering".

Well, my wife decided to co-operate and I was surprised what a wonderfully good agent she eventually became.

Looking back, I must have been an awkward candidate, but my wife never complained. Never did I ask anybody for a vote, I couldn't. I made no speeches and joined no political party. I stood as an Independent. I did this because I was averse to mixing local with national politics. I did send out a pamphlet expressing my point of view. These my wife got efficiently delivered. Then I felt I had done all that I could. I had explained my political position, I had put myself up for election. If voters wanted me, they'd decide on voting day and I left it at that.

I did say I held no meetings. This was not strictly true. Let me tell you the story of my hedge.

Separating my small front garden from the Copt Elm Road, I have a small unexceptional privet hedge. The only remarkable thing about it was the way I cut it as a long, sharp-edged rectangular solid. This gave it quite a pleasant appearance. Of course I had to cut much of it from the outside pavement and while cutting, as a rule I was never short of a chatty audience. As a coincidence the first cut of the year was in May and that was the month in which Local elections were held.

A few days before the election, many stopped to give me their opinions and a few to ask mine. On voting day, while I was still cutting, I had a complete stranger to me come up and discuss the poll. He said there were so many he didn't know who to vote for. "However", he said "I gave a vote to Ryland. His electioneering pamphlet seemed to read quite well."

When I said "Thank you", he looked at me surprised and walked away.

Well, I was elected to the Council in the 1946 elections. I got in rather well, thanks to the efforts of my wife and the friends she gathered round her to help. Our first meeting was in the Old Council Offices on the London Road. They were built for this specific use but we later had to leave them, firstly because they were too small to accommodate the staff, also at that time the current interest was Youth Leisure Occupation and they found the Old Council buildings attractive and central for this object.

I am sure you don't want me to go into all the Council work. If you did require this, I am certain that the local paper had already done that better than I can do it, but I will content myself with a few of the interesting activities and you may discover how much I enjoyed the work.

My first meeting I enjoyed very much. To my astonishment the older members, and I suppose I knew them all, had decided that I should have plenty to do. Mr. Fred Harris was in the Chair and made me very welcome. Mr Safe and Mr Hughes were both friends of mine and knowing that I was a worshipper of the Cotswolds saw that I was on the Footpaths Committee with another old friend Mr. Curtis. Later, by the way, I was able to save one important path for the village when it was all but lost.

We met once a month - usually on the first Tuesday at 2.30 pm. The Council meeting and the Sub-Committee meetings usually took us until 7 o'clock. Some of the longer Committee meetings had to be held on other evenings in the week. The great trouble at the time was housing allocation. They gave me the Chair of this Sub-Committee. Trying to do it conscientiously, I must say I found it a bit heart-breaking. Our aim really was to get the worst cases dealt with first. My desire was to investigate each case personally. I had applicants to my house, sometimes I visited them, but I was very disillusioned as to how some people lived and I was very keen to get it altered.

But there were some happy times round the big board-room table we used as the Council Room table. There was one corner occupied by the Labour members. I sat with them as a rule. I liked their company - Annie Hares, Fred Hickfield, and Bill Hayward. We owe the good lighting of this village after dark to the foresight and energy of Fred Huckfield.

The Charlton Kings (7th Cheltenham) Boy Scouts rented the East End Hall as a Head-quarters and meeting hall. I was President of the Troop when they approached the Council with a view to buying it. The Chairman, Mr. Fred Harris, I thought, dealt very fairly with the application. I told the Council that it was the only Youth organisation in the village that had existed so long.

Well, the matter came up and as the discussion started, the Chairman spoke across the table and said, "You are the President of the Troop, I believe". On replying that I was, he said "Then I must ask you to leave the table. You must declare an interest and take no part in the discussion". That was rather an amusing surprise for me. Never before or since have I known anyone at a Council Meeting asked to "declare an interest" and retire from the debate.

One could go on relating various interesting events during the eight years that I served. I did not serve the nine years for which I was elected because towards the end I had a different headmaster and it was not so easy to get "Council Day" free so that I could attend. But it was good work, interesting work, and sometimes very worth-while. When I left, the struggle with the Cheltenham Borough Council was still going on, but as usual the big battalions won, the country stepped in and decided the boundaries, and Charlton Kings as an Urban District Council ceased to exist. Perhaps it was for the best - I don't know - but I, for one, was very sorry to see it go.

G. Ryland

Note - The Chairman's badge, designed by George Ryland and given by Colonel Eager, is on display in the Stanton Room.

## 2. THREE MEN AND A HORSE

I wonder how many old folks that's left in this village can remember those nice Shire horses that the Council had to pull the dust carts around? and how many remember Mr Boulter who looked after them? I was told he stayed up all one night because one of his charges had the tummy ache or something like that. I hope it wasn't due to the apples I used to give them! Leaning out of the carpenter's shop window one day, there standing outside the Merry Fellow was one of those Shire horses. From the doorway of Arthur Attwood's shop a man came out with some carrots and went straight to that horse, followed by Arthur who said "Bond, what are you doing with my carrots?" Back came the reply "I've given um to oss, you send the bill to them ther council chaps!" Some while later I happened to look across the street and there was

Bond washing down the windows in a very haphazard manner.

Talking about carrots brings me to my father's horse by the name of Kit who should have been a donkey, for she would eat carrots all day long if one let her. She died sometime in 1917, and as the Vet said, from old age. However, the loss of Kit was forgotten by the return of "Purp", as I used to call my brother Percy, from the 1914-18 War.

After that was over, the Army found they had a large surplus of horses, so Percy was sent to Gloucester to buy one, as work was coming in from Withington etc. So it was, "Purp" arrived home with this horse. Nobby came out of the plumbers shop, gave one look, and said "Master Percy, that aint a oss you got, its more like a B--- camel, its all legs!" Kit was a pony of some thirteen hands, this one must have been all of sixteen hands. Hence Nobby's comment. But Father, Purp, and Nobby didn't know what lay ahead on that first journey with the horse to Withington.

So it was on that November morning. We loaded the wagon with materials - timber, lead pipes, and a bath we were going to put in - but to get that horse into the shafts, we had to bring the cart to the horse, not the horse to the cart! We started off, Purp leading the horse up School Road as far as Lyefield Road. He then got on the wagon with Father and Nobby, who sat at the back - and this is where trouble started, for the horse took off at quite a speed.

By the time it reached the Merry Fellow, it was going full gallop and in turning that sharp corner the rear nearside wheel mounted the pavement and the metal part of the hub caught the corner of the pub and broke some cement rendering and dislodged some brickwork! But Father couldn't stop that horse, so up East End they went. Horace Matthews was in the field with his brother Bill when they heard the sound of a horse in the distance, so to get a better view, Horace leant against the hedge a bit too hard and finished up sat in a pool of nice cold water! Nobby looked back at Horace, who was dancing about in the road shaking his fist at the fast retreating wagon. "Who said Charlton Kings was a nice quiet Village!!"

Sergeant Day came out of Coxhorne Farm and saw them. Two days later, Day came to see Father and said he'd have to charge him with driving to the public danger on the King's Highway. Eventually Father was fined 4s 6d for that! He never lived it down.

Somewhere up the London Road, the horse winded itself and stopped, his flanks going in and out, in and out. "Caffer, it reminds me of old Fishy Smith's squeeze box!" said Nobby when he saw it. It was a case of walking with the horse until they came to that rather long and straight road to Withington. They decided to give the horse another try. Father and Nobby got on board once again, leaving my Brother holding its head; but as soon as he let go, off went that horse as much as ever, so Purp was stranded at the side of the road! There was nothing else but to walk once again, but he hadn't walked too far before someone came along with a horse and trap, stopped, and gave him a lift to the village. The man wanted to know why he was walking. When my Brother told him, he said "I can put that horse right in less than two minutes. What harness do your Father use on it? Blinkers I expect." "Yes" came the reply. "Ah" said the man, that's the trouble - that horse never been use to them, that's why he gallops like you said." So those blinkers never got used again.

Father even came back and stopped at the pub to see what damage was done that morning. Father had that horse for three years or more, and as Nobby said, as good as gold. He was asked by my Brother, what to call the horse? Back came the reply "Blinkers, of course!" and Blinkers it was.

Eric Cleevely

3. HAM COURT - PHOTOGRAPHS AND ARCHITECTURAL DESCRIPTION

HAM COURT

West end

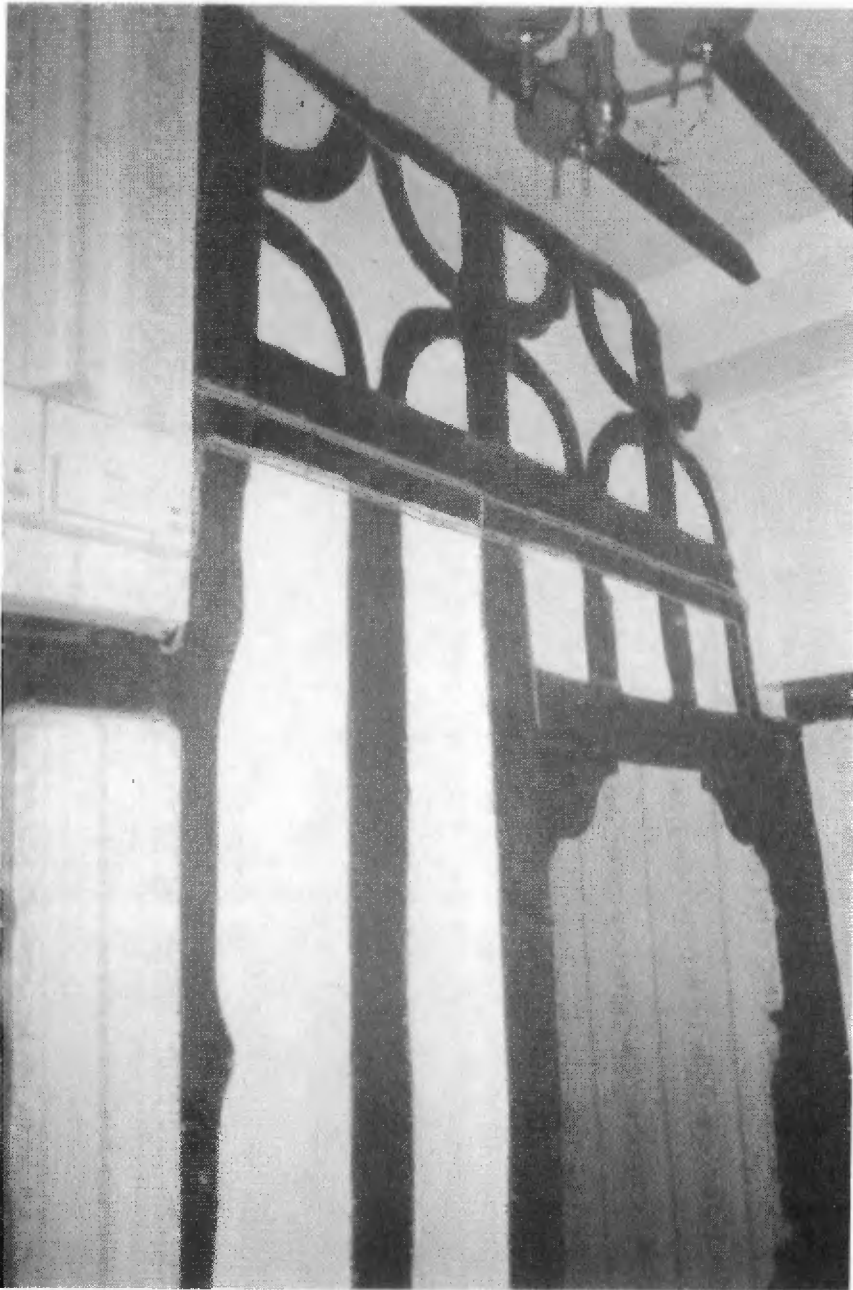
Note the raised  
roof line and  
the edge of the  
brick front -  
Stone infilling  
to 17th century  
jetty, diamond  
infilling cut  
through c.1680

South front

Note fenestration

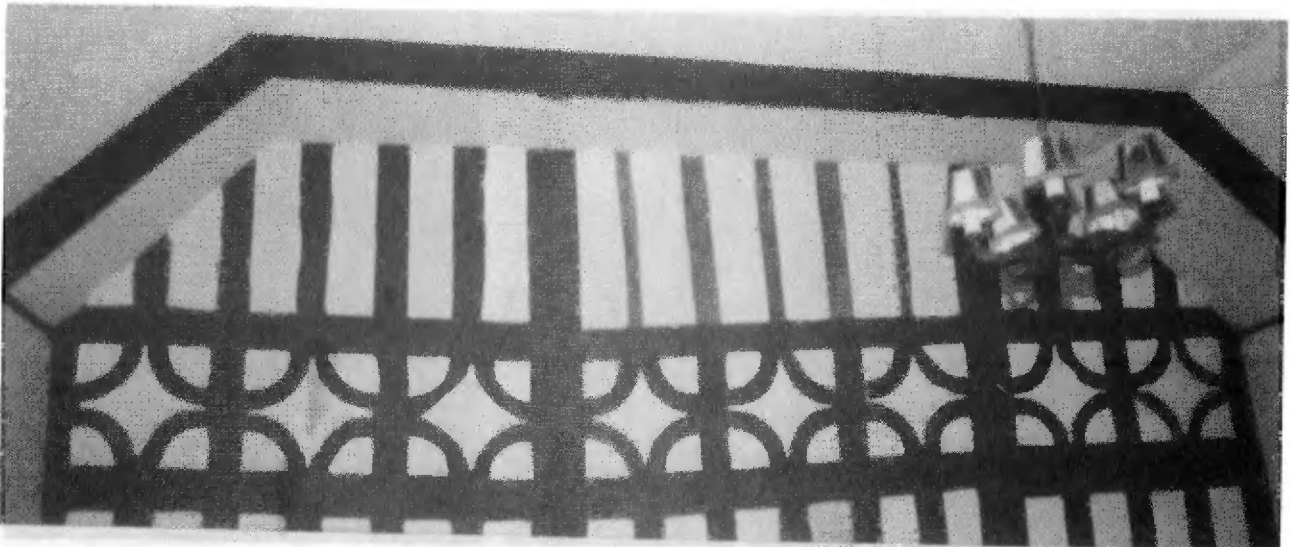






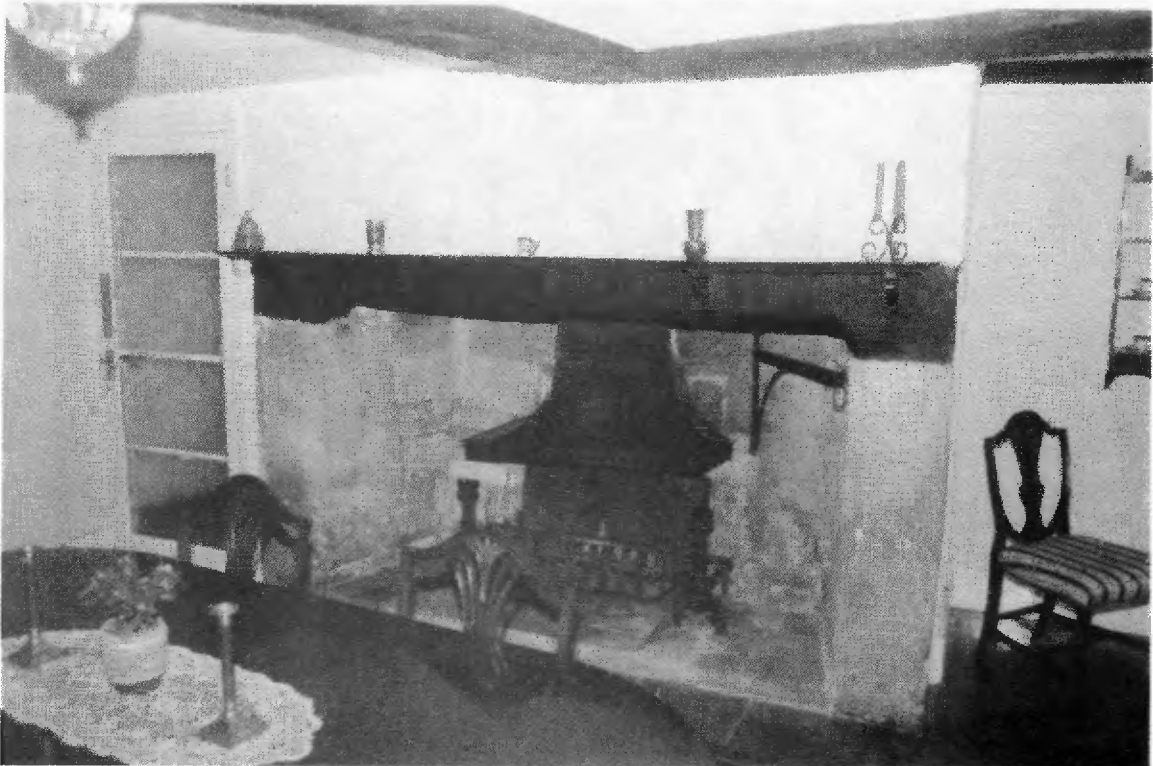
North wall and doorway originally outside wall and window (moulding not original)

North wall - diamond infilling (originally outside the front of the house).





Parlour window -  
blocked window  
mullions, north  
wall.

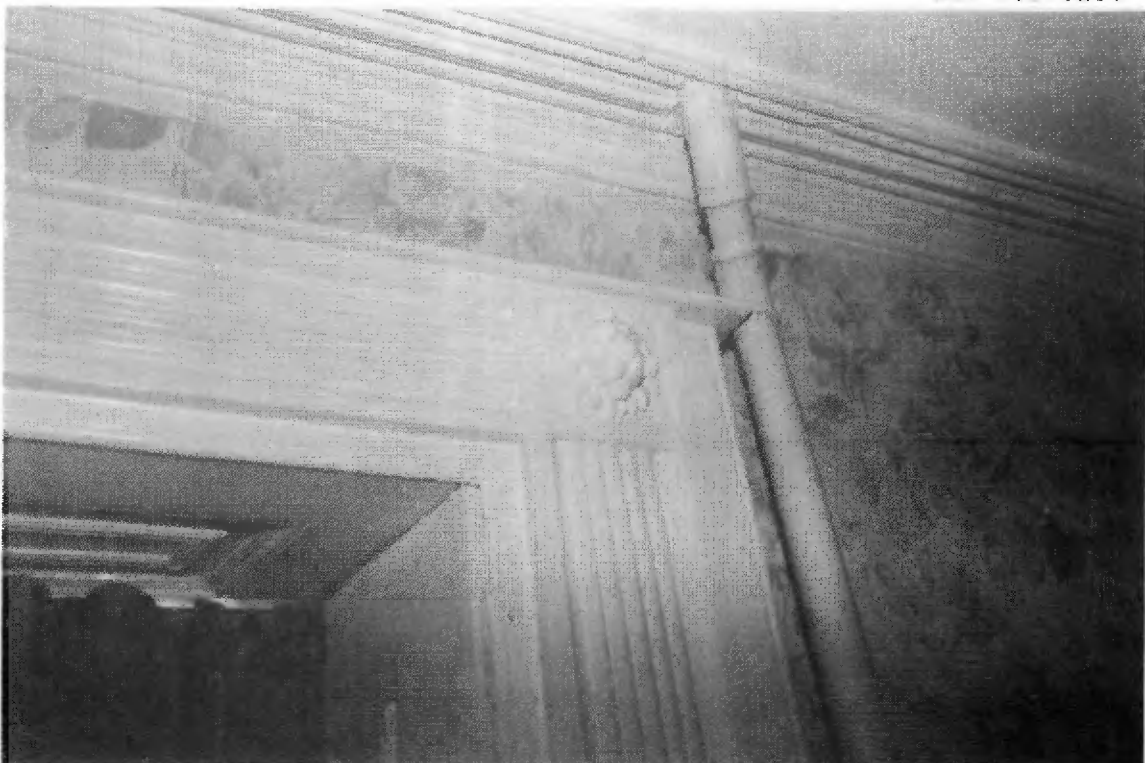


Hall fireplace, wooden mantel beam, crane for pot.

Regency type  
staircase



and doorcase





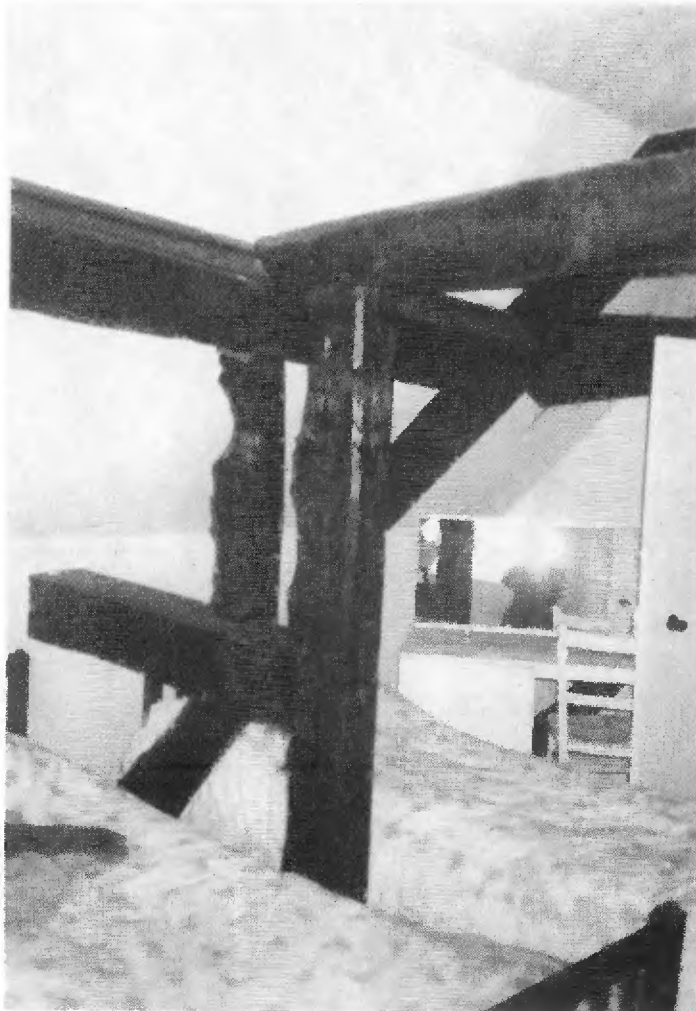
Stone kitchen, north side



South side of kitchen and cottage (lately used as dairy) - Note blocked doorway.



Cottage, back



Cottage -  
reused beams upstairs

The barn



Photographs by Linda Hall taken May 1987 by kind permission of Mr and Mrs Coutts the former owners, and August 1988 by kind permission of Mr and Mrs. Stones the present owners.

HAM COURT, HAM ROAD, HAM, CHARLTON KINGS

SO 974212

SITE. Fairly level ground, set well back from the road, facing SSW.

MATERIALS. Timber-framing, stone and brick, with a roof of stone tiles.

EXTERNAL FEATURES. The front elevation is of brick and has three storeys with a central front door. West of the door are two 12-pane sash windows, with three such windows on the first floor and three square 6-pane sash windows on the second floor. East of the front door on the ground floor are a three-light casement window and a small single-light window. On the first floor is a 12-pane sash window with narrow side lights and above it a square 8-pane sash window. There is a large brick chimney at the east end of the main roof and a smaller one close to the west end. The main range continues eastwards with a 1½-storey section built of large regular blocks of stone. It has a stone coping at the east end of the roof and a projecting brick stack

beyond. The north and west walls of the main range have exposed timber-framing. The north wall is rendered at the east end above a brick footing, but timber-framing is visible within and above two wings added at the west end in the C20th. The framing is set on a low stone wall 1'4" tall. The ground-floor framing consists of close studding and includes a window which has been turned into a doorway. The jambs and lintel contain mortises for a sill and transom and three mullions, giving an eight-light window with a stanchion in each light. The lintel is ovolo moulded. The first-floor framing consists of a row of square panels containing curved decorative timbers, close studding above, and then another row of square panels now infilled with brick. Some narrower studs suggest the presence of a window. The same framing continues on the west wall, although the ground floor is of stone, large regular blocks with three courses of brick at the top and the ends of joists exposed between the bricks. Above these is a bressumer with an ogee and ovolo moulding. Two pegs in the rail in the north wall reveal the position of the ground-floor corner post, giving a jetty of only about 7 inches. The centre part of the first-floor framing has been infilled with brick and the timbers removed, presumably when the chimney stack was added. The rest comprises close-studding between two rows of decorative square panels. Above is the gable end of the original roof, with a central window infilled with brick, and with a pair of curved struts at the apex. Above this truss and above the original wall-plate in the north wall is some much flimsier timber framing, raising the eaves level considerably and creating a roof of a much shallower pitch. In the centre of the north wall framing, above the original wall-plate, is a pair of timbers set diagonally like a roof truss. It is not clear if these belonged to a dormer gable lighting the attic of the original building or to the later framing.

PLAN. The main part of the house has a central passage and staircase with a parlour to the left and a hall (i.e. the main living room) to the right. The large chimney stack in the hall is not at right angles to the side walls. A blocked door in the north wall is of unknown date, and led to the modern rear wings. The stone block beyond the hall may have been the kitchen, and has a straight stair against the back of the hall stack.

FEATURES, GROUND FLOOR. The parlour beams have 4-inch unstopped chamfers. The axial hall beam is plain, the cross-beam by the stack has diagonal-cut stops. The hall fireplace has chamfered stone jambs, each jamb being a single huge block of stone. The wooden lintel is also chamfered, with down-turned ends, and the fireplace retains its iron crane. The kitchen beam has 1½-inch chamfers with diagonal-cut stops at the south end. The staircase is a Regency open-string stair, with a curtail step at the bottom, a mahogany handrail, white-painted square balusters, and decorative brackets below the tread ends. The doors in the passage have Regency reeded doorcases with very well-carved roses in the corner squares.

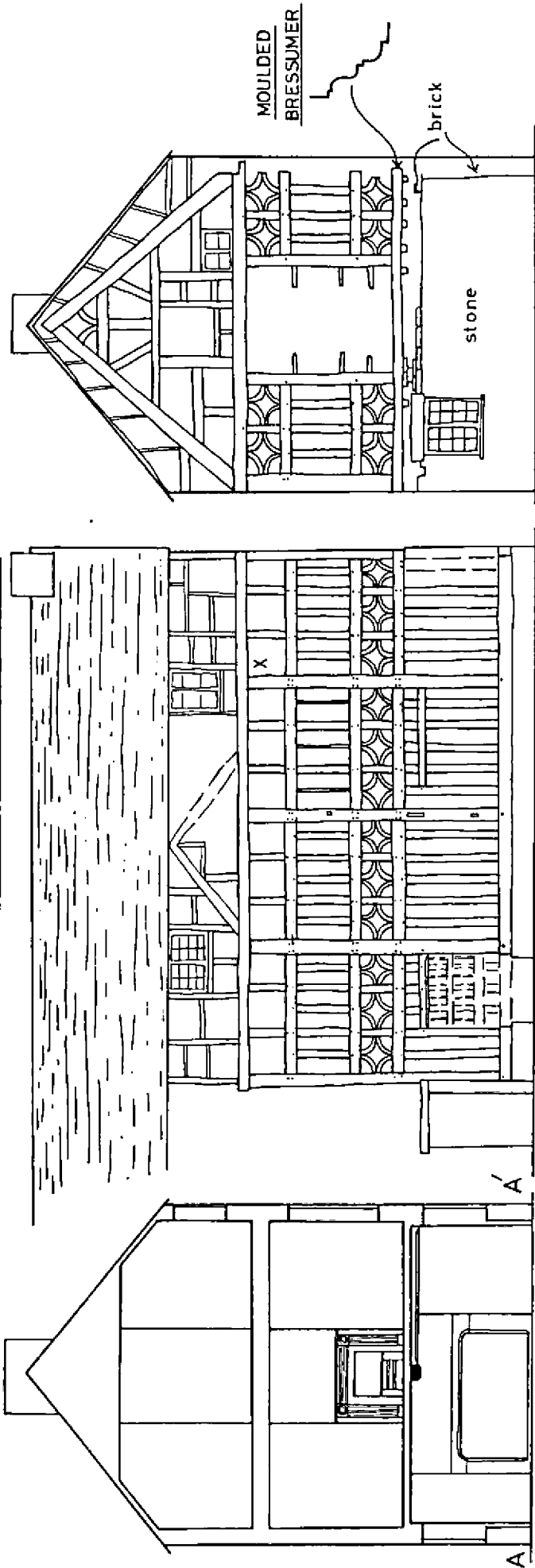
FEATURES, FIRST FLOOR. There are more Regency doorcases, most with roses in the corners. In the hall chamber the door and window surrounds have instead very fine lions' heads in the corners. This room also has a Regency marble fireplace with circles in the corners. In the parlour chamber two posts of the timber frame are visible, one with a very crude square-cut jowl.

ROOF. None visible except for two pairs of massive purlins 8 by 10 inches which run wall to wall in the kitchen chamber.

#### THE "COTTAGE"

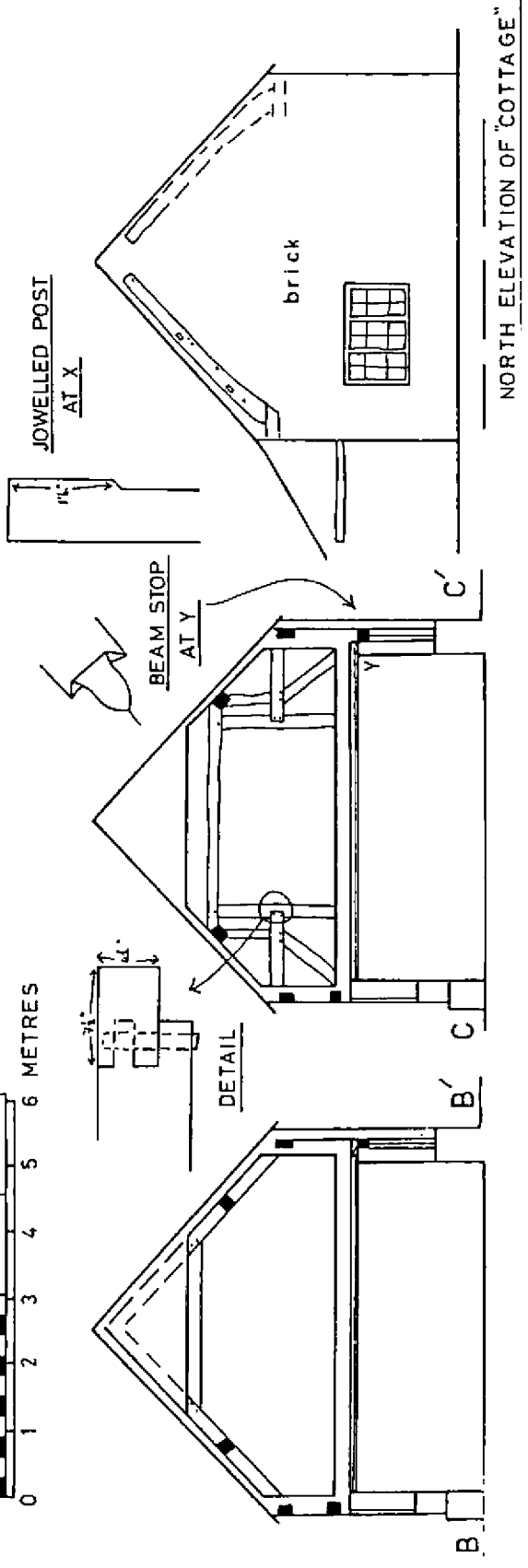
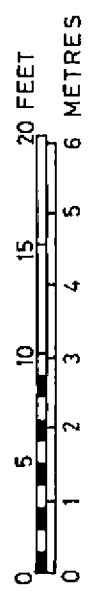
At the SE corner of the main range is a small 1½ storey timber-framed "cottage". It is set at an angle and joined to the main house by a small 2 storey block of uncertain age. The E and W walls consist of large panelled timber-framing with brick infill. They are set on low walls built of large blocks of stone.

HAM COURT, HAM, CHARLTON KINGS



WEST ELEVATION

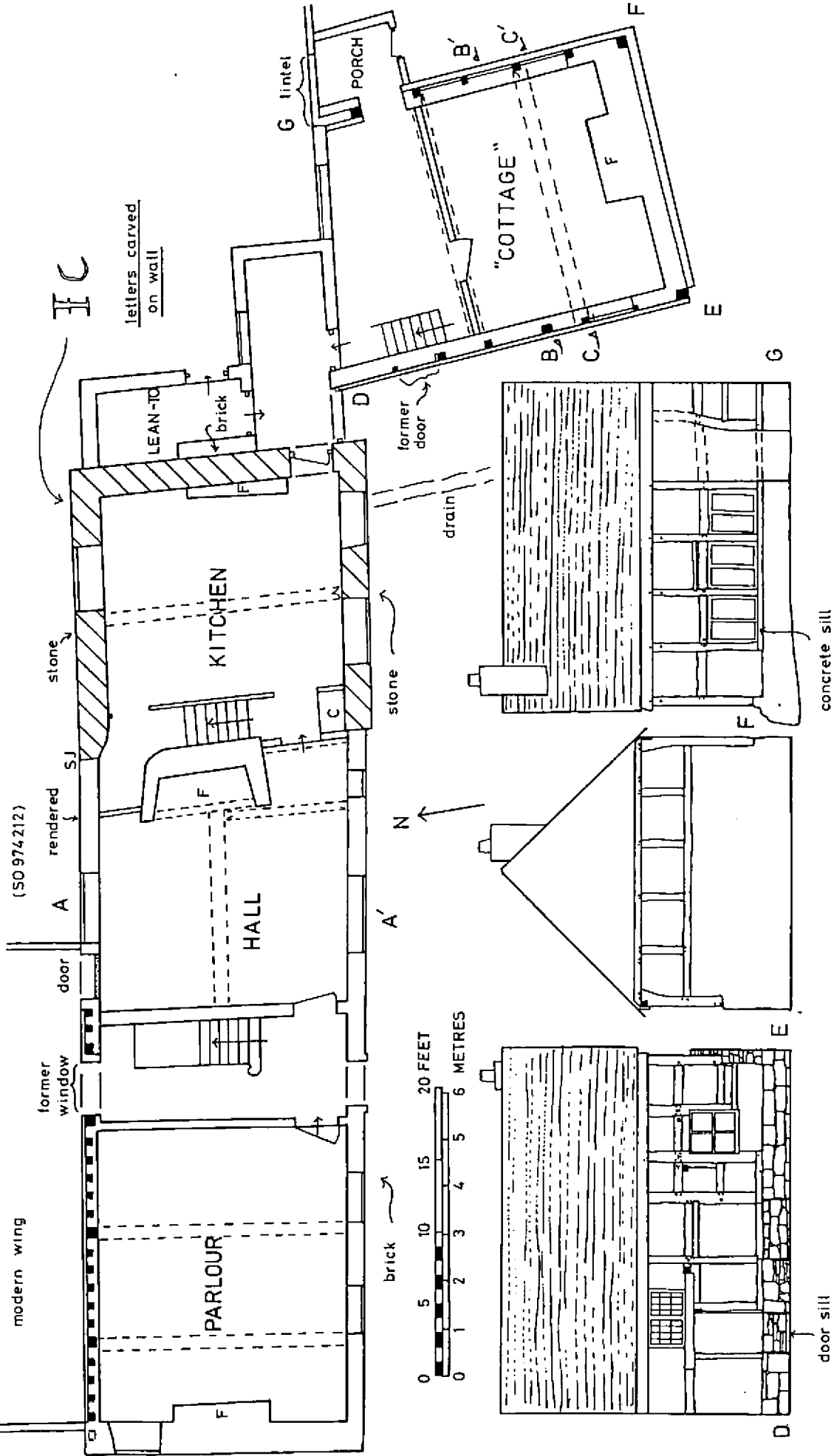
NORTH ELEVATION



NORTH ELEVATION OF "COTTAGE"



# HAM COURT, HAM, CHARLTON KINGS



Two sections in the W wall consist of smaller stones, and, together with breaks in the sill beam, show that there have been doorways. One had a stone or concrete doorstep and is likely to be recent; the central one is more likely to be original. The E wall framing is more regular. Four of the posts have an extra peghole 6 inches below the top; their purpose is not known. The S wall has a row of large timber-framed panels above the stone wall which has been built up to a height of 5 feet. The N wall is brick with part of a roof-truss exposed. The tie beam has been sawn off, the principals are tapered and curved slightly at the bottom and stop short of the apex. It is not clear if this arrangement is original.

Internally the building consists of one roughly square room with a blocked fire-place in the end wall and a smaller room of irregular shape, with a modern staircase. There is one central roof truss which has a tenoned collar and one pair of purlins visible below the ceiling. The purlins are too large for the truss and have been re-used. One has housings for wind-braces and long scratched carpenters' marks of medieval type. The underside of the collar has grooves and a central mortise, suggesting that the attic was originally partitioned at this point. There are two intermediate trusses carried on the ground floor ceiling beams, which have 4 inch chamfers and shouldered scroll stops. The trusses consist of a collar between the purlins with truncated tie beams tenoned into vertical posts. All the joints are tenoned and pegged. It is not clear why these extra trusses were provided as the size of the building does not warrant them and they are very close to the main truss.

Possibly the building was originally open to the roof, and was later given an upper floor and modified for some specialised function. Its date is uncertain, but it is unlikely to be earlier than the 16th century and it could be 17th century.

On the outside walls there are some carpenters' marks.

DATE AND DEVELOPMENT. Ham Court appears to have originated as a late 16th or early 17th house. The details of the timber framing, including the moulding on the bressumer in the west wall, are very similar to King's House a mile or so away in the middle of Charlton Kings. The west end wall was jettied, as at King's House, but with a much smaller overhang, and the jetty was later underbuilt in stone and brick. The brick infilling in the centre of the west wall shows that the parlour fireplace is a later insertion. The hall fireplace could be contemporary with the framing, but not enough of the framing survives or is visible to be able to establish the original layout of the house. The stone kitchen wing is probably a later addition; it could be 17th or even early 18th. A doorway from the hall to the kitchen (now blocked) has almost certainly been cut through later. The recess on the other side of the stack (now a doorway) could have been a doorway, but is rather wide for this purpose and is more likely to have contained a winder stair. The front was rebuilt in brick, perhaps in the first half of the 18th.

There may have been a partial refenestration, if the front was originally symmetrical with two sash windows east of the front door. The supposed two windows on the first floor were then replaced in the Regency period by a single window with side lights. The alternative is that the refronting took place in the early 19th and was never symmetrical, but this seems less likely.

The rooms listed in the inventory of 1685 include "the entry between the hall and the kitchen" - this shows that the main entry was into a passage running behind the hall chimney stack, which was not retained when the kitchen was rebuilt in stone.

The cellar may have been under the parlour.

OUTBUILDINGS. South of the house is a timber-framed barn. It is built on a substantial stone wall, above which are the three rows of large square panels, many now infilled with bricks. The half-hipped roof has plain tiles. The building was not inspected in detail, but the height of the stone plinth, the regularity of the framing and the relatively small size of the timbers suggest a date in the later C17th or early C18th.

Linda Hall

HAM COURT - THE STORY CONTINUED

(1) Recapitulation

The early history of Ham Court was discussed in Bulletin 3 pp 5-10 and Bulletin 13 p 8; but as neither issue is now available, it seems best to start with a brief summary of the history of the house, so far as we know it, before 1734.

Without definite proof, it seems likely that soon after 1327 this became one of the homes of the Cheltenham family who in 1339 were given permission to have an oratory at Charlton for 2 years, and in 1343 an oratory in Cheltenham Ham seems the only location far enough from the parish church or Charlton chapel to justify this, and some tradition of a chapel may lie behind the name St Quintans given to a small house on the estate in 1617. (Locals believe this was subsequently a barn). St. Quintin or Quentin was an early martyr recorded by Bede; his relics were translated in 835 and his feast on 31 October was listed in the Sarum calendar and observed in many English monasteries. The Cheltenham family may have had a devotion to him and known about his fabulous tortures (see Farmer The Oxford Dictionary of Saints 2nd ed 1987). The name Cheltenham leasow could come from this family but as that land was subsequently demesne, it may equally well come from that. However, it was presumably the Cheltenham family who elevated Ham to the status of a sub-manor (as it was in the 16th century) and built the water-mill, a normal manorial perquisite.

We don't know when Ham passed to the Goodrich family - perhaps it was at the end of the 14th century during the corn boom. In 1574 Robert Goodrich and Richard his son sold it to Thomas Packer for £400.

Thomas Packer was buried on 24 May 1580. His eldest son Arthur died in London in 1608 without issue and the second son Alexander bought out the widow's interest in 1611. So the rebuilding of the house as a narrow timber-framed building with diamond infilling on north and west sides could have been the work of Arthur or his brother - somehow it seems more likely to have been Arthur. The Packers were well connected but they were not extremely wealthy. Alexander I's principal aim was to add to the estate and prevent his son another Arthur from wasting it. When the father died in 1638, he cut his heir out altogether and arranged that after his daughter had had the profit for 21 years, the property should go direct to his grandson Alexander II. Alexander inherited in 1658 and immediately started raising money by mortgages; this process was continued by his widow and his son until the whole estate was lost to the chief mortgagee Andrew Percival.

M. Paget

(2) The Interior of Ham Court in 1685

In his will dated 27 December 1682, proved 5 September 1685, Alexander Packer described this as his capital messuage "wherein I now live" (GRO D 444 T 12). The inventory was made on 6 July 1685, 16 days after his funeral.

In 1685 Ham Court must have been one of the larger houses in the parish of Charlton Kings. It had eight principal rooms including the kitchen, as well as the usual dairy, pantry, buttery, and so on; and the main rooms were well furnished. It had been held freehold under Cheltenham manor by Alexander Packer gentleman, and on his death the inventory of his moveables was made by Giles Greville of Charlton Kings gentleman, Henry St Leger of Cheltenham mercer and John Robbins of Charlton Kings yeoman.

Alexander Packer had owned both sword and guns with their proper belts, as fitted his rank, and his wearing apparell with the money in his purse was valued at £25, which is rather more than most inventories for the parish show. Either he liked to be rather better dressed than his neighbours or he liked to keep more ready money in the house than most people hereabouts. He was well connected. He may have wished to show this in his outward appearance.

As was normally the case, the Hall was sparsely furnished and the table frame is noted as being decayed, but there was a clock and case valued at £1.1.0 which at this date was something of a rarity in Charlton Kings. The Parlour, on the other hand, was very fully furnished. Its hearth furniture was either brass or had brass ornaments. It had three carpets (used on tables rather than the floor) and pictures and maps. There was a brass sconce - the sconce in the Hall was merely tin - many people did not have them at all. But the ten leather chairs which might have been rather grand, are noted as being old; Mr. Packer had in all probability inherited them with the house.

The bedrooms also were well furnished. The Parlour Chamber which was the chief bedroom held a tester bedstead with feather bed, bolster and two pillows. The bed curtains and vallenge were red, as were the window curtains and one of the cupboard cloths. It was a fashionable colour. There was a twiggen (ie basket) chair, four red chairs and two red stools besides. The looking glass was a touch of luxury, and so were the six cushions. The room had a fire place furnished with brass tongs and fire shovel and andirons with brasses.

Another room, known as the Matted Room, had yellow hangings, a tester bedstead, a feather and a flock bed, besides the usual bolster and pillows, but this room had only one joined stool by way of seating. It had no fireplace. The Kitchen Chamber (ie the room above the kitchen, often a popular position because of warmth from the kitchen fire) had its own fireplace. Its hangings were striped and it contained a small looking glass. The room next to the Kitchen Chamber had stained calico (ie printed cotton) hangings, and as well as the usual tester bed held two truckle beds. A little Chamber led out of the main room, this held only a tester bed with striped hangings and a coffer. The remaining room was not in use and contained a wonderful assortment of junk.

Now all these bedrooms exhibit one strange feature. The beds have their blankets, rugs, coverlets, bolsters and pillows, but in no single case is there a mention of sheets or pillowcases. In Charlton inventories these are almost always noticed as part of the bed plenishings. It was not that linen was lacking in the household. There were sixteen pairs of sheets in the Closet (linen cupboard) and all of them linen of sorts, no hemp which was definitely second class. There were pillowcases and towels and a very large number of napkins including a dozen new ones and thirteen ells of new cloth. On top of this, there were eight table cloths. It would have been normal for some of these at least to have been listed as being in the Hall or Parlour. Why was none of the family linen in use? People must have been living in the house.

One other interesting little feature from the bedrooms is that flock beds are noted as being either canvas or tick (ie a strong linen material, later usually striped). It is tempting to suppose that the presence of a mercer among the appraisers accounts for this.

After they had examined the Closet, the appraisers turned their attention to the Kitchen, though unfortunately they did not list items separately but lumped them together according to the metal from which they were made, and valued them by weight - wrought brass at 8s per lb, metal (bell metal probably) at 4d per lb, and pewter at 120d per lb (ie 10s). Pewter of course was used only for serving. It cannot stand the heat necessary for cooking. Brass wash-pans are mentioned which are unusual, most people used wooden wash pans. Besides all this, there was a little tin ware and two copper pans, good ones valued at 13s 4d (a mark).

A nice homely touch in the Kitchen is bacon, presumably hanging in the chimney. It must have been a good sized piece if not a whole side, for it is valued at £1.5.0. Well, old farmers used to say a side of bacon was the best picture a room could have.

The Kitchen was furnished with a table board and frame, five stools, one form, five chairs and a settle. There was also a cushion. Perhaps Mrs Dorothy Packer liked to be comfortable while she directed the work of her household. The kitchen held four dozen wooden trenchers valued at eight shillings, 2d each. These may have been for the use of the servants or for that matter the whole household may have eaten in the kitchen except on special occasions when the pewter was used.

All the spits, jacks, links, pothooks and so on, to be expected in any well found kitchen, were there; although there is no mention of a dripping pan, a necessary part of the hearth furniture - there must have been one. What is less common is a cleaver and a mincing knife - very few Charlton inventories mention knives of any sort - Mr Packer even had a case of knives in the Pantry.

Mr Packer had a Study, but clearly this was not much used. It contained £20 worth of books, which may have been inherited. At least he never sat there reading them, for there was no seat of any kind. There was a desk and some boxes and nothing more - presumably this was a standing desk which were quite common, and the Study was a kind of office for the receipt of rents and so on.

Other inventories show that cheese chambers were often used for deposition of oddments as well as cheese. Daniel Ellis kept the cradle in his. Mr Packer had one old fashioned loose bedstead in the cheese chamber at Ham, along with cheese to the value of £1.10.0, the proper shelves for keeping cheese, and beam scales and weights. The cheese press, the powdering pot (ie salting trough), cheese ladder, churns, pails and other things belonging to the dairy are, correctly, in the Day House and Backhouse. But the Backhouse chamber which might have been used as a bedroom was a general lumber room, housing among other things a mustard mill which surely ought to have been in the kitchen. It held also three linen wheels and a worsted wheel (there were white worsted coverlids in two of the bedrooms), and there were two linen wheels more in a passage, with flax, hemp, worsted, and yarn to the value of 13s 4d about the house. So the family must have been busily engaged in spinning. (Worsted is made from long staple wool).

By the date of the inventory the children and grandchildren of the family had either grown up, died, or were growing up; but there were three cradles in the house, two in the Backhouse Chamber; and in the Closet were "Mantells, silk, linen, and woollen belonging to Infants". These were valued at £5 and were presumably heirlooms.

Without doors, Mr Packer had two mares valued at £12, and a mare and colt valued at £3. These were saddle horses, and their saddles, pillions and other gear were listed. There were 9 cows of different ages, 10 pigs, and also poultry, the only mention of poultry to come to light in Charlton inventories though other people must have kept hens. In the garden were three stocks of bees. And that was all the livestock. There was £2 of corn not yet harvested. It seems that farming was being carried on in a very small way, merely for the use of the household. There was no draught beast or farm implement, not even a cart. Mr Packer seems to have bought in fodder, at least there was a "provinder binn" and two "beast cubbs" (bins for cattle feed). No mention of hay although the month was July, yet some must have been provided for the cattle and horses in winter.

It was a queer household. Mr Packer even had a summer house, mentioned because there was a table in it; and his was the only inventory for Charlton Kings to include such an unlikely possession. Who ever found time to sit in it?

J. Paget

(3) Ham Court before 1734

If we postulate the rebuilding of this house between 1580 and 1608, that makes it coeval with or just a few years earlier than Hawthorne's house (see Bulletin 18).

The main entrance must originally have been on the north side of the house where it adjoins Ham Road. Our "Ryeworth Road" was not cut till c.1770 and there was no bridge over the Ham Brook till 1826 (see Bulletin 3). Before that, the only link with Charlton church was the coffin path across the Ledmores. From Cheltenham, a visitor would come by the medieval "roadway", turnpiked in 1754, as far as Battledown and then by Mill Lane to Ham Green; there may also have been a cart track across from Greenway Lane, as the tithe map hints. In either case, the north was the important side. This was the most highly decorated, and the plan on page 14 shows a north door leading into the hall. That door must have been closed when the adjoining window was substituted, perhaps before 1685, creating Alexander Packer's "study". The inventory suggests that the appraisors entered into the study and started there. The moulding now at the top of the door doesn't belong.

The main entry, however, seems to have been into a through-passage behind the hall chimney stack.

How big was Ham Court in the 17th century?

17

In 1617, according to Norden's Survey (Bulletin 15 p 34) there were five houses on the estate in addition to the mansion house - two dwellings in a Longhouse, and 3 cottages, one "small"; and in 1671-2, "Mr Packer and tenants" paid tax on 8 hearths. This suggests that Ham Court at the date boasted at most 4 hearths - parlour, hall, kitchen, and the chamber over the kitchen. But before 1685 when Alexander Packer II died, there was a fireplace in his upstairs parlour chamber as well. This hearth may have been inserted to give an invalid extra comfort, for Alexander's will was made 2½ years before his death. The timbers at the west end of Ham Court have been cut through and the space filled with small bricks of the sort used at that time - this could have been a fire precaution.

Alexander's inventory shows that he was farming very little land and there is evidence that he had already disposed of a good deal of the estate to sitting tenants. By 1730 there were at most 73½ acres left (instead of the 260 acres of 1617) and there were two houses for which Hooper and Danford paid a mere

quit or token rent. The "small house" on Kenrickes Whorne, occupied by Elianor Gooderiche widow in 1617, had been allowed to fall down (probably before the hearth tax of 1671) though the site was still part of the property. Two dwellings called the Longhouse in 1617 were still there but there was a dispute about their status. The main tenant Harry Taylor declared that his £60 p.a. rent covered the Longhouse and orchard, but the mortgagee-owner Percival denied this - he declared he had let the Longhouse with some closes to other tenants for £1.10.0 "at the pressing instance of Harry Taylor". Who was speaking the truth?

After lengthy negotiations the property was sold in 1734 to trustees of the will of Sir William Dodwell as an investment of part of his personal estate for the benefit of his infant daughter and heiress Mary, only 3 when her father died. Land, house, and timber were valued for purchase at £2081.6.6, from which £50 was to be deducted for repair of the house.

So some alterations must date from 1734, though £50 or even a few pounds extra would not allow anything extravagant. Probably this was the date when the roof was raised and stone tiled - the stone filling under the jetty may have been thought advisable to support the extra weight. The brick south front was put on too, with windows (still to be seen west of the doorway) suitable for a good farmhouse of the period. But it is doubtful if there were interior modernisation - a tenant farmer would not expect refinements.

It seems likely that at this stage all the timberwork was covered with plaster to preserve it - this plaster remained on till the 1920s.



Portrait of Mary Tracy nee Dodwell, at Stanway house, photographed by kind permission of Lord Neidpath.

#### (4) The Great Chancery Case

Mary Dodwell married Thomas Tracy of Sevenhampton in 1746 and there are portraits of her and her husband at Stanway House. There was only one child, Dodwell Tracy, who died in 1768 without issue. Thomas died in 1770 but his widow lived on till 1799.

She was an heiress and her property was administered by trustees who got private acts in 1727, 1743 and 1761 which (among other things) enabled them to sell property in London and Middlesex in order to buy more in Gloucestershire. This land was in Prestbury, Dowdeswell, Whittington and Charlton; the Charlton part included Robert Hawthorne's third of Northfield farm and some of his other land in this parish. That is why in 1746, after Mary's marriage, a deed to lead the uses of a fine mentions the manor of Ham, Ham farm late in tenure of Henry Taylor, then of John Freeman, and lands in Ham and Charlton totalling about 200 acres. It also speaks of the messuages of Hooper and Danford which we know brought in nothing worth while. If Freeman did in fact farm all the 200 acres, he had far more than his successor. But one cannot build on a deed which was only intended to be a preliminary to something else. (D 444 T 92).

Thomas Tracy had bought Sandywell Park, and after his death his co-heirs were willing to renounce any claim so that Mary could go on living there. This was in addition to an annuity of £400 a year dower.

In 1779, as Mary Tracy of Sandywell widow, she let Ham Farm, previously in occupation of John Freeman, to William Lawrence of Charlton Kings for a term of 12 years at £65 rent p.a. (only £5 more than Harry Taylor had paid in 1730).

The lease included the cottage and garden adjoining the farm, then in occupation of Richard Tyler, the old Long House - a note in the margin remarks that this cottage was later burnt down. Lands called Millers patch ( $\frac{1}{2}$  a) formerly in occupation of Billings, and Nether and Further Bicknells (2 a and  $2\frac{1}{2}$  a) in Ryeworth field were added for an additional £6.3.4 rent; so the total due was £71.3.4. There were the usual restrictions on ploughing up meadow or pasture.

This lease must have been renewed before it ran out (a frequent practice). Lawrence was still tenant in 1805, paying a total of £80, and the list of rents notes that his lease would expire in 1808. A new lease for 7 years of house and  $72\frac{1}{2}$  acres of land was granted in 1806 by the Receiver appointed by Chancery - the rent was raised to £84.

Readers of Dicken's Bleak House may have thought the Chancery case Jarndyce v Jarndyce greatly exaggerated - it most certainly wasn't! Cases about inheritance could go on for years and generated every bit as much paperwork as that book describes. The case about Mary Tracy's property was a lesser Jarndyce v Jarndyce, for Mary died intestate, without any near relations at all. It took a great deal of searching to discover her legal heirs - there were 9 claimants and the affair was nearly settled when a 10th was found to have a right.

Excluding those who claimed through Mary's mother, the court was left with the three Timbrell sisters, Patience, Judith and Rebecca; William Williams; and William Burroughs (great grandchildren of Ann or Elizabeth, two of Mary's great-aunts); and William Burford and Esther Lea nee Burford his cousin, both great-great-grandchildren of Hannah, the third great-aunt).

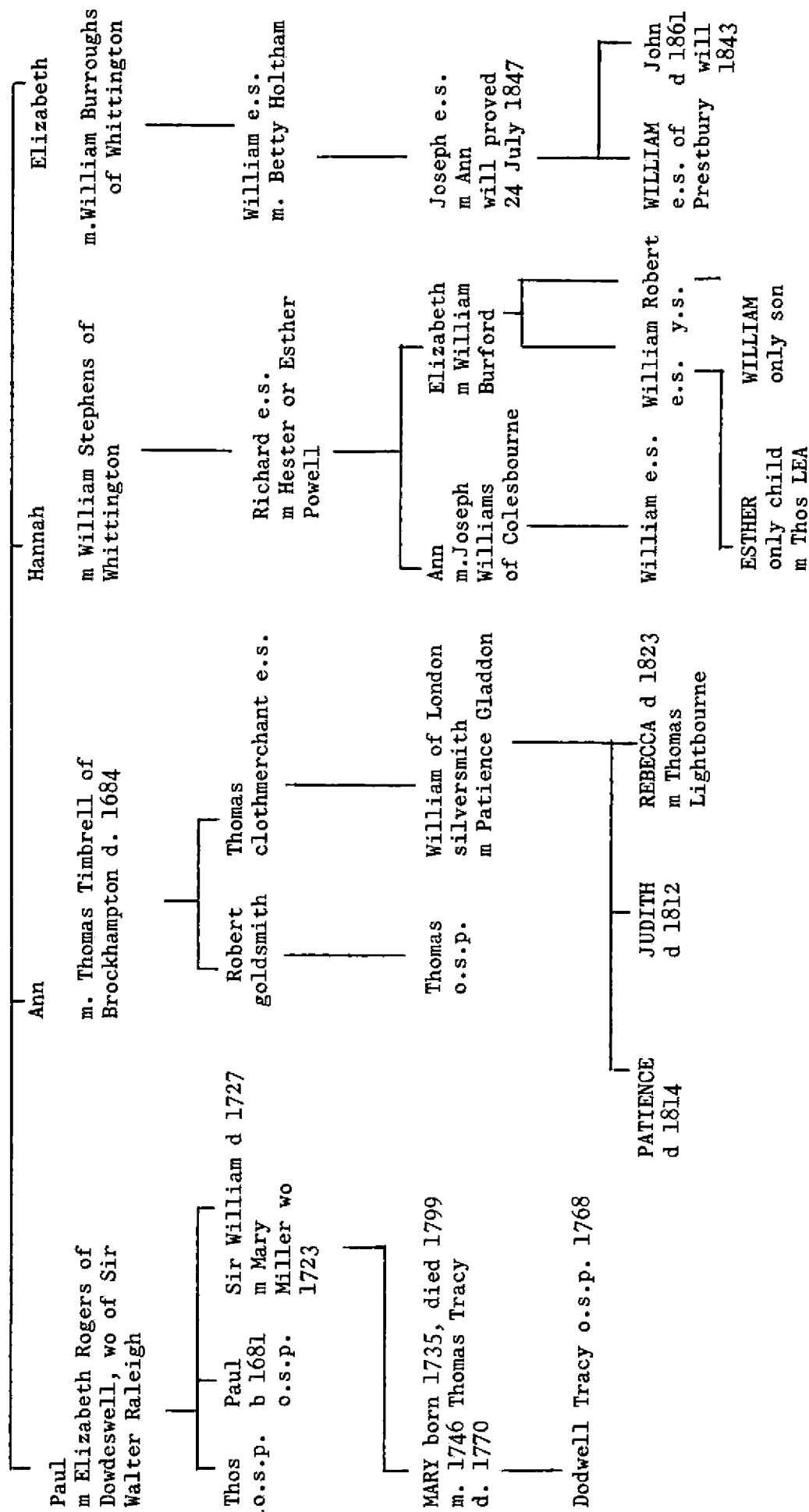
Most of the successful claimants were small farmers; according to the Bath and Cheltenham Gazette, recalling the case in 1826, the Timbrell sisters "it will be in the recollection of many of our readers, were at the time this estate was awarded to them moving in a very humble sphere in London and in great poverty".

One complication was the disappearance of Rebecca Timbrell's husband Thomas Lightbourne. "The Defendants say they have heard and believe that Thomas Lightbourne in the Bill named, the Husband of the plaintiff Rebecca, went abroad and that he had not been heard of for a great many years". However,



HEIRS OF MARY TRACY NEE DODWELL

Ralph Dodwell m. Ann Skipwith  
d. 1685 aged 60



he turned up in May 1806 to receive £800 in cash and an annuity of £200, in consideration of which he assigned his rights to trustees for the sole and separate use of his wife.

Judith Timbrell died in 1812 and Patience in 1814, so Rebecca inherited their shares of the third part of Ann Dodwell their great grandmother, as well as her own. Thus Rebecca acquired a good deal of property in the Cotswolds, including Sandywell Park where she lived and including Coldgate Farm. In Ham she had the site of the mill, some woodland, and the land of Ham Court. Robert Lawrence was paying rent for this till after 1816. Under her will dated 31 December 1819 and 3rd codicil dated 27 September 1823, proved 18 December 1823, everything went to Walter Lawrence Lawrence, who had inherited the Sevenhampton estate from his grandfather.

To meet Rebecca's numerous legacies and annuities, he put the Ham property up for sale. It was measured as 74.0.2, and the names given (if not the measurements) match those of Norden's survey in 1617. A homestead was included (the present Old Ham House) - this probably represents a rebuilding of the Longhouse. Of lot 4, the sale particular says "Scite of Ancient Mill, which at trifling expense may be converted to former use."

The auctioneer assumed this property would be copyhold of Ashley manor and only afterwards was it discovered to be mainly freehold - a piece called the Herne (or Whorne) was copyhold of Cheltenham (as the conveyance in 1825 explains.) John Burrows or Burroughs bought the Alleys, Near Holmes place, Mill meadow, Mill Court and Mill piece, total 17.2.14, all late in occupation of Robert Lawrence and all part of the estate heretofore called Ham Farm. William Burrows or Burroughs bought Holmes Piece (2.0.4.) John Turner bought Ham Close (3.3.20), John Herbert Little Ham Close (1.0.33), Henry James and Widow Bowyer bought Bucknell Ground and Mill Pound Patch (1.3.36), John Rouse the 2 lands in Ryeworth field (34p) and B. Chapman other land there; William Clifford bought Johnson's Close. But the bulk of old Ham Court lands, including Briery Hill, Wardens Hill and the homestead called Ham Farm, now Old Ham House, with a barn, (39.0.4) went to Conway Whithorne Lovesy of Coxhorne, Whithorne, and The Knapp, who already owned Ham House and Ham Days. The total amount received from the sale was £5331.17.8.

The sale did not include Ham Court itself, which had been allotted to William Burroughs as heir to his great grandmother Elizabeth Dodwell.

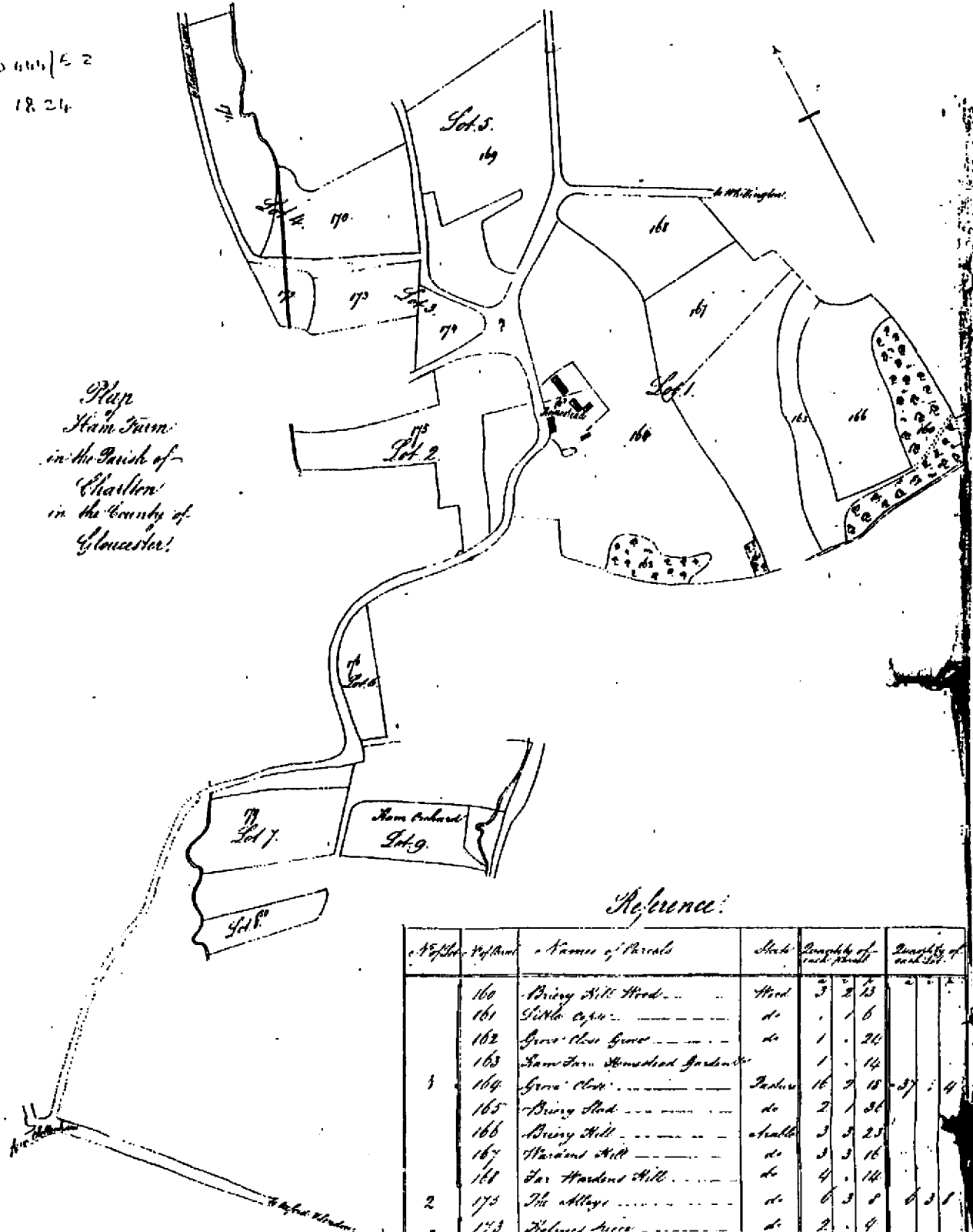
(5) Ham Court in the 19th century - the buildings

In 1804-5 while the Chancery case was in progress, a report was made to the Court about the condition of all the property involved. On Ham Farm or Court, the report says "Ham Farm at Charlton Kings with the Lands called the Bicknells or Billings rented to Mr Wm Lawrence as Tenant at Will at the yearly Rent of £80 consists of a large House built partly of Stone and partly of brick and tiled in very bad repair indeed too bad to be worth repairing - a part of it is inhabited by Labourers and that is in a Shocking ruinous State. The outbuildings are a very large Barn of 4 Great Bays an Oak floor (very bad) and 2 large porchways with a Stable for 5 Horses at one end of a Carthouse, at the other built partly of Stone and partly of brick and tiled in pretty good repair a small leanto building used as a strawhouse and a cowhouse stone built and tiled in but middling rep: A new Waggon lodge Timber built but wants better Thatching. There should be some sheds built here for feeding Cattle in the Winter.

The lands held with these buildings are much scattered and intermixed with other property and in but small pieces, these are Titheable and contain by admeasurement 72a 1R 26p and the whole will when rep.<sup>d</sup> and improved be of the ann<sup>l</sup> value of £84.7.3."

D 444/E 2  
1824

Plan  
of  
Ham Farm  
in the Parish of  
Charlton  
in the County of  
Gloucester.



Reference:

Section	Reference	Names of Parcels	State	Length of each parcel	Quantity of each parcel
1	160	Briery Hill Wood	Wood	3 2 13	
	161	Little Copse	do	1 1 6	
	162	Grass Close Green	do	1 1 20	
	163	Ham Farm Homestead Gardens		1 1 14	
	164	Grass Close	Pasture	16 2 18	37 1 4
	165	Briery Hill	do	2 1 36	
	166	Briery Hill	Arable	3 3 23	
	167	Wardens Hill	do	3 3 16	
	168	Far Wardens Hill	do	4 1 14	
2	170	The Abbeys	do	6 3 8	6 3 1
	173	Belmont piece	do	2 1 4	
3	174	near Holmes piece	do	1 1 31	3 1 33
	178	Hill Meadow	Pasture	4 3 29	
4	171	Hill piece	Arable	3 1 8	9 1 13
	172	Hill bank	Pasture	1 1 18	
5	169	The Farm	Pasture	2 1 38	2 1 38
	176	Johnsons Close	Pasture	1 1 8	1 1 4
7	179	Grass Close	Arable	3 3 20	3 3 20
	180	Little Ham Close	do	1 1 33	1 1 33
9		Ham Orchard	Pasture	2 2 5	2 2 5

1824 Sale plan (reduced) D 444/E2 Lands of Ham Court and a farmstead now Old Ham House.

The house was said to be built "partly of Stone and partly of brick". This may refer to the stone under the jetty, or it could mean that the present stone kitchen was already in existence. The stone kitchen at Hawthorne's is not dissimilar and is presumed to be late 17th century. But the 1685 inventory doesn't suggest this. A new kitchen built in 1734 could have been stone, like the west end or brick like the south front. But if the kitchen had been rebuilt already, what part of the house did the surveyor propose to demolish?

For he went on to list the alterations he thought desirable at Ham Farm and their cost.

"Tiling of the Inside of the Barn plastered top in	5. 8.6
A new Sill at the Door, underpinning Barn Stable & Waggon house	1 - -
Tiling of Barn Stable & Waggon house repaired, crease pointed pitching in Stable & Boards of Stalls & Pigstye repaired	3 7 -
Tallet floor relaid, & a weather Board over Barn door	1 11 -
Part of the Old House taken down to build an L shed 70 feet long & 10 feet wide	24 4 -
	£35.10.6

It will require for repairs & new Building of this Farm about 250 of Elm and 36 of Oak"

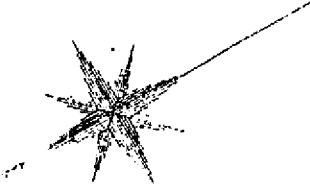
We may surmise that some repairs were done to the farm buildings, enough to justify raising the rent from £80 to £84. But if only £35.10.6 were to be spent, most of it on a shed, nothing can have been done to the house, except, possibly, demolishing the old kitchen. Surveyors always make the worst of things in reports, and the house may not have been quite so delapidated as might appear.

Still, it is clear that much needed to be done when William Burroughs or Burrows inherited. He probably did not get possession of the house till Robert Lawrence's lease ran out c.1815-16.

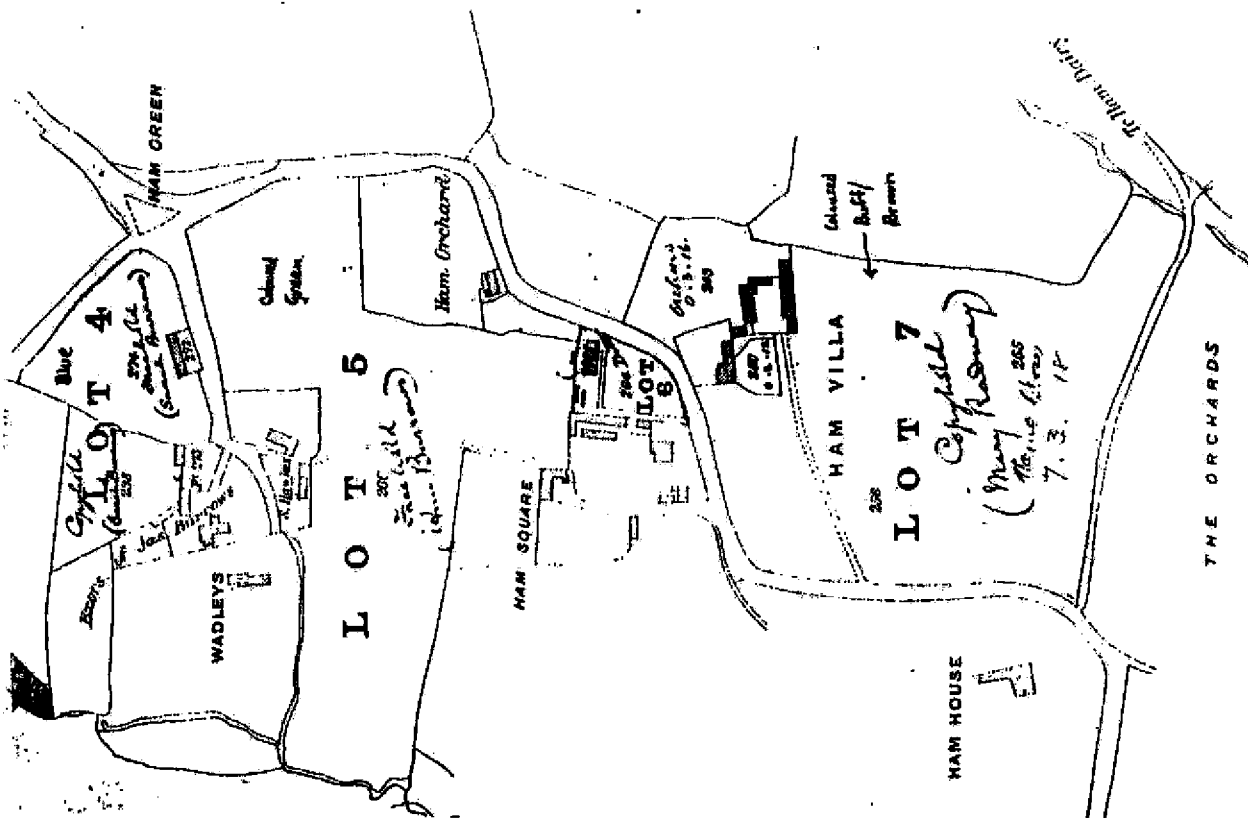
This suggests that the new drive, all the interior improvements such as the Regency staircase facing the new main door, the Regency door cases, the removal of the old winder stair from the hall, and very possibly the new stone kitchen, were the work of William Burroughs. To reach the new bedroom above the kitchen (a smaller room than the one described in the 1685 inventory) a new straight stone staircase was built behind the recess where the old winder stair had been; this involved a window from the hall to light it. The hall or dining parlour and the room above were improved by larger windows of a typically Regency period kind. The cottage/dairy was repaired, using old beams.

In 1825, John Burrows redeemed the tithe payable on all the land he had bought and on the homestead built on a triangular plot beside Old Ham Farm. William did not redeem the tithe on Ham Court. So when the apportionment was finalised in 1848, Ham Court was shown as owned and occupied by John Burrows, with a malthouse in the farmyard.

Fragments of carved stone and marble found today in the garden of Ham Court and the adjoining garden are said to have come from St Mary's when the church was drastically "restored" in 1877-8, a cartload of rubble for hard core, I suppose. I have been told that a door from the church was formerly in use somewhere at Ham Court.



Plan of the  
*of Coppell*  
**FREEHOLD FARM**  
 — KNOWN AS —  
**HAM VILLA FARM**  
 — AT —  
**CHARLTON KINGS,**  
 in the COUNTY of  
**GLOUCESTER.**  
 1892.  
 FOR SALE IN LOTS.



Ham Court and the land bought from Walter Lawrence Lawrence remained in the Burrows family (though often let to tenants) till 1892. Then, under the name of Ham Villa Farm it was put up for sale at the London Inn on 26 October. The house (Lot 7) was described as having two sitting rooms, kitchen, back kitchen, dairy, pantry, storeroom, 5 bedrooms, flower garden at front, capital vegetable garden behind. The malthouse had gone. There were a barn, stables, cowstalls, piggeries, cider mill house, and two inclosures of pasture with fruit trees as well as the orchard - total with house  $9\frac{1}{2}$  acres.

The OS maps of 1885 and the sale particular map of 1892 agree that something had been added on the north side of the house, so that the mullion window in the sitting room was already blocked. It is not clear what this extra room was, certainly not a living room; it may just have been store room. It has been altered since and another bit added.

As a result of this sale, the property was again divided. Captain Horace George Willis of The Glenfall and his wife Emily Rachel bought the Mill lands and the cottage near Ham Green - total 10.3.34. The auctioneer John Gaspard Villar bought something, apparently Ham Court which he may have sold later on. The rest went at Albert Brassey (owner of Charlton Park, land on Ham Hill and Ham North farm).

We can find who lived at Ham Court from Directories and Electoral Registers but we can't tell if they were owners or tenants. John Knight was at Ham Villa farm till c.1902. After that, the house was renamed Ham Court to give it gentry status (cf. Wager court, renamed about the same time). Though we have used the name "Court" in this paper for the sake of clarity, there is no evidence for it before this date. From c.1918-1927 Ham Court was the home of the Murray Lindners; they were followed in 1927 by Albert Dowler Mitchel (who had retired from Glenfall Farm) and his wife Minnie who took a great interest in the house - they were there till 1945, and their son George in 1946. Then came Colonel Douglas C. Robinson and his son, who also acquired the brick barn by Old Ham House.

M. Paget

Research for this paper by M. and J. Paget, J. Sale, E. Armitage  
(GRO D 444, D 2153 AT 1-10, D 2025 box 4, D 4858/3/1/1,6, D 182 III 162)

#### 4. HAM HILL SOUTH

For most of the nineteenth century Ham Hill South was a stone barn, belonging to Old Ham Farm, which was part of the Charlton Park estate. It is first mentioned in 1809-10, when William Hunt Prinn, the owner of the estate, redeemed the tithes. At that time J.W. Bradshaw was the tenant of Ham Farm. A later survey, (GRO D 1244) made in 1843, when Sir William Russell owned the estate, shows John and William Burrows as joint tenants. Ham Hill North is described as Ham Farm Buildings and Ham Hill South as Barn and Yard. The field on the north east of the barn, between it and the road to Whittington, was called 'Hill above Stone Barn', and the field on the south side was called 'Barn Piece'. These fields, together with 'Cundleys' on the east side of the barn, were all arable at that time, as were the fields to the north of the road.

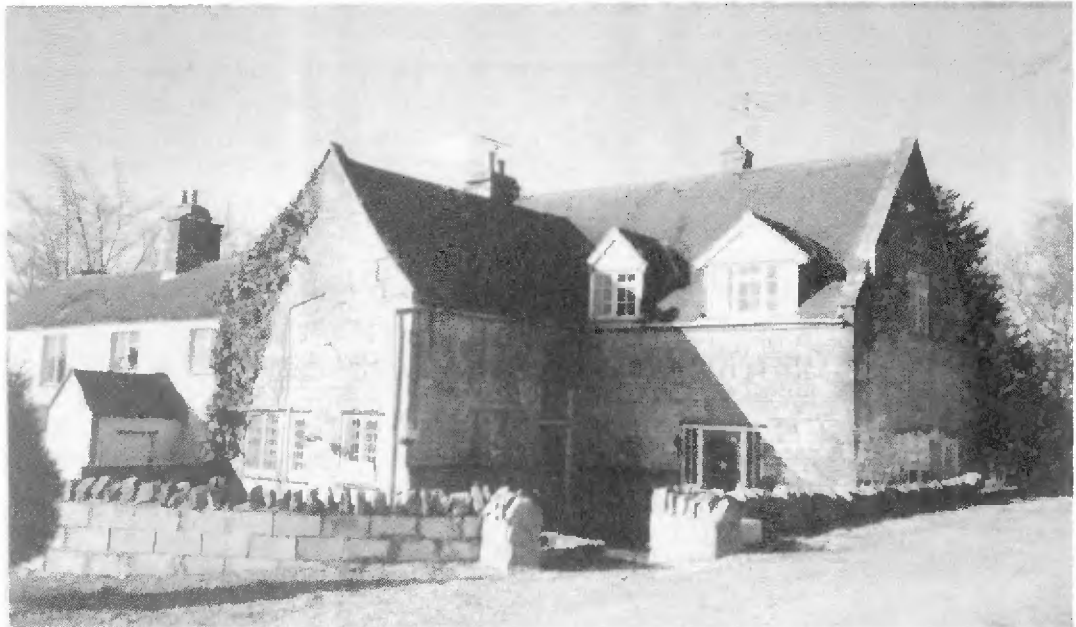
Sir William Russell began selling off his property in 1874 and most of the estate was purchased by Albert Brassey Esq. of Heythrop, Oxon.

It is not known exactly when the conversion from barn to house was made, but it seems probable that it occurred when the land was split up, or soon afterwards. The 1861, '71, and '81 censuses show that Ham Hill North was two cottages occupied by agricultural workers, but the 1881 census is the first to include 'Ham Hill Barn' as a dwelling. It was then occupied by Henry Butler, a farm bailiff, who had been born in Ledbury. His children, the youngest of whom was one year old, had all been born in Coleford, so the family had obviously not been there long. It seems that Ham Hill Barn and the land on the south side of the road had been amalgamated with Ham Dairy Farm, which had increased its acreage from 76 acres in 1871 to 235 acres in 1881. This is again born out by the rate books showing Benjamin Wood paying rate for Ham Dairy Farm only in 1875 and for Ham Hill South as well in 1878 - R.V. £153.

The 1885 6" ordinance survey map shows that by then there was quite a range of buildings sited around a yard, similar in fact to how they are today.

J. Sale

HAM HILL SOUTH photographed February 1988 by kind permission of Mr & Mrs. B. Shaw.



The Stone Barn, now inside the house. Was it originally a timber-framed barn on a stone base, rebuilt as an entirely stone barn in 1769?

This view shows how much the ground sloped - hence the deeper base at the south end.



The stone base and  
stone wall above

date  
stone under roof 1769





5. THE LOG BOOK OF HIGGS' NIGHT SCHOOL, 1877 - 1896 (GRO P76 SC 4/2)

At the beginning of the period covered by the log book, the school had about 50 boys enrolled, aged 12 years and over. They were all at work during the day and studied every week-day evening. They attended the school from the end of October or beginning of November to March, with a break for Christmas of just a few days in the earlier years, but later on of up to two weeks. By 1880 enrolment was down to about 30 boys, by 1885 down to about 18 and by 1896 apparently down to only 7.

The whole school is frequently referred to as "the class" - but there is one reference to "the Upper Standards", and another to standards 3,4,5,6, and 7, so we can assume that the situation was as in the old "dame school": one class in one room, with pupils of different ages working at different levels. The Principal was an active teacher, and he had the help of two assistant teachers in teaching Reading, Writing and Arithmetic. The school met in East End Hall (whose dimensions are actually given in the log - 36' x 22'6" x 15'6" high). Apparently tuition was not free, but there is no record in this log of how much the boys paid. The only reference is:

1876 Dec. 22. "Alfred Harris was sent home for his school fees and did not return."

The boys were working for "The Government Examination", which took place every February. A Government Inspector turned up for a 2-hour session from 7 p.m. to 9 p.m., the results of which appear to have been known immediately. For instance, the entry for 27 Feb. 1880 reads:

"The school was examined on Thursday Feb. 26th by Mr. Waite, H.M.I. Assistant. 29 Boys were presented. Passes - 29 Reading

24 Writing

18 Arithmetic. The

irregularity of the Assistant teachers has greatly interfered with the instruction and thrown it chiefly on myself, consequently I have not been able to devote that amount of time to the Arithmetic of the elder boys in the Upper Standards necessary to secure success at the examination".

Where the results of examinations are quoted there seems to be a reasonably high percentage of passes, in spite of the many disparaging comments made at other times. The boys were examined by the Principal from time to time, and he frequently records that he found them "ignorant", or "backward" or "very poor", and on one occasion: "it is surprising what the boys have forgotten since leaving Day School."

There is very little reference to the detail of the curriculum, just enough to be tantalising. For instance:

1875, Dec 3rd. "The elder boys began to learn their poetry this week - selections from Goldsmith's "Deserted Village", which had been approved by H.M.I."

1886, Nov 3rd. "The boys wrote out a portion of Gray's 'Elegy'".

1886, Nov 18th. "Heard the class read the lesson on 'A Happy Family'."

1889, Dec 18th. "The boys wrote a composition exercise:- subject 'The Crow and the Pitcher'."

Some indication of activities outside the 3 R s is given by rare references to such things as Geometrical Drawing and English History; and of course religious education was not neglected:

1886, Jan 29th. "Gave a lesson on the Fourth and Fifth Commandments. E. Baldwin answered remarkably well."

1886, Nov 19th. "Gave the class a lesson on the early life of Christ this evening. All were present."

However skilled the teachers, however enthusiastic the boys, there were obvious practical difficulties from time to time. Not all the boys came properly equipped for the class:

1891, Dec 2nd. "I told Frederick Turner again that he must get proper things to work with: he has not even a copybook, and does no writing, only on a slate".

Other practicalities included a smoking stove,

1878, Feb 1st. "The school was closed on Friday evening, the pipe of the stove being down and the room filled with smoke."

deep snow on several occasions, and other inclement weather,

1883, Jan 24th. "Closed at 8.15 this evening as many of the boys were wet through and the room was full of smoke."

and the intrusion of the boys' daytime work:

1879, March 21st. "The boys say they work later now the days are lengthening, and find it difficult to come in time."

And of course there were counter-attractions which occasionally drew boys away from school. Some were officially approved or condoned, as for example the annual holiday in December granted "on account of the Cheltenham Meat Show", or the occasional entertainments provided by the Benefactor, Charles Cooke Higgs:

1876, Jan 28th. "The boys were entertained with Buns, Tea, and a Magic Lantern by Mr and Miss Dobell this evening, and oranges by C.C. Higgs Esq."

An official holiday was given on Dec 3rd 1875 "on account of Rev. J.F.S. Gabb's presentation at the Vestry Hall." But not all counter-attractions were condoned:

1886, Jan 28th. ".....F. Humphries was absent:- went to Cheltenham to see a race. This is the seventh absence. The absences in Christmas week were to go out with a band. He was warned that he had been away as many times as the rules of the School allowed."

1881, Dec 2nd. "Several boys were absent this evening owing to a Magic Lantern entertainment for the "Band of Hope" at the infant school".

1882, Nov 14th. "The School was not held this evening, because the boys did not attend, owing to a fire which broke out at Little Herbert".

1885, Nov 13th. "The attendance was small this evening on account of 3 political meetings in the Parish. Only 11 boys were present."

These last three quotations must carry some strong implications about the level and nature of the entertainment normally available to the boys - it must have been virtually non-existent if the visit of politicians was seen as a worthy event by teen-age boys! (1)

By far the largest number of entries in the log are concerned with discipline - boyish misbehaviour seems to have been a constant cause for concern to the Principal. Usually the entries are vague, referring to "bad conduct", "rude behaviour", and so on, leaving much to our imagination like the entry for 1876, Jan 14th: "Powell and W.Dyer behaved very improperly on Friday evening". One glimpse is given on Feb 21st 1884: "W.Chapman behaved improperly in connexion with his composition, by erasing the mark awarded to the exercise". Bad language is referred to (but never given explicitly!), and could be punished by suspension for the night:

1879, Feb 14th. "Francis Fry was sent home on Thursday evening for using improper words."

Longer suspension could be incurred for what to the Principal seemed more serious offences:

1878, Nov 29th. "The conduct of William Burrows was very disrespectful on Thursday evening. I suspended him till Monday Dec 2nd."

Just occasionally, apart from the inevitable fighting before school, or carving school desks, more spectacular offences were recorded:

1877, Feb 2nd. "Mustoe, Boroughs and Wilson ignited gunpowder in the gas flame on Thursday night."

1879, March 14th. "Henry Cleevly was suspended on Wednesday evening for the remainder of the week for putting out the gas at the meter."

1895, Dec 4th. ".....C.Franklin threw apple at Bellinger's head."

1895, Dec 6th. ".....Louis Bourne put paper on the stove for mischief".

We will all recognise the event of Feb 23rd 1882, when

"H.Powell was refused admission.....for smoking by the School door."

and though we might be a bit puzzled by:

1884, Jan 10th. "Cautioned the boys about making gaps in the hedge in front of the school."

we can all sympathise with John Woodward, who on Nov 29th 1883

"was sent home to wash himself."

All of which supports the belief that boys will be boys, whether we are talking about this century or the last.

The log book as a whole, terse though its entries are, limited though its subject matter may be, nevertheless gives us an interesting glimpse of some things as they were in Charlton Kings in the late 19th century - a hint, but only a hint, of attitudes of old and young towards each other, of standards of behaviour, standards of achievement in the 3 Rs, of teaching methods, of forms of entertainment, of conditions of juvenile employment, and so on, but never any detail of any of them. However, it indirectly says a lot for the good intentions of the benefactors and the perseverance of boys and masters

alike in an educational environment where a working boy's spare time, and money, had to be committed if literacy and numeracy were to be achieved.

#### H. MIDDLETON

- (1) It must be remembered that this was the first election after the extension of the franchise in 1884 - the boys' fathers were probably voting for the first time and feelings did run high. Ed.

#### 6. A MINOR ROAD DIVERSION AND THE DEVELOPMENT OF THE LONDON ROAD (Oxford Place and Oxford Terrace)

Title deeds to No 87, the property of Mr J.G. Mockford, and No 110, the property of Mr Cooper, have been lent to Charlton Kings Local History Society through Mr Cooper, one of our members. They have given us much valuable information about house building just inside the then Charlton Kings boundary at Hales Road (Coltham Lane) and they confirm and explain the evidence of the 1777 road map, reproduced here by permission of Gloucestershire Record Office.

The map shows a widening of the London Road at that cross roads on the Charlton side. The road into Cheltenham was only half the width (even now, pavements on the east side of the street don't align). In addition, there was a swerve into Old Bath Road before London Road proceeded towards Charlton.

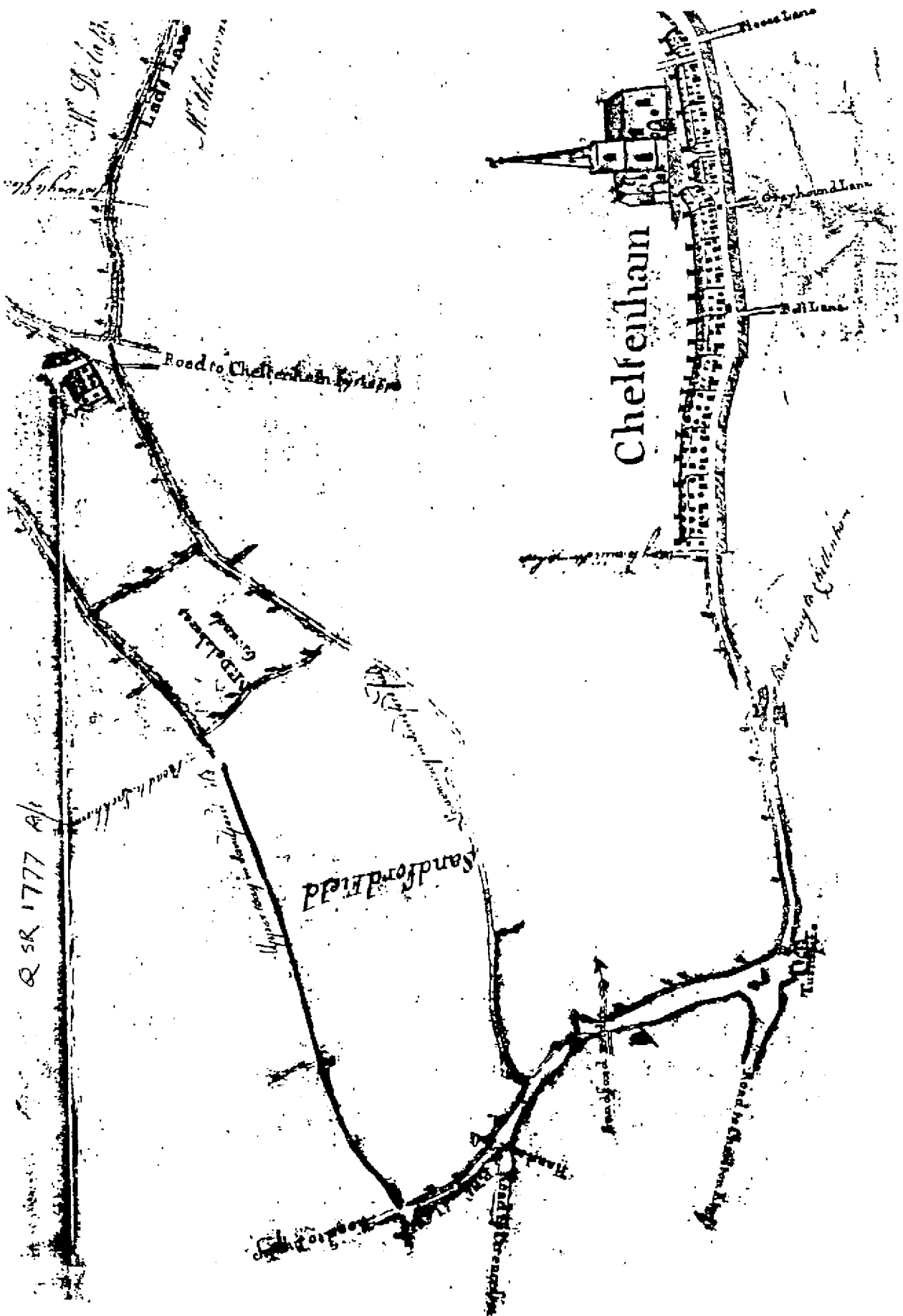
The deeds tell us that the swerve was caused by Coltham Field which originally was two strips longer than the field shown on the Tithe map (1848). The present road was cut soon after the new turnpike act of 1784.

On 7 and 8 April 1819, the Trustees of the Turnpike Road, under Acts of 25 Geo III and 46 Geo III, conveyed to Baynham Jones and Theodore Gwinnett both of Cheltenham for a sum of 19 guineas "so much and such part of all that plot or parcel of ground lying at the top of the town of Cheltenham fronting the turnpike road leading to London on the east side and the Old Bath Road on the west side and containing on that side 80 feet 6 inches, as was heretofore part of the old turnpike road to London and in lieu of which the present turnpike road was sometime since set out by the aforesaid Trustees under the Authorities of the aforesaid Acts."

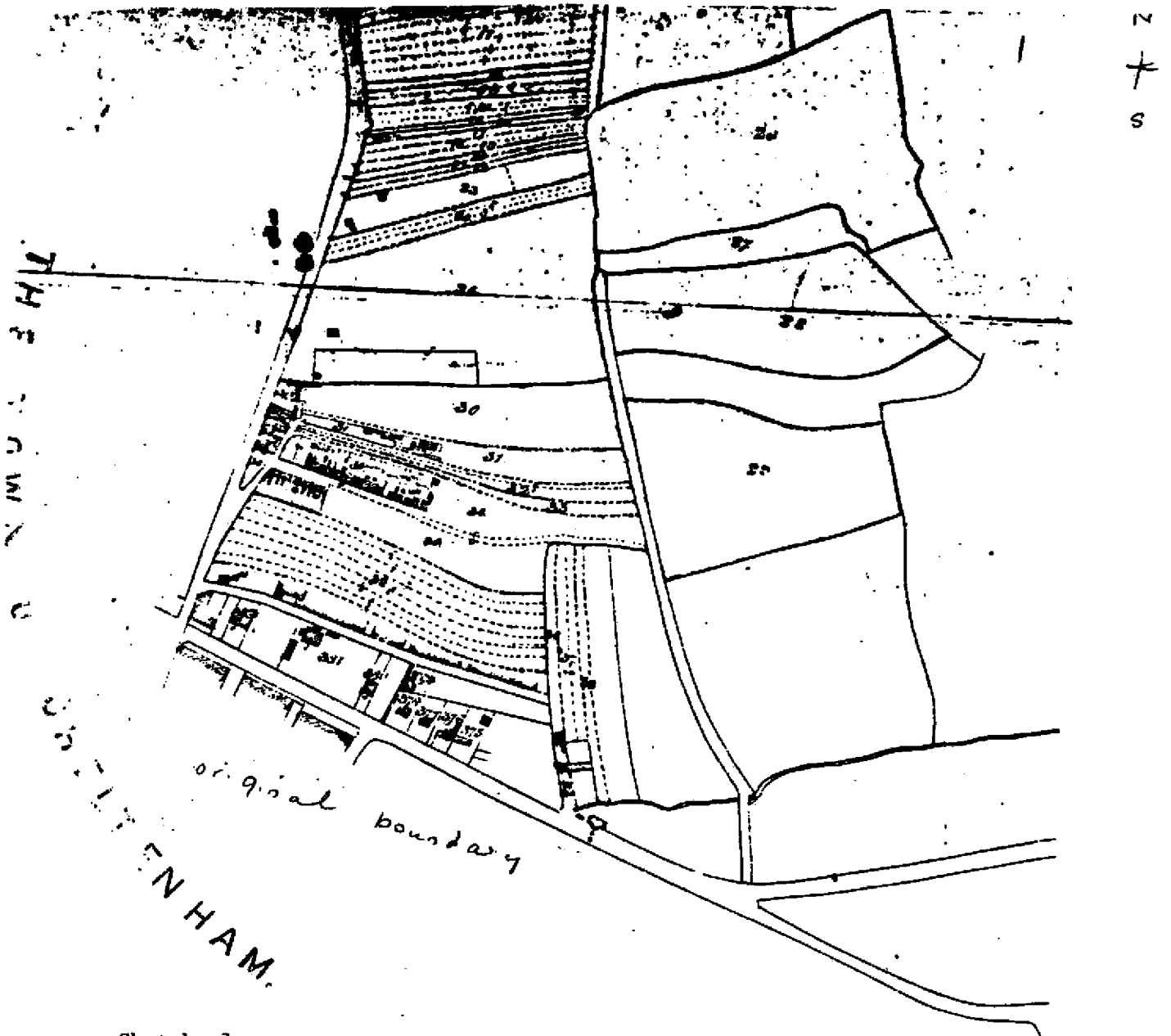
Part of the land conveyed was copyhold and part freehold. The trustees had acquired the last two strips of Coltham field and having cut their new road straight through this land were disposing of a copyhold frontage on the lower side 52 feet deep. To this they were able to add 14 feet (slightly less in places), the site of the old road; this of course was freehold. Land below (also part of the old road) was sold to Charles Higgs.

By 1 November 1819 Jones and Gwinnett had divided their purchase into building plots and house building had begun. Two craftsmen, James Barnes a carpenter and John Aglen carver and gilder took a double plot to divide between them, each having a frontage of 18 feet to the main road. Barnes' house was No 5 and Aglen's No 6 Oxford Place. Beyond No 6, but leaving a space between the buildings, was a house already erected by William Page. This gap is shown on Merretts' Cheltenham map published in 1834.

We are not told what John Aglen spent on his house but it was sold immediately for £480. In 1826 it was let to Mary Uniacke widow for the respectable sum of £45 p.a.



COLTHAM FIELD, tithe map 1848 - original boundary added.



Sketch plan

New turnpike road		
18'	18'	
House erected by James Barnes 1819	House erected by John Aglen 52' 53'	House erected by William Page 1819
(no 4)	(no 5)	(no 6)

14'      11'  
Site of old turnpike road

Land (part of road) sold before 1819 to Charles Higgs.

Site of Bass and Hough's works behind Nos 3 and 4.

But Cheltenham house prices were beginning to fall. In 1832 Richard Glynne Crewe bought No 6 for £430. He left it in his will of 1855 to Charles Astley Walters a Cheltenham surgeon and by 1864-6 (when Walters actually received the property) No 6 was reckoned to have a saleable value of no more than £250 and was let for £24 p.a. only to a William Brown.

By 1887, when the first large scale OS was published, Higgs's land to the south was occupied in part by the premises of Bass and Hough, a firm who dyed material and beat carpets - proceedings unlikely to enhance the value of adjoining property. Bass and Co still functioned in the 1920s and 30s - their building has been replaced by the Sadlers Court flats. The narrow lane called Avernalls Parade is all that is left of the old turnpike - the line must have sloped up gradually to enter the present London Road somewhere near the Beaufort Arms, for the freehold part of No 6 measured 14 ft on the town side but only 11 ft on the Charlton side (and of course, Sandford Mill Road is new).

At some point after 1887, a very small house was added to the row at the Old Bath Road end. Consequently, the other houses were renumbered, No 6 becoming No 7. The corner house was demolished c.1943 after American tanks trying to go round the corner had bashed into it twice! At some point after that, the whole street was renumbered consecutively, No 7 becoming No 87.

The other side of the London Road is shown as undeveloped on Merrett's Cheltenham map of 1834. But house-building had actually begun when that map was published.

The strip of Coltham field that now fronted the road on this side was known as Long Furlong because it stretched up to the Beaufort Arms and so was nearly a third longer than the one taken for the road. As far back as 1805, development had been contemplated, for one of the parties with an interest in some of this land was Thomas Billings "land surveyor", a Charlton brick-layer, who had already built No.6 Cudnall Street and was shortly to rebuild No 4, Langton Lodge. But Billings left Cheltenham for Battersea about 1808 and his interest was taken over by Baynham Jones. In 1825, Jones foreclosed and began to sell building plots. On 21 June 1825 he sold for £220.10.0 to Edward Humphrey Brown of Cheltenham a site measuring E-W 26 feet and extending from the roadside footpath to a private road (Upper Park Street). The next plot eastward had already been sold by Jones to Charles Barnett. Land to the west was still Jones' and over the succeeding years, Brown bought extra pieces to add to his house site - first on 30 September 1826 a mere 4 ft (£42), then 22 September 1827 another 13 ft (£100), and 9 February 1833 20 ft more. By this time Brown's new house had already been built. Finally on 6 May 1834, Brown bought another 26 ft 6 ins. On the extra land he built stables.

Brown's will, proved 8 July 1845, left all his real estate eventually to his natural child Ann Herbert Brown, including the house in which he lived, No 3 Oxford Terrace. Ann married John Home of Tewkesbury, and when the couple were admitted to the copyhold in 1847, their neighbour to the east was Mr Bloxham and to the west Mr Sadler. In 1864 John Homes and his wife sold No 3 and all the land for £700 to Henry Dyke of Cheltenham auctioneer.

By the 1890s, the house had acquired the name Mulberry Villa. It had a total frontage to the London Road of 66 ft and to Park Street of 70 ft. The house above was now known as 1 Motcombe Villas, and that below as Wharfedale.

About 1904, the stabling was sold off, with frontages of 38 ft and 39 ft 3 ins respectively to the two roads; and then the house itself, with its conservatory was sold to Arthur Carter a toolsmith for £332. They agreed "the line dividing the land hereby conveyed from the adjoining land lately sold by the said Frank Palmer to Charles William Trinder to be drawn from the centre of the

party wall forming the western point of the said dwellinghouse and conservatory in a direct course to the third pailing to the west from the present name plate affixed to the railings in front of the hereditaments hereby conveyed and next to the London Road" (leaving a frontage of 27 ft 9 ins to the London Road and to Park Street of 30 ft 6 ins). Such a demarkation line, from a name plate to pailings, might seem calculated to produce controversy; but it does not appear that this has in fact happened.

M. Paget

## 7. THE JORDAN FAMILY OF WITHYHOLT

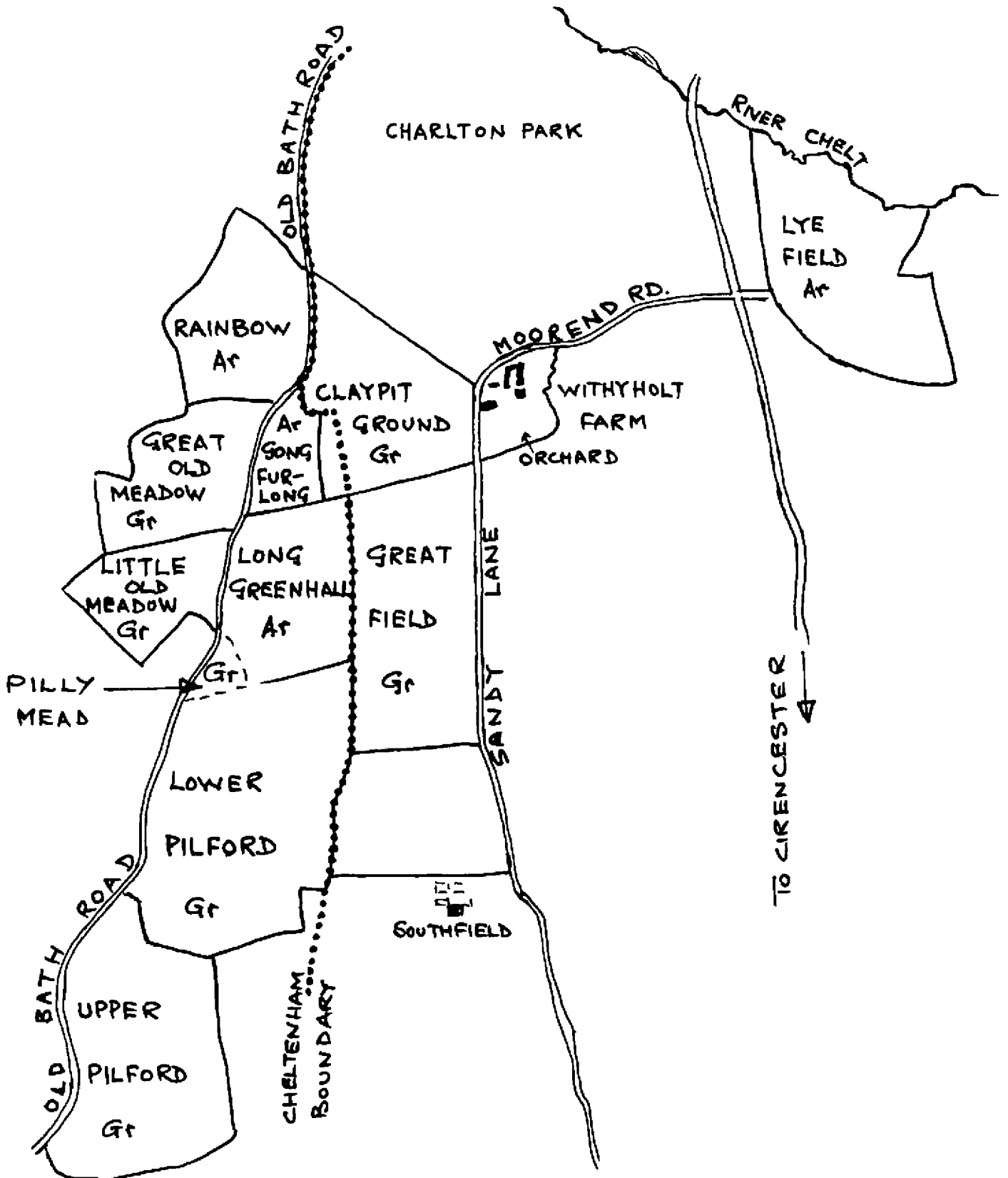
For nearly fifty years, during the nineteenth century, William Jordan was one of the leading farmers in Charlton Kings. He took over the tenancy of Withyholt Farm about 1843/4, and when he made his will in 1891, it was clear that he was still actively farming - 'my son Henry to have the chance to take my farming business and farming agency. If he wants he is to have the farm stock at an agreed valuation'.

William was born in Cheltenham, about 1802/3, the son of Thomas Jordan, a butcher. A Cheltenham directory for 1820 lists Thomas Jordan living in Regents Yard, opposite the George. William married Ann Ruff, also from Cheltenham, on 26 October 1831. When their daughter Jane Ruff was baptised in Cheltenham on 2 November 1832, William was described as 'butcher'. Two more daughters were baptised in Cheltenham, Mary in 1835 and Elizabeth in 1837, by the latter date William was styled as 'gent'. The family then seems to 'go missing'; although I know from censuses that three more children were born in Cheltenham - Emily c 1839, Henry c 1841, and Samuel Warder c 1843, I have not been able to find any further baptisms until 1845, when Thomas was baptised in Charlton. By now William was described as 'farmer'. Two more children were baptised in Charlton - Frederick William in 1846, but buried in 1848, and lastly Frances Anne in 1849. William's wife died in 1852, aged 46, and was buried in Cheltenham. He re-married in 1853 - to Mary Dyer, spinster of Charlton Kings, daughter of Robert Dyer, chemist.

When William took over the tenancy of Withyholt Farm, it consisted of 217 acres, of which 122 were in Charlton and 95 in Cheltenham. My map is taken from a survey of the Charlton Park estate, made when Sir William Russell came of age in 1843. (G.R.O. D 1224). When the survey was made, it was being farmed by Thomas Pates, but the Charlton Church Rate Book for 1843/4 shows William Jordan as occupier, so the change of tenant must have occurred at about this time. As the map shows, apart from Lye Field, the land lay to the west of Moorend Road and Sandy Lane, on both sides of Old Bath Road. About 145 acres was grassland, 70 arable, and the rest orchard and buildings. The size of the farm varied over the next forty years - the censuses giving the acreage as 304 in 1851, 220 in 1861, 296 in 1871 and 260 in 1881. It was definitely one of the biggest in the parish, only Southfields was bigger in 1861, and Vineyards in 1871. William regularly employed about fifteen men and boys on the farm. Not surprisingly, for a butcher's son, William went in for breeding and fattening beef cattle. There are reports in the Cheltenham press of him winning prizes at the Christmas Meat Show for 'a splendid short horn heifer exhibited by W.Jordan of Charlton Kings' and a 'superb maiden heifer bred and fed by W.Jordan'. He must also have had a dairy, as Lister's Catalogue of Agricultural Machinery lists him as one of the users of their 'Alexandre' Cream Separators. (G.R.O. IN 19).



# WITHYHOLT 1843



William's son Henry seems to have been in partnership with him in the 1870's, as the Charlton Church Rate Book for 1875 lists them as joint occupiers of Withyholt. Later, though, in the 1881 census, Henry is a coal merchant and it does not look as if he took up his father's offer to carry on the farming business. Kelly's Directories for the 1890's and 1900's regularly list him as Coal Merchant, with offices at Charlton and Leckhampton railway stations. At the time of the 1881 census, Henry was living in one of a pair of Lyefield Villas, with his wife Mary Holliday and their five month old daughter, Mary Dorothea. By 1890, they had two more children, William Henry and Helen Margaret. According to Kelly's directory, they had moved by then to Oxford Lawn, London Road.

Henry's sister Emily married John Hampden Sexty of the Tannery, Winchcombe. His other sisters, Jane, Mary, Elizabeth and Frances Ann did not marry. Jane predeceased her father, dying in 1890 at the age of 57. From her will, we learn that her brother Samuel Warder was farming at Gannah Farm, Holm Lacey in Herefordshire. The other sisters were left money and household effects in their father's will. According to Kelly, by 1894 they appear to have taken over Oxford Lawn from Henry, who had moved to 8 Royal Parade, Bayshill Road, Cheltenham.

William's will showed that, at some time, he had purchased 'The Withyholt', that is the house with garden, orchard and farm buildings; also the land called 'The Avenue', formerly Claypits and Gong Furlong. Presumably it was he who added the Victorian high-gabled front, as shown on page 69 of 'A History of Charlton Kings'. A codicil to the will, dated 1891, mentions 'the Rainbow Estate' in Cheltenham, containing 18 acres, as 'lately purchased'.

William's second wife, Mary, died in 1891, followed soon after by William himself, in 1892. The Cheltenham Examiner carried a long obituary to him, praising his business acumen and public work. He had been a member of the Governing Body of Cheltenham and a member of the Charlton Kings Board, as well as a Director of both the County of Gloucester Bank and the Cheltenham Gas Co. His death, and that of seven other members of his family, is commemorated by the twin gravestones in Charlton churchyard.

J. Sale

## 8. CHURCH MUSIC AT ST. MARY'S 1810-1824

For the "Cheltenham Episode" at St. Mary's, Mr Yarnley produced a leather-bound volume labelled on the front cover "For the Church of Charlton Kings". Inside is the signature of the donor "William Hunt Prinn July 1810", so this is one of several books given to St. Mary's by Prinn though this is the only one with music. The title page reads The Psalms of David for the Use of Parish Churches, the Words selected from the Version of Tate & Brady By The Revd George May Drummond, The Music Selected, Adapted and Composed By Edward Miller Mus. Doct. "Sing ye Praises with understanding". What we have in this volume are two short metrical psalm extracts for morning service and one for evening service for every Sunday in the year and such special days as Christmas Day, Ash Wednesday, Good Friday, Ascension Day, 29 May, 5 November, and 30 January. The last three dates refer to the special services ordered to be said on the anniversaries of Charles II's Restoration, Gun Powder Plot, and the execution of Charles I. None of the extracts exceeds 4 verses, many are only three; and this usage must have shortened considerably morning and evening prayer to leave more time for the long sermon. It must be remembered that hymn-singing was still considered a mark of Methodism at that period; and it is unlikely that St Mary's ever sang hymns until Gabb produced his own hymn book.

So now we know just what psalms were sung here, Sunday by Sunday, at Morning Service. But as readers of Bulletin 16 (pp 35, 51) will remember, our minister or "curate" from 1802-c.1813 was Dr Benjamin Caple Heming, who was cited by the churchwardens in the Consistory Court in 1811 for failing to take evening service at all between 1802 and 1808, and taking it irregularly after that, although the parishioners subscribed £60 a year for a second sermon. So whether we had the second service at the usual time of 3 in the afternoon or not seems to have been a matter of luck!

Or was the trouble partly due to the minister's ill health? That might explain the reluctance of the churchwardens to bring a case sooner. For in our churchyard against the Church Street railings is a tomb with this inscription "The Revd Benjamin Capel Heming/DD Rector of Rotherfield Greys/Oxfordshire/Died the 25th day of October 1816/Aged/46 Years/Also Harriott Heming/died August 19th 1841/Aged 57 Years"; and our register confirms the burial on 30 October 1816 of Benjamin Caple Heming aged 46. He had been living in Cheltenham away from his Oxfordshire parish at the time of his death. Harriott was presumably a sister who kept house for him - our ministers then were obliged to be celibate.

In 1986, when Bulletin 16 was published, we thought that Heming's successor Walter Rice Morgan did not arrive in Charlton Kings till May 1814 - he subscribed the usual oaths at Gloucester on 23 May of that year. But the marriage register for 1813 shows that Heming took his last marriage here on 22 May 1813 and his successor signed the marriage register for the first time on 21 June 1813 and regularly thereafter. It only proves how lax the ecclesiastical authorities were about Charlton, where the "curate" was not an incumbent and would only stay a comparatively short time.

To lead the congregation in singing the Tate and Brady psalms, we had a small mixed choir, and to guide the choir from about 1800 we had a barrel organ. This fact has come to light through Rosemary Ash's diligent reading of the parish magazines. In August 1896. Hodson wrote about the Church of England Temperance Society Outing. He says "----once more we are off, passing the extensive grounds and conservatories of "Squire" Elwis' fine mansion of Rencombe House one of the most commanding residences in the road, the gates of which are fine pieces of work by a Charlton man. (1) Pass Cerney, held in honour by Charltonians as being the resting place of the old barrel organ formerly in their Parish Church----".

So our old barrel organ, discarded about 1859, was still in use in its original form nearly 40 years later; furthermore, Mrs Murphy the Rector's wife tells me that, converted to a pipe organ with electric bellows, it is played at North Cerney to this day! just as its successor, discarded in 1902, is still in use at Churwell Mission church near Leeds. Our organs seem very long-lived.

M.Paget, R.Ash

- (1) George Ryland says this Charlton blacksmith was probably Hancock, whose smithy was on the site of the defunct garage at Six Ways.

## 9. TOM SMITH OF THORNTON'S ROW

Readers of Bulletins 2 and 7 may remember Tom Smith, "Fishy Smith", the one-eyed Shepherd/fish seller, who lived at 2 Thornton's Row and had sons named Benjy and Reuben. Now, thanks to Mrs Betty Protherough nee Mills, we have some splendid photographs of Thomas Curtis Smith, his wife and family, in a series of family groups. The first was taken early this century, possibly in 1908.

In the back row are his son Raymond who became a Petty Officer in the Na and was killed in the War, Mary Ann (Polly), Elsie the oldest daughter, Harry. In the middle row, next to Tom is Amelia (Milly) and besides Mrs Smith, Elizabeth (Lizzy), Mrs Protherough's mother. In the front row are Ben and Reuben.



The next photograph shows the wedding c.1914 of Raymond Smith to Gertrud Peacey. In the back row are Tom Smith, Walter Powell the best man, Raym and his bride, Mrs Powell (nee Peacey) and Bill Peacey of Brightlea, Sch Road; in the front row, Mrs Sarah Ann Smith, two Peacey bridesmaids, and Mrs Bertha Peacey, wife of Bill.



The third photograph was probably taken behind the Baptist Church. It shows the wedding group at the marriage of Elizabeth (Lizzy) and Gilbert Walter Mills c.1919. Little boys, it will be noted, still wore sailor suits for these occasions. In the second row from the back may be seen Tom Smith and Bill Peacey. Mrs. Protherough says the gangway between the chapel pews was so narrow then, bride and groom could not walk down side by side!



Tom Smith and his wife



Elizabeth Mills (1858-1977)  
outside Thornton's Row.

A family group outside the Brotherhood Hall after 1932 - Reuben, Harry, Milly, Benjamin Smith; Elsie, Polly, Elizabeth; Mrs. Smith.



For those who don't remember Thornton's Row, let's add that it stood where the car park for the Baptist Church is now, with the Manse on its gardens. There were 5 cottages, 1 and 2 at the Grange Walk end, then a space with privies and wash-house set back a little; opposite, the common pump. Beyond that were nos 3 and 4 and a bungalow built in the 20s on the site of No 5 which had been burnt down. Several of the gardens had pigeon lofts. They used to clock in the pigeons after races in front of No 3. Roofs were slate, walls brick, plastered, with windows only on the south side.

Occupiers were No 1 Short, No 2 Smith, No 3 Daniel, No 4 Seeley - bungalow Robertson.

#### 10. BOBBY'S ALLEY IN THE 1930s

Mrs. Maureen Vernon had kindly allowed us to re-photograph this snap from her family album, which shows Ewins' Fishmonger's shop some 50 years ago. It stood at the Church Street end of the alley - further on was a fried fish shop.



Eva Davies

11. THE END OF 100 YEARS IN BUSINESS

When Eric Dale gave up his cycle business in Church Street in March 1988, he ended a long history of Dale family shops in Charlton Kings. Here is a photograph of Eric Dale's grandfather outside his "Noted Bacon Shop" in Church Street - it stood where the slope now goes up to the Library, and



in the 1920s, a Miss Dale still managed it.

Here is F.N.Dale, Family Grocer and Provision Merchant at East End Post Office.



And here, sadly, is Eric Dale's shop after it had closed.



## 12. A HISTORY OF CHARLTON KINGS

A few mistakes have been pointed out (mainly in captions for which C.K.L.H.S. was not wholly responsible)

page 13      4.1 should read Sandy Lane (not Aggs Hill)  
57          6.15 1980 (not 1880)  
70          captions in wrong order  
79          line 11 reference should read p 109  
114        8.19 should read 1822-4 additions  
197        c 1920 (not 1930). The date was actually July 1922

page 123     last line - for 1901 read 1909

page 75      New Court. Three photographs of banisters were submitted; those shown on at 6.53 are in fact the front staircase ones, not the attic.

List of illustrations - cover Linda Hall (not Hall)

xi          Mr. John Williams 8.26 (not 8.25).

## 13. OVER HOUSE

When Wood's Houses (formerly Over House) were pulled down, the stone was used to build the stone wall round Pound Piece for the new flats there.

Mrs. Petts.