

CHARLTON KINGS
LOCAL HISTORY
SOCIETY



BULLETIN 24

CHARLTON KINGS LOCAL HISTORY SOCIETY

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1. CELEBRATING ST MARY'S OCTOCENTENARY

(1) A MINSTER CHURCH AND ITS DAUGHTERS

Charlton Kings church, founded in 1190 and now 800 years old, is the youngest of Cheltenham's medieval daughter churches.

The church in Cheltenham, which was said to be more than 30 years old in 803, was described in the records as a monasterium. This did not (as Prinn and many older local historians assumed) imply a monastery as we use the term today, but "the much looser Anglo-Saxon usage which allowed the word to describe houses of priests as well as monks --- The Tenth century Reformation drew a firm line between 'true' monasteries and the mass of 'secular minsters' but produced no corresponding change in terminology; indeed in the 11th century both mynster and monasterium could be used for any kind of religious establishment with a church". For information on this subject, see Minsters and Parish Churches - the local Church in Transition 950-1200 ed John Blair, Oxford Committee for Archaeology Monograph 17 (1988).

So we may forget any theory of a house of monks in Cheltenham. Rather, Cheltenham is an example of a minster church founded in a royal vill, its parochia coterminous with the territory the vill controlled, in this case the royal Hundred of Cheltenham, which till c.1300 included Prestbury, as well as Swindon, Leckhampton, and Charlton.

Domesday book shows Cheltenham as still having "priests" (number unspecified) in 1086. But by that date Prestbury, though still part of the Hundred, had long ceased to be part of Cheltenham's parochia. The unexplained dispute over some rent in 803 between the bishop of Worcester (the diocesan) and the bishop of Hereford, resulted in Prestbury becoming separate manorially and parochially - Its church was Cheltenham's eldest daughter, established well before 1066, when as Domesday book tells us, it had a "priest" (not priests).

Edward the Confessor's reorganization of his Cheltenham manor between 1043 and 1066 resulted in Swindon's separation from the royal manor. It was held in 1066 by the notorious Archbishop Stigand; and by 1086 though still held by the Archbishop of Canterbury, had been transferred to St Oswald's at Gloucester, and was still priestless. But its Norman church (largely demolished c.1845) must have been built very early in the 12th century, for Swindon had its own priest and was already independent by 1133, when Henry I gave Cheltenham church and its chapels (plural) to the Augustinian Canons of Cirencester. Leckhampton manor, which Edward the Confessor had divided between 3 of his thegns, had no church or priest in 1086 but acquired both before 1133. It had its own priest and was never served by the Canons. Yet in 1162 it was declared to be still subject to Cheltenham's dues. Its Norman south arcade was destroyed c.1830.

Arle, established in 1143 as a private chapel served 3 days a week, never acquired parish status. Charlton, built in 1190 and served on Sundays and alternate weekdays, was the last of the new churches to become independent and that very gradually. It had the good fortune to start with its own burial ground, permitted because there was no question of fees going to anybody except the Canons - for this we must thank Walter of Ashley, who seems to have given the site.

Generally speaking, no new chapel built after 1200 stood much chance of developing into a parish church. Once established, the parish system remained fixed till the 19th century - legal definition of rights and economic advantage to the incumbents (whether individual or corporate) barred the way.

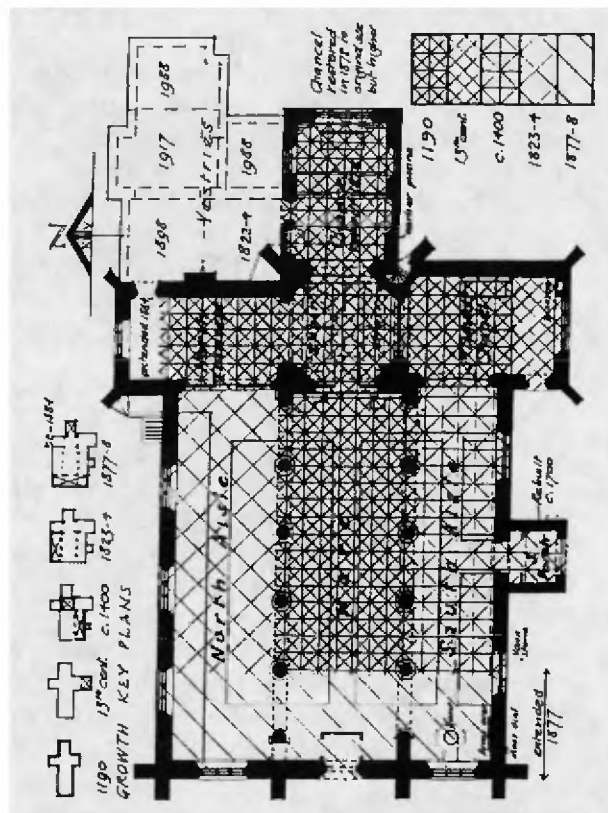
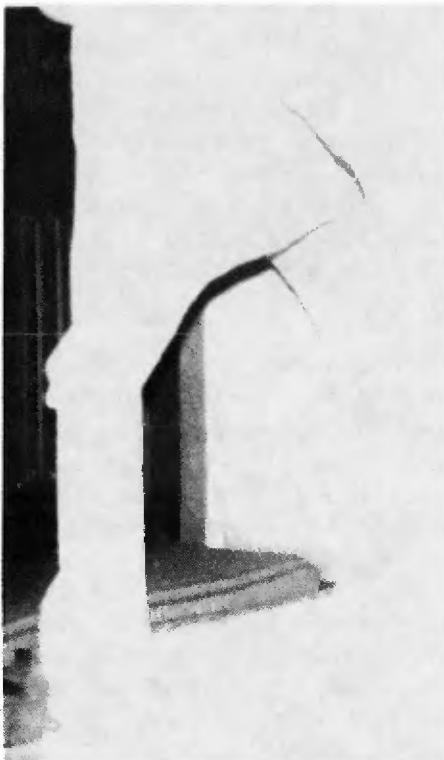
The only new chapel started in this area after 1200 was at Ham (if we are right in locating the Cheltenham family's chapel there), But, like Arle, it was a private chapel and though tradition says the people of Ham did use it for 'waking' their dead until the funeral, this was by permission of the under-lords of Ham, not by right.

(2) THE CONSECRATION OF ST MARY'S IN 1190

Because early Christian churches often replaced pagan sanctuaries, the first act in consecrating a new church or chapel was for the bishop to process three times round the exterior, sprinkling the walls with mixed water and wine. He then knocked on the main door and was admitted. On the floor inside sand or ashes were sprinkled in the form of a St Andrew's cross and on each arm the greek letters from alpha to omega were traced with the bishop's staff. The altar was signed in five places for the five wounds of Christ in a mixture of water, wine and salt, and the whole church sprinkled. The altar was anointed with oil and incense burnt at the corners. Twelve consecration crosses for the twelve apostles were marked on the walls, inside and outside, painted in red or cut, and these were anointed. (We must have lost all our consecration crosses before Middleton's restoration - those on the south side when the south aisle was added, those on the north side when the north aisle was built in 1823-4, and those in the chancel very probably when Nicholson had it panelled about that time.)

Then, if there were relics to be sealed in a hollow in the altar, this was done. Nowadays relics are held to be essential when a Catholic church is consecrated. We are not sure if this would have been necessary in 1190 for a mere chapel of ease. And in the case of a church dedicated to the Virgin, there could be no remains if she had been taken up bodily into heaven.

After that followed the first Mass in the new church; and it seems possible that the piscina which Middleton found hidden in the sanctuary wall when he pulled down the old chancel was the one used for washing the communion vessels after Mass on that very day.



PISCINA

(3) ST MARY'S SOUTH AISLE AND PORCH

On 15-16 June 1989 the south aisle of the church was completely stripped and re-tiled. This showed that all the aisle timbers, except on the last 14 feet added in 1877, had not been renewed by Middleton.

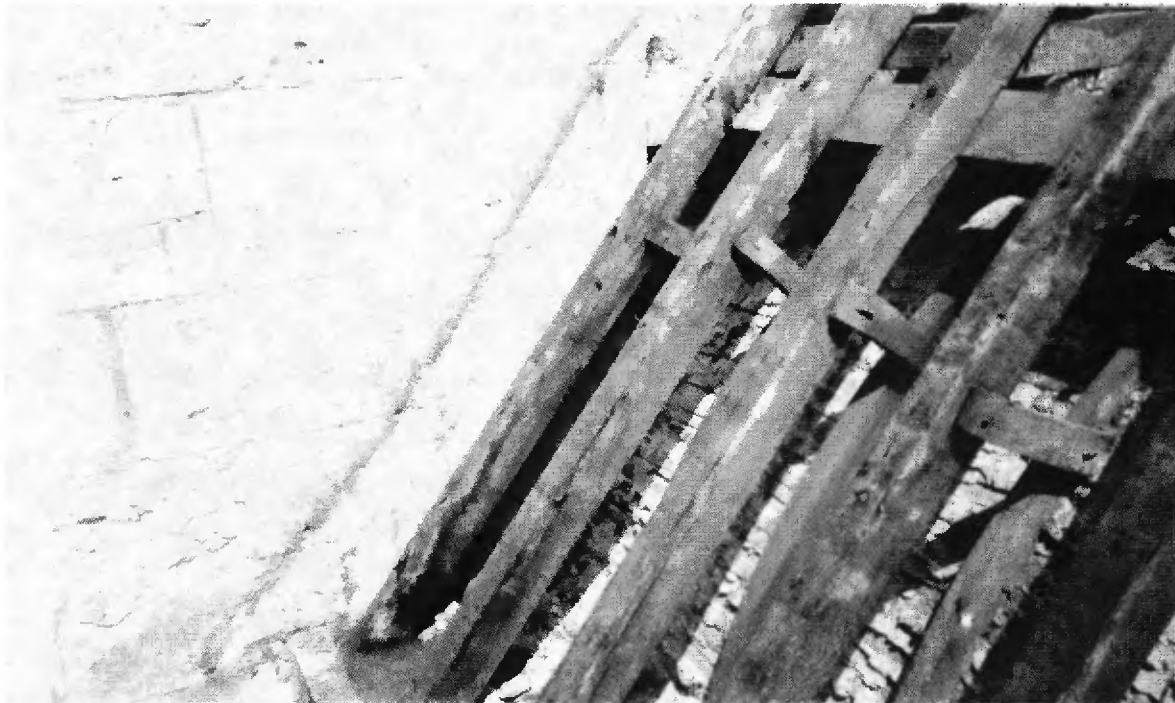
Unfortunately we were not able to get photographs. The timbers were 6" x 8", axe-cut not sawn, and may have been put there in the late 17th century (according to the architect). This would tie in with the obvious re-building of the south porch c.1700, as evidenced by the names and dates cut on the stones (some the right way up, some upside down, some sideways).

We know that the original pillars of the south aisle were dumpy - the arches had to be raised in 1800. Rowe's drawings show that old windows had been re-used when the aisle was added c.1400 and one was still there c.1850.

So it looks as though the south aisle was a job done on the cheap, and that by c.1700 the roof timbers were wearing out.

The south porch timbers are mainly c.1700 on the west side but have been renewed on the east.

In this photograph of the west side of the porch, the mark of an older roof line can be clearly seen on the nave wall.



M. Paget

(4) CHARLTON KINGS CHURCH PLATE IN THE GLOUCESTER CATHEDRAL TREASURY

The Treasury houses an exhibition of silver on loan from parishes in the Diocese; silver that is no longer used and which would otherwise languish in bank vaults. The three oldest pieces of plate from St. Mary's Church, Charlton Kings, are there.

(1) A tankard flagon. It has a cylindrical body with bold lip (no spout), a spreading skirt with moulded band above and domed stepped foot below. The stepped domed lid has a finial and moulded thumbpiece and is hinged from the top of the scroll handle. It is inscribed on the skirt 'Presented to the parish of Charlton Regis by Alexander Nicholson Esq of East Court 1828'. On the body is engraved IHS with a cross fitchy above and three nails below within a circle of rays.

It would have started life as a domestic flagon, because it was made over a century earlier. It bears the London hallmarks for 1723 and was made by Anthony Nelme. He was the son of a yeoman of Much Marcle, Hereford, who was apprenticed in London, and went on to run his own workshop, one of the biggest establishments in London at the time.

The engraving would have been added when the flagon was given to the Church. Whether Mr Nicholson had bought it for presentation, or whether it had been in his family we do not know.

(2) A plate. This is another piece that started life as a domestic item. It was made in London by Richard Bayley in 1714. Underneath it is engraved with C over SxI in contemporary lettering; this signifies, probably, a wedding gift, the man's initials being SC and his wife's I. We do not know who Mr and Mrs C were.

Later the plate became the property of the church, being engraved 'Parish of Charlton Regis' in script. It is also engraved with the IHS, cross fitchy and nails in a circle of rays in the same style as on the flagon. So both may have been engraved by the same man at the same time. The plate would have been used as an alms dish or as a paten.

(3) Another plate made in London in 1807 by Peter and William Bateman. (Peter was the son of the famous woman goldsmith Hester Bateman, and William was Peter's nephew). The plate is engraved IHS within a circle of rays, and with the inscription 'The gift of the Revd Doctor Heming to the Church of Charlton Kings 1807'.

Dr Heming was vicar of Charlton Kings at the time.

(See Bulletin 20, pp 39-40)

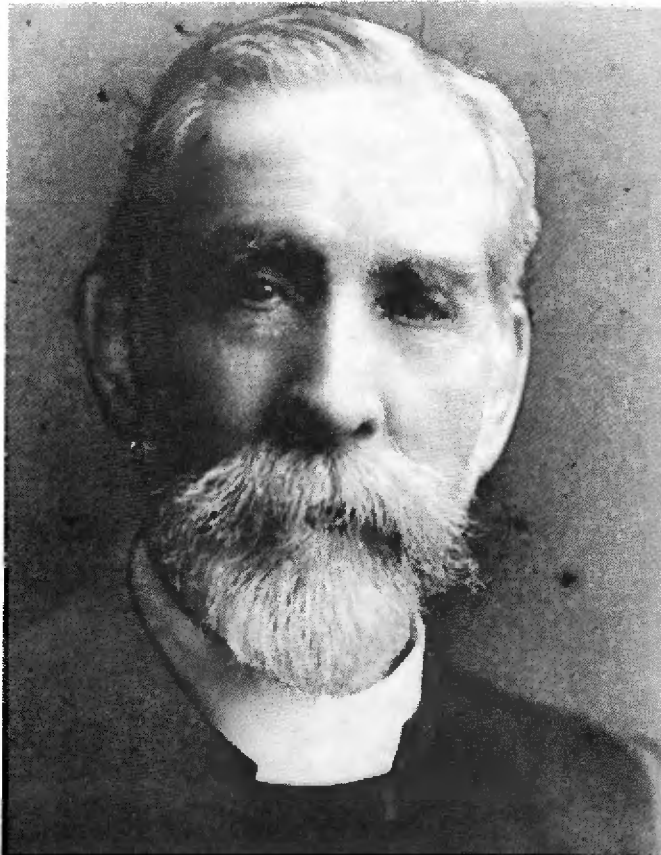
A. Sale

(5) OUR FIRST AND LONGEST SERVING VICAR - J.F.S. GABB, 1834-1875



Pastel in Vestry, photographed by David Brawn

(6) CHARLES LESLIE DUNDAS - VICAR 1875-1883



Photograph from Vestry,
showing Dundas as an old man

(7) DUNDAS IN TASMANIA

Mrs. B Freeman of Lenah Valley, Hobart, whose father George Friar Capon was born in Charlton Kings in 1890, has very kindly looked up for us all the references in Tasmania's Church News to C.L.Dundas who was Dean of St David's Cathedral, Hobart, from 1885 to 1895. I am exceedingly grateful to her for undertaking such a task - Dundas's experience in Hobart throws some interesting side-lights on his time at St Mary's, where he had been vicar 1875-1883.

St Mary's still bears the imprint in its fabric and its worship of the Vicar who restored it and set it on an "upward" course. When Charles Leslie Dundas left he was hoping for speedy preferment and his hope was fulfilled - in 1885 he was appointed Dean of Hobart. The foundation stone of St David's Cathedral had been laid by the Duke of Edinburgh in January 1868 and the first stage - nave, aisles and transepts - consecrated in 1874. But the chancel and the detached tower remained to be built. The architect was G.F. Bodley (1827-1907) who designed it for his brother-in-law Bishop C.H. Bromby, second bishop of Tasmania 1864-1883, who came from St Paul's, Cheltenham. He was followed by Bishop Daniel Fox Sandford 1883-1889, and then in 1889 came Bishop H.A. Montgomery 1889-1901 (father of Viscount Montgomery of Alamein).

Dundas, his wife, and family sailed on the "Arawa" and arrived in Hobart on 26 September 1885. He was installed as Dean on the 29th and inducted into his new parish, St David's, on 4 October. One of his first acts was to arrange a meal and entertainment for 100 flood victims from the Wapping district "Dean Dundas evidently believes in fostering the temporal as well as the spiritual welfare of suffering humanity" said the Church News. He already had a large family and his wife bore him another son on 18 November 1885 (Victorian women were expected to undertake long voyages at the most inconvenient times!)

Several major problems faced the new Dean. Plans for a Deanery were already in hand, and at a meeting of parishioners of St Davids on 28 June 1886 these were submitted - the house was to cost £3000. "Dean Dundas invited free discussion on the subject. He said that he did not like to see the large sum of money that was being expended and had suggested that it should be reduced -- Committee would not hear of it. Motion was put and unanimously carried". All Dundas could do was to make a "handsome donation". The Deanery was to be built "at the extreme end of the plot of ground to the south of the cathedral. By an alteration in the architect's plan, it becomes possible so to place the deanery as not to obstruct the view of the proposed choir of the cathedral, the fear of doing which seemed previously an insupportable obstacle to the choice of this position". The foundation stone was laid at Michaelmas 1886 and exactly a year later the completed building was blessed by the bishop. This house still stands, though it is now used as Church Offices.



The former Deanery, now Offices.

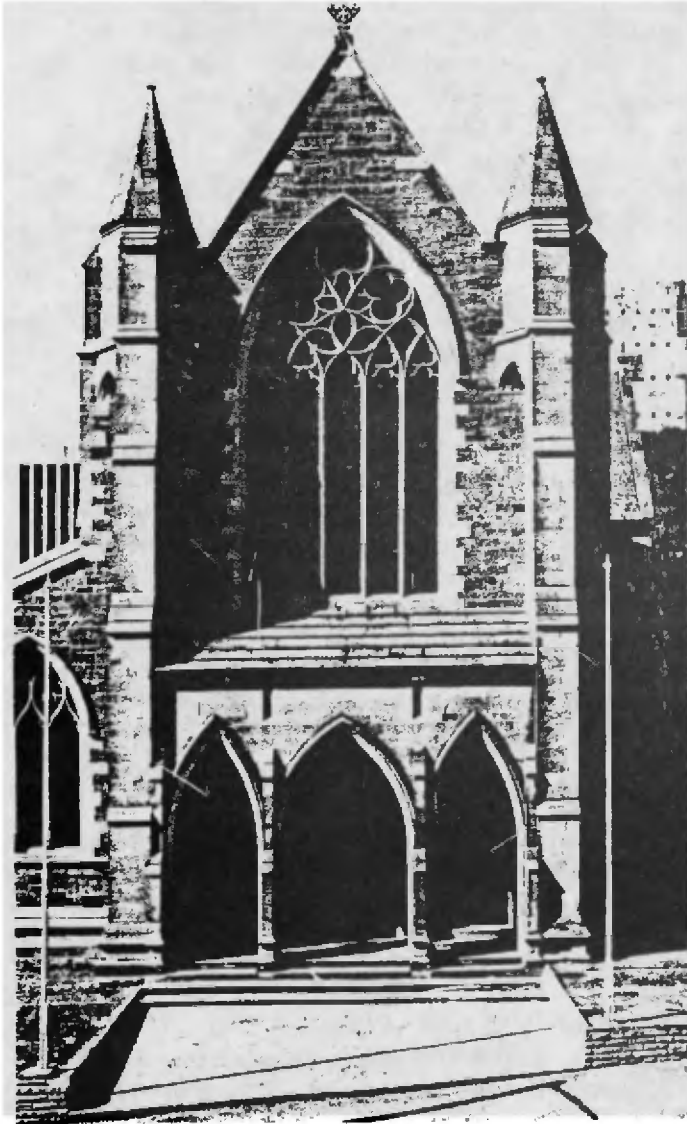
In Charlton Kings, Dundas had substituted a boys' and mens' choir for a small group of mixed voices. But it appears that he had no rigid views on this subject. "December 1886 The Dean has consented to allow ladies to assist in the choral portion of the service -- it is believed that this addition will make the service more effective and materially assist the male voices".

His next move was a great deal more controversial. In May 1887 Dundas proposed the motion "that for the better organization of women's work in the diocese, especially in the matter of district nursing, education, and penitentiary work, the introduction of an Order of Sisters is urgently required". A parish nurse for the poor in Charlton had been suggested about the time Dundas resigned. Naturally the idea of a Sisterhood roused opposition as well as support - the Synod in May 1888 was so doubtful that it recinded a previous resolution of acceptance and "recognizing the great divergence of opinion and general lack of knowledge throughout the diocese on the subject of Sisterhoods, deems the institution of any Sisterhood --- inadvisable until time has been given for further consideration and the dissemination of fuller and more accurate information ---" This must have been very frustrating to a man of Dundas's temperament. However, some of the opponents came round to his side; and it has been said that the Sisterhood matter was easily resolved when Bishop Montgomery needed a school for his own children! In September 1892 came "the welcome intelligence that the "Sisters of the Church" at Kilburn are sending out a number of Sisters to establish a branch in Australia. Seven of their Sisters were to leave England in the "Coptic" early in August --- and two will be offered to this diocese for work in Hobart---" Sister Hannah and Sister Phyllis, with three pupil teachers, arrived in Hobart on 15 September 1892 to open an elementary school for girls and infants. Dundas welcomed them at the Deanery saying "He thought that no event so full of promise for the future had happened since the foundation of the Church in Australasia". The elementary school was followed in July 1895 by a Collegiate School for girls; and it seems fitting that one of the houses belonging to the present St. Michael's School should be named "Dundas".

In November 1890 Bishop Montgomery appealed for funds to complete the Cathedral, the estimated cost being £12,000. At a public meeting Dundas spoke about the advantage to the city "It would be of the greatest possible advantage to technical education to have a good example of Gothic architecture in their midst. There was some reason to fear that young students might form their ideas of the true lines of beauty from the east elevation of the Theatre Royal or the south elevation of the Hobart Coffee Palace---" This helps us to understand how Dundas had failed to see the importance of retaining the pre-Gothic west doorway at St Mary's - he and his architect Middleton preferred pseudo Gothic to genuine medieval! At St David's, to be sure, Bodley's gothic architecture was in a very different class to Middleton's.

The Dean and his family left for England in March 1891 - he wanted to educate his two elder boys here - and while in Europe he paid a visit to Charlton and spoke of his new work with enthusiasm.

Even while away, Dundas could not help offering advice - he wrote in a letter "How is the chancel getting on? when the specification of the work is drawn out be sure that you do not consent to the internal stone work being left rough as in the nave, instead of being properly cut and finished. We do not want plaster in the chancel at any rate. And the altar should be well raised if only for the sake of better hearing. The effect of the lofty elevation at Canterbury is grand". At St Mary's he and Middleton had removed all the plaster in the nave and had elevated the altar seven steps above the new nave floor level. The fabric of the Cathedral was the Dean's concern, not the bishop's; but some remarks by the latter suggest that they did not always



Hobart Cathedral.

see eye to eye - Montgomery told the May Synod that they would miss Dundas's form "that of a good friend as well as of a redoubtable foe".

Dundas was back by September 1891; and on 12 January 1892, the 50th anniversary of the See and 250th of the discovery of Tasmania, the foundation stone of the tower was laid. With so much building work on hand and the bishop away, an Administrator was needed and Dundas was appointed. This "seems to have given general satisfaction, in spite of some expressions of disapproval in the daily press. It would be a pity if personal feelings were allowed to have influence in a matter of this sort --- And if the assembly of clergy and representatives of the people chose the Dean as the one to represent the Bishop in his absence, it was certainly not through lack of gratitude towards the Archdeacon of Launceston, venerable both by title and by years, for his many and great services to the Church in the past".

Criticism from fellow clergy and others may account for the somewhat curt tone of Dundas's letter in April 1893, refusing any honorarium for his services as Administrator.

Perhaps Dundas' outspoken comments on "Labour Troubles" were not liked by all. In a sermon in August 1892, the Dean called attention "to the existence of some hidden mischief in the social state" and "the great benefit which might be conferred upon the poor in Hobart by the erection of suitable houses to be let at a reasonable rent. At present the poorer a man, the larger the proportion of his income which he has to pay in the shape of rent. And the diminished margin restricts the necessaries of life, not merely the luxuries. There would be less sickness and less vice if the poor were not overcrowded and underfed --- Cannot some steps be taken to promote the general good in this direction and make life healthier and happier?"

The Chancel was completed and consecrated on 18 January 1894. The tower was not to be finished till 1936. It was not Dundas's fault that Bodley's design for the Chancel and Sanctuary were a disaster - the whole had to be rebuilt in 1908-9. "This work was made necessary by walls being insufficiently strong to take the great weight of the roof". Not the first case of an architect's blunder, but it should not have happened with a man of Bodley's eminence. Dundas may have remembered that at St Mary's the plaster of the new chancel cracked and had to be replaced within a few years!

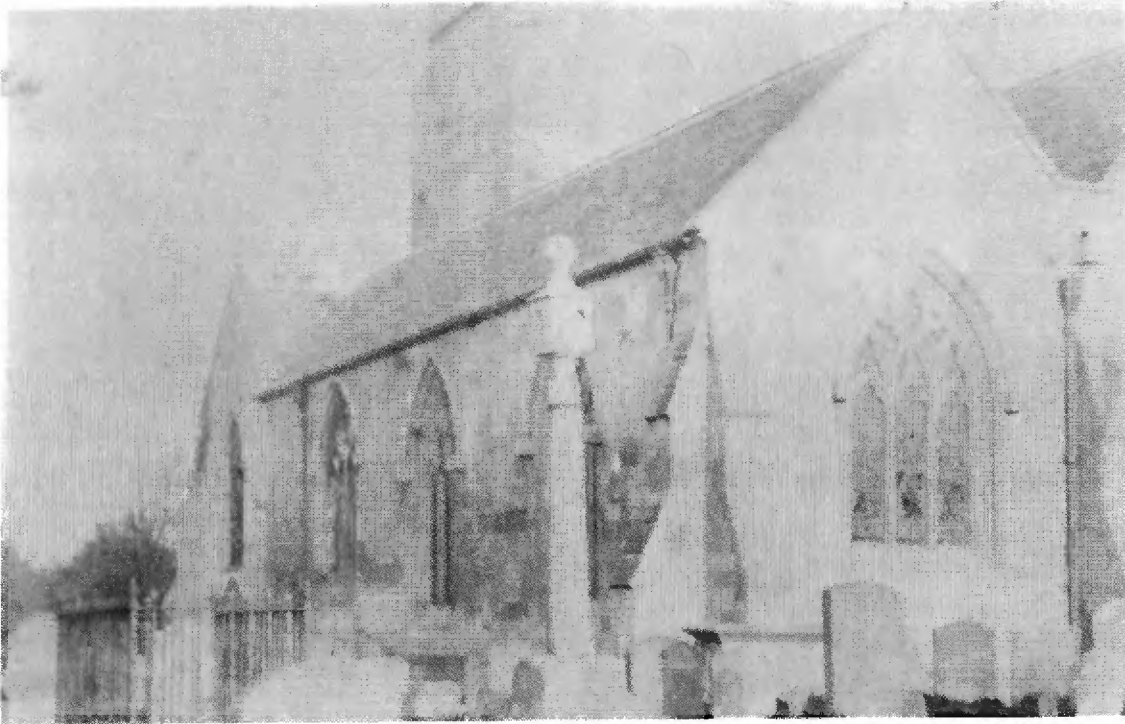
As soon as the Chancel had been consecrated, Dundas left on 26 February on what was announced as another visit to England but in fact was to lead up to his resignation. Some hint of this may be read in the press notice of his departure "for what we trust will be only a visit to England. It is eight years and a half since he first came to us, and during that time his influence has been deeply felt, not only in this diocese but beyond its limits -- But it is not only by reason of what he has done and said that he has been of value to us, he has carried about with him a certain bracing, wholesome, spiritual atmosphere, which has had its effect upon all who have been much in contact with him. We may not always have agreed with him in opinion, but he has always commanded our respect, and there has never been room for a doubt as to the purity and unselfishness of his motives. He has lived up to a high standard and has made it distinctly felt that he sought truth and righteousness before anything else---" This was very much what Charlton people felt when he left St Mary's.

Again, Dundas may have hoped for advancement in the hierarchy. But when the bishop of Salisbury, John Wordsworth, who had been his tutor at Oxford, offered him the Archdeaconry of Dorset, he was happy to accept that position, to become the oculus episcopi and later in addition Canon of Salisbury. He died on 17 March 1932; and a memorial plaque was placed on the south wall of the nave in St Mary's. But by then only a few of the oldest parishioners, such as Emma Buckle and William Keen, remembered him as Vicar.

Now, when his drastic restoration of our church is over a hundred years in the past, we can appreciate the energy and zeal which so transformed the life of our parish.

(8) THE CHURCH c.1880

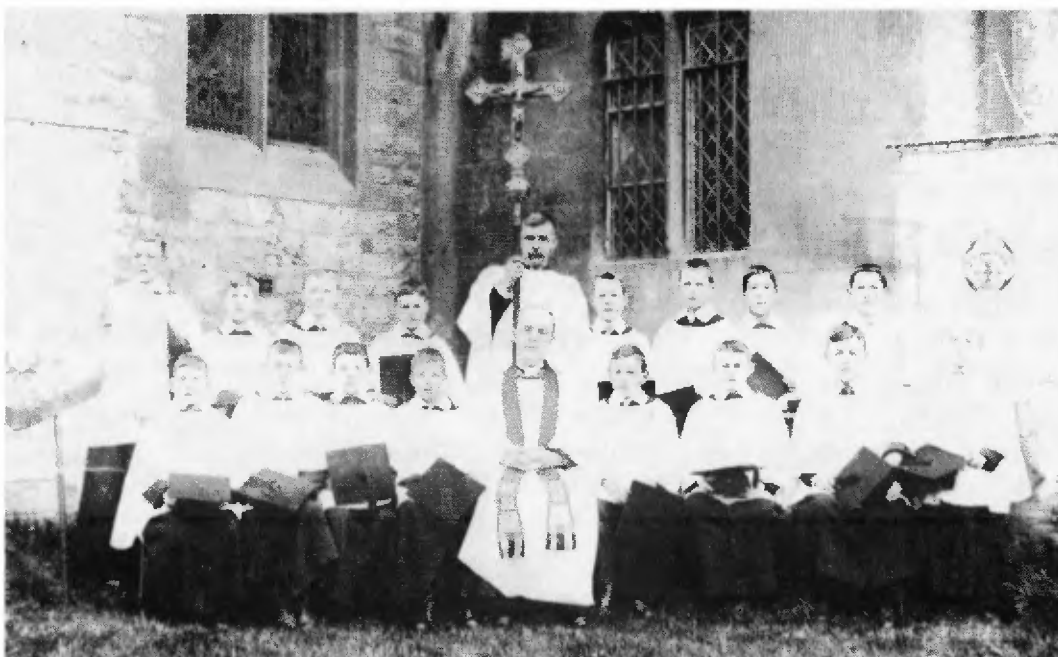
This photograph from the Vestry shows the church after restoration but before the rebuilding and extension of the north transept in 1884



(9) THOMAS HODSON IN RUSSIA

In the Parish Magazine for October 1897, Hodson wrote "I can never forget the days of my boyhood in Russia and how the habit of church going among what is sometimes known as a superstitious people impressed itself upon me--" Now his grand-daughter, Mrs Helen Thornton, explains how this came about. His father, another Thomas, went to Russia as manager of a cotton mill at Egoriansk. The eldest son, William Hodson, died in Russia in 1864.

(10) THE CHOIR IN 1906



Photograph from Annie Hopkin's collection

This picture shows the Revd Edgar Neale, with his sacristan Walter "Carlo" Fry as crucifier, and 16 choir boys holding their mortar boards. Neale was inducted and instituted to St Marys on the evening of Tuesday 27 November 1906 and the choir boys exchanged their mortar boards for 'collegiate caps' on Christmas Day 1906; so this photograph must have been taken between those dates. It would be reasonable to assume that it was taken to commemorate his arrival in Charlton Kings; if so, then allowing for requirements of light and school attendance, it would almost certainly have been taken on the following Saturday 1 December.

It is interesting as showing the vestry window, the window of the 1898 Vestry extension, removed when that vestry was extended in 1917.

R. Ash

(11) CHOIR OUTING 1913

Photograph from Vestry,



Identification by Mr Frederick Cox.

Vicar in centre, Edgar Neale. To left in shovel hat Mr Chance (curate), to right in boater Mr Hunt, a friend of Neale's. Driver Smith in uniform. Boys - right hand side, front and 2nd rows (1) Fred Cox (2) Fred Mason (3) Harry Sly, (4) behind him Wilfred Sly the churchwarden's son (5) boy in front 4th from end a Cox (6) - Brocklebank (7) boy next to Hunt either George Francis or Lionel Bastin (8) boy in white shorts in front? (9) - (10) ? Vic Hemming (11) - (12) Cyril Bayley the photographer's son (13) Bert Hicks (14) Bert Mason (15) boy at end with white boots ? (16) first boy on left in 2nd row Ron Taylor.

Dating this picture has been aided by the identification of our assistant curate Mr Seymour Chance, and the Vicar's friend Mr Hunt. As Chance was only at St Mary's from January 1913 to January 1914, this picture must be of the summer outing in 1913. A report in the Magazine states that it was held on 31 July and was for the choir boys and junior servers.

"Very shortly after eight on this memorable morning, after making as imposing a show as possible in the motor-cars and out of them, for photographic purposes, we left Charlton and an admiring crowd of friends behind us en route for Malvern". If further confirmation is needed, it is given by the church clock standing at five minutes to eight.

The absence from the picture of our senior curate, Edward "Bumps" Gardner is explained later in the report. "At dinner at George's we were joined by Father Gardner!! A triumph of persuasion had induced him to spend an hour (but no more) with festive choirboys. We were all delighted to see him and the cheers which greeted him after dinner speak much for a vast popularity absolutely unsought".

It has not yet been possible to identify all the boys in these two photographs, but if it would help to jog anyone's memory, I have the names of all the choir boys and servers for the years 1907 and 1913.

R. Ash

(12) ST MARY'S AS AN ANGLO CATHOLIC CHURCH

A new comer to the parish said to me recently "Very Anglo-Catholic, aren't you?", to which I cheerfully replied "Yes, ever since 1875". It was a long time since I'd heard the label applied, and it isn't often used nowadays. But it was formerly a proud label flaunted by two of Cheltenham's churches, by Prestbury, and by Charlton Kings.

To Dundas we owe the first steps towards a High Church position; Gabb had been mildly evangelical. From 1875-1883 came the use of banners (though these were normal adjuncts to all 19th century Societies and common in chapels as well as churches), processions, altar candles, and expressed reverence for the Virgin. To Hodson we owe our processional crucifix, given to St Mary's by a friend of his in December 1892, more frequent processions, the practice of a daily Eucharist from 1904, and almost certainly the ringing of the Angelus at the end of Sunday Communion - it has been done for more than 80 years. To Neale we owe steady teaching over 30 years which made many things acceptable that had been questioned before and smoothed out the troubles caused when Hodson so greatly desired a Chancel Screen - Neale's Anglo-Catholicism went much deeper than externals. He introduced scarlet cassocks for servers (1914), vestments (1915), the three Sanctuary lamps (c.1915), processional candle holders (1923), Auricular Confession, and Reservation (1924).

Two new stories about Neale have come my way during the last months. When a young girl was dying slowly, Neale visited her and her parents every evening for weeks, helping them to cope with the situation in hope. And in 1919 when another girl was marrying a Canadian and leaving Charlton for good, the Vicar said that as a wedding present he would pay the choir to sing at the marriage. Her daughter told me, the wedding with the choir singing, was one of her mother's most cherished memories. The cost of the present can only be appreciated when we remember that Neale's income in 1919 from endowment and fees came to a good deal less than £200 a year. Such acts explain the Baptistry inscription which calls him "a friend of his people". How he would have revelled in our Octocentenary celebrations! As an old Charltonian once said "He made it all so joyful". And it was Neale who put up the board with the extract from the Cirencester Cartulary, still on the wall near the south door.

We celebrated the end of the black-out by the first Christmas Midnight Mass in 1945.

From Robert Deakin's 25 years at St Marys have come the Paschal Candle and Ceremony of New Light (1948), the Christmas Crib and Easter Garden (which he liked to arrange himself); from David Yerburch the Advent Carol service in a candle-lit church and the Imposition of Ashes on Ash Wednesday. Since the arrival of Graham Bryant, the censors (bought by Neale for a pageant) have actually been used at Christmas Mass; and the exchange of the Peace, tentatively suggested before, has become a habit.

All these are now so much a part of our church life and our Christian Year that we should feel very bereft without them. So, step by step, traditions have been built up. Yet now, practices which would once have been newsworthy are so normal as to be taken for granted. Which is why Charlton people no longer think of St Mary's as specially 'Anglo-Catholic' - it's just ordinary, one might even say 'middle of the road'.

M. Paget

(13) OUR 750TH CELEBRATION, 6-13 OCTOBER 1940

For this occasion, the Choir was put into blue cassocks and ruffs, instead of black cassocks and Eton collars. The group includes Bishop Headlam, our curate J. Linder (Michael Hollis our Vicar was serving as Chaplain to the Forces), Canon La Touche (retired, living at Bafford House, who helped us a great deal), the Churchwardens Fry and Freegard with their staves of office.

Photograph from Annie Hopkins' collection.



(14) ROBERT DEAKIN IN 1947

Vicar 1947-1973.

Bishop of Tewkesbury 1973-1985

(photograph from Annie Hopkins' collection)



THE REV. T. C. J. R. H. DEAKIN, Vicar of Holy Trinity, Drybrook, Forest of Dean, who has been appointed to succeed the Rev. W. T. Wardle as Vicar of St. Mary's, Charlton Kings. Mr. Wardle is to be installed as a Residentiary Canon of Gloucester Cathedral on December 10.

(15) MINISTERS AT ST MARY'S - ADDITIONAL NOTES TO LIST IN BULLETIN 16

Since the list of Ministers and Incumbents was published in 1986, some extra names have been found and some corrections need to be made. So please amend Bulletin 16 pp 46-54. It seems appropriate that we should publish an amended list in 1990, when St Mary's celebrates its Octocentenary.

Note that before 1834, none of our clergy were incumbents; the terms "curate" (having cure of souls) and "Minister" were used alternately.

Page 46 1580 Add William Beste "curate". His daughter Anne was baptised 18 May 1580.

1621/2 Edward Wells, Minister, left Charlton. Buried here 16 December 1641.

Page 47 c.1630-1646 The rule against pluralities and married clergy did not apply to anyone appointed before 1637 (when Hick's agreement with Jesus College began to operate) or to assistant clergy. Richard Murrell MA was in Charlton by 1630 (not 1633). He had 3 children baptised here, Sarah 11 July 1630, Anna 27 December 1631, and John 14 May 1633; and must then have been living in the parish. Later he accepted Prestbury as well and employed a deputy here.

Possible assistant curates:- John Stubb clerk - his daughter Hanah baptised 15 July 1638; John Marston "minister" c.1641-1643/4. His son Richard was baptised 1 March 1641/2 and buried 6 March 1642/3. Marston and his wife were buried together 12 January 1643/4. I now think it more probable that Marston was assistant to Murrell than to Dr English.

(Robert Manesell clerk had a son Robert baptised here on 17 September 1643, but this may have been because Mansell was born in Charlton himself).

Page 48 1651 We now know from Hockaday that Humphrey Randall was Preaching Minister at Leckhampton from June 1650 to 1654. So he could be asked to baptise a Charlton child when our minister was an Anabaptist.

1657 Add John Cooper, Minister. His son John was born 16 June 1657.

- 1662 Thomas Harrison ejected (not 1622).

All Ministers obliged to be celebate 1662-1834. They were appointed for six years only but could be reappointed.

1662-3 Robert Mansell was accepted by Sir Henry Capell 14 June 1662 (GRO D 2957/72/5) but did not subscribe till 19 October 1663.

1676-c.1683 William Wynne

Page 49 1699 Add William Goodwin

1700 Add William Stansbye

1701 BT only signed by churchwardens - a vacancy?

1702-4 Add David Gwynn

1706 No signatures. A gap here till 1707

1707-11 David Gwynn still here (he must have been reappointed after six years, and he was licensed again 31 January 1710/11).

1712-13 Add Morgan Leyson

1713 Add Joseph Charles; 1714 BTs unsigned

1715-19 Correct entry for Morgan Leyson; 1720 BTs unsigned

1721-3 Add Roger Mostyn

1724-7 Add William Charles

1727 A marriage on 5 September 1727 was solemnized by Mr Edward the Minister of Cheltenham which suggests a vacancy at Charlton.

c.1728-9 Add Walter Ballinger, buried here 3 October 1729

1729-30 Add Edward Puleston

1731 Add Jukes Edgerton

John Longford clerk, whose children were baptised here 1730-33 was not our Minister; he may be John son of Samuel Longford of Foscott co Glos, gentleman, at Queen's College 1706-12, Vicar of Hanmer co Flint 1729-1765, who had no known connection with Jesus College.

1732-8 Add Georges Stokes; 1739 BTs unsigned

1740-6 Correct entry for John Edwards, here in the year before he subscribed and remaining in Charlton for his 6 years.

1746-8 Correct entry for John Jones

1748 Add Francis Dunn

1749 Add William Maurice

Page 50 c.1750-1 Add Thomas Clements. Living vacant by his death when his successor was appointed (GDR 282a p 139)

1751-4 Robert Roberts left a year earlier than supposed; five marriages in 1754-5 were taken by Thomas Morgan curate of Cheltenham.

1755-1759 Add John Chapone, who signed the marriage register as "curate" from October 1755 to April 1759. He had been at Badgeworth 1746-1755 and he was buried there in 1759, which led Hockaday to assume he had remained at Badgeworth continuously. Not in Foster. Chapone's years in Charlton explain the advance notice of sale of his two Charlton messuages (Gloucester Journal 25 December 1759). Delaying the sale for six months till 27 May 1760 allowed his executors to offer vacant possession.

1759-1760 Add William Chester. Son of William Chester of Cheltenham, of Queen's College pleb., matriculated 30 May 1753 aged 18, BA 1757. Signed Charlton marriage register as curate October 1759 to January 1760. He must have remained in the neighbourhood, for he took marriages (but not as curate) in 1764 and 1766. See note below.

1761-1764 Add John Jones. Signs marriage register as curate from March 1761 to February 1764. May be son of John Jones of Kemes (ie Cemmaes) co Mont clerk. Of Jesus College, matriculated 27 March 1751 aged 17, BA 1755, MA 4 May 1764.

1764-1766 Add John Chester. Signs marriage register as curate October 1764 to December 1766. Brother of William Chester. Of Queen's College matriculated 14 October 1747, aged 16, BA 1751, MA 1760.

Both the Chester brothers may have had some connection with Jesus College after graduation but the College has no records. Charlton would have attracted them, since they came from Cheltenham. John Chester, Vicar of Brockworth, took one marriage here in March 1780.

1767-8 Add Anthony Freeman. Signs marriage register as curate June 1767 to April 1768. Vacancy said to have been caused by his death.

1769-1782 Correct dates for John Weekes Bedwell. Signs marriage register as curate October 1769 to October 1782.

1783-1797 Correct dates for John de la Bere. Signs marriage register as curate May 1783 to January 1797. If he were John de la Bere, son of William de la Bere of Prestbury esq, of Trinity College, matriculated 26 May 1750 aged 16, BA 1754, MA 1756, he would have come here at the advanced age of 51, whereas most of our ministers were young men between their first and second degrees. On the other hand, the locality might have attracted him.

1797-1801 Correct entry for Edward Morgan. He came as curate June 1797 and in spite of his letter (Jesus College archives) announcing his intention to resign at Ladyday 1799, he was still taking marriages here till 5 February 1801.

Page 51 1802-May 1813 Correct entry for Benjamin Caple Heming (see Bulletin 20 pp 39-40). He signs the marriage register from July 1802 to May 1813 - ill health did not prevent him taking weddings for which he got a fee! He gave the parish a plate in 1807 (see page 4) - was this an inducement to the churchwardens to overlook his shortcomings? Heming left Charlton to go to Rotherfield Greys co Oxon, but was brought back to Charlton to be buried on 30 October 1816. His tombstone is by the Church Street railings.

1813-1815 Correct entry for Walter Rice Morgan Williams, who signs the marriage register from June 1813, though he did not subscribe till May 1814.

M. Paget
R. Ash

2. CHARLTON KINGS CELEBRATES, 1902

This copy of the programme of celebrations for the coronation of Edward VII (postponed from 26 June to 9 August because of the king's sudden appendicitis) was preserved by Miss Emily Statham. It now belongs to her nephew Mr Loud and the copy has been made for us by Mr. L. Bond.

The events took place in a field off Ryeworth Road, then part of Greenway Farm, now site of Marymeade and other houses. See Bulletin 6 p.31.



COMMITTEE


Rev. T. HODSON	Mr. J. BURROWS	Mr. R. MILLS
Rev. DENWOOD HARRISON	„ A. CLEEVELEY	„ G. MUSGROVE
Rev. F. W. PARKINSON	„ W. H. FRY	„ W. PRICE
General SMITH	„ F. J. FRY	„ F. J. PEACKY
Mr. E. ALTWOOD	„ C. E. GARR	„ H. J. PRATT
„ J. W. BATE	„ C. E. GRUNDY	„ G. ROGERSON
„ R. G. BARNETT	„ H. J. HARMAN	„ G. SIMS
„ G. BRIDGES	„ W. H. HICKS	„ H. THORNE
„ E. BETTERIDGE	„ W. S. HARRIS	„ C. W. TOWNSEND
„ G. E. BOND	„ C. JESSOP	„ J. VILLAR
„ W. H. BRASHER	„ G. MITCHELL	„ — WALTERS
„ J. W. BREWER	„ F. MARTIN	„ T. B. WOODARD
„ S. H. BROOKES	„ A. MITCHELL	„ C. WITCHELL


* * *


ROSETTES: * Dinner, Red. * Tea, Blue * Sports, White.
 General, Red, White and Blue


* Are also Members of the General Committee.

The Parish Church bells were to be rung 6-7 and 10-11 am; 1-2 and 3-4 pm and the Choir were to sing from the tower at 7 am.

	<h2 style="margin: 0;">SPORTS</h2>	PROGRAMME, 6 p.m.
	<p> Hon. Sec.: Mr. F. J. PRACEY. JUDGES: Mr. G. HUYTONS Mr. F. R. FRANKLIN Referee: Mr. R. G. BARNETT. STARTERS: Mr. F. J. PRACEY Mr. A. MITCHELL. </p>	<p> 100 yards FLAT RACE for Boys under 8 years of age POTAYOE RACE for Boys under 10 OBSTACLE RACE for Boys under 12 Ditto ditto ditto 15 HALF-MILE ditto ditto 18 ONE MILE RACE, open to all Residents of Charlton Kings SACK RACE for Men over 20 250 yards RACE for Men over 40 250 yards WALKING COMPETITION for Men over 50 440 yards HURDLE RACE, open to all Residents of C.K. EXTRA RACE-100 yards for Girls under 7 100 yards FLAT RACE for Girls under 10 EGG and SPOON RACE ditto 12 THREAD-THE-NEEDLE ditto 15 PERAMOUATOR RACE for Married Women TUG OF WAR (Teams of Six), from Cudnall, Rycworth, East End, and Centre of Village CLIMBING THE GREASY POLE </p>

<h2 style="margin: 0;">GENERAL PROGRAMME.</h2>	
<p> 7 A.M.—The Church Choir on the Tower. <small>Parishioners are invited to join in the Singing.</small> 11 A.M.—Services in the various Places of Worship in the Parish. 12 A.M.—Band in Mr. Mitchell's Grounds. 1 NOON—Old People's Dinner in Large Tent in Mr. Mitchell's Grounds. 1-15 P.M.—Judging of Decorated Waggons in the RECREATION GROUNDS. <small>(Kindly lent for the use of Infants by Farmers of the Parish.)</small> 1-30 P.M.—Assembly of Children in RECREATION GROUNDS. 2 P.M.—Start of Procession of Children. 3 P.M.—Welcome of Soldiers Returned from the Front. 4 P.M.—Children's Tea. 6 P.M.—Sports. 8 P.M.—Dancing. 10 P.M.—Assembly of Company, who will join in Singing "Auld Lang Syne" and "God Save the King" <small>Accompanied by the Band.</small> </p>	


AT 4 P.M.,
<h2 style="margin: 0;">TEA FOR CHILDREN</h2>
INCLUDING
<p style="font-style: italic;"> All Children residing in Charlton Kings, or attending any School in Charlton, between the ages of 3 or 15, with their Teachers. </p>
<p> <small>Before commencing Tea the Children will sing "God Save the King," accompanied by the Band.</small> </p>




"Long Live King Edward the Seventh."

PARISH OF CHARLTON KINGS

At a Public Meeting held in the Vestry Hall, on March 21st, 1902, it was Resolved: "That Thursday, the 26th day of June, be celebrated by the Parish as a day of Thanksgiving and Rejoicing on the occasion of the Coronation of His Majesty King Edward VII. and a Committee was elected for the purpose of carrying out the necessary details."

"AND DO YOU NOW PUT ON YOUR BEST ATTIRE AND DO YOU NOW CALL OUT A HOLIDAY."



EDWARD THE SEVENTH,

By the Grace of God of the United Kingdom of Great Britain and Ireland, and of the British Dominions beyond the Seas, King, Defender of the Faith, and Emperor of India.

Born November 9th, 1841.	Married at St. George's Chapel, Windsor, March 10th, 1863.
Ascended the Throne, Jan. 22, 1901.	Proclaimed King, Jan. 24, 1901.
Crowned King, June 26, 1902.	

ALEXANDRA CAROLINE MARIA CHARLOTTE LOUISA JULIA
Elders Daughter of the King of Denmark,
 Born Dec. 1st, 1844.
 Crowned Queen Consort, June 26th, 1902.


HELTENHAM RIFLE BAND.

TIMES FOR PLAYING.

12-30	11	1-30	OLD PEOPLE'S DINNER.
1-45	"	2-20	CHILDREN'S PROCESSION.
2-20	"	3-15	Interval.
3-15	"	5	BAND in Field.
5	"	5-30	Interval.
5-30	"	7	BAND in Field.
7	"	7-30	Interval.
7-30	"	8	BAND in Field.
9	"	9-15	Interval.
9-15	"	10-30	DANCING.
10 o'clock	"		"Auld Lang Syne"
"	"		"God Save the King."



The next two pages printed the words of the Old Hundredth and the National Anthem (People had to accustom themselves to "our gracious King" instead of Queen!)

3. LAST STORIES

(1) WELLS

Until the 1940s, most of Charlton Kings depended on wells for water.

During the Second War, water from a well used by four houses in Church Street was condemned, and Cleveleys had the job of putting in mains water and moving the privies from the top of the gardens. No copper piping could be got so the Council told us to use galvanized iron, on the understanding that as soon as copper became available again, that piping should be replaced. When the old privies were taken down and their pipes dug up, the men found that the sewer from them ran right across the top of the well and had been leaking - that was what had contaminated the water!

Charlton wells were not deep, some as little as 12 foot, most 20 to 24 feet (because the water came up from the clay below the bed of sand). The older ones were bottle wells, later ones straight-sided - which economized on brick and meant that the well cover could be smaller.

I liked going down wells when their pumps had to be repaired, though Father didn't like it. "That's not your job!". To get down, you lowered a ladder, narrow end first, till it hung just above the water, and secured it by a putlog, a piece of timber about six foot long run through the rungs and fastened by a wire. As soon as you began to descend, the ladder started to swing from side to side like a pendulum! Someone worked the pump and you listened for the hiss which told of a puncture and air in the pipe. This was invariably in the side against the walls. The pump pipe was secured to oak blocks let into the sides of the well - you had to release it and pull it forward to get at the puncture to patch it.

None of the Charlton wells was deep enough for you to see the stars - But the temperature in them was always constant, deliciously cool on a hot day and quite warm on a cold winter's day.

(2) A REMARKABLE TABLE

In a house in Charlton Kings there's a table made by my father Albert Cleveley, a perfectly plain oak table, but it has a history. It was made out of the sound part of an oak beam that came out of the church when they were re-hanging the bells, and the wood was so hard, my father had a job to cut it - he very nearly gave it up!

(3) CHARLTON HOUSES WE WORKED ON

When Mrs Craigie-Halkett lived at Bridge House, there was a lovely plaster cornice round the rooms which we used to decorate for her, picking out the bunches of grapes in colour. But while we were actually working on it, the lorries passing (when there wasn't half so much traffic) would bring down bits, and the house shook - it's unlikely that any of it can have survived. That house was damp because it was below ground level and over the river - perhaps it was built about 1800 or could be even 1790.

A lot of Charlton houses had rafters which were branches with the bark on, and all sizes. Probably this was because the houses had originally been thatched when the unevenness wouldn't matter. But by the time Father and I dealt with them they were all wavy with the weight of the stone tiles. The timbers were elm mostly.

When we stripped the plaster off the Ancient Messuage in Cudnall, some of the timbers could be pulled out by hand, they were so rotten. That was long before the building was demolished.

We converted No 45 Little Herberts from two cottages into one for Mr Adams. He wasn't a local man but his wife was a Charlton girl.

At Hawthorns (or King's House) we did alterations for Mr Careless in 1939 and put up the greenhouse for him - a brick base and metal frame. Father cut away part of the hedge to make a way for Mrs Careless to go out by Hawthorn Villa because she was nearly blind, and that's now the main way to the house!

There was a very big thunderstorm in 1918 when rain ran through Tantys Cottage from back to front and the Chelt was up over the footbridge. Old people said it was the result of the gunfire!

E. Cleveley

4. WILLIAM ROBINS THE MALTSTER AND HIS SONS

Since Bulletin 2 was published, more information about the Moorend beedle messuage (where Thomas Robins the artist was born) and a good deal more about the Robins family generally has been found. This is important because it helps to fill in the artist's background. Thomas Robins the elder is now recognised as an important roccoco artist and a designer of gardens and garden buildings in many parts of the country during the mid 18th century.

The researches of Mr John Anthony Robins have shown that although the Robins family were of Gloucestershire stock, William the maltster (father of Thomas) and his sister, Ann, who both settled in Charlton Kings, were born Londoners. They were two of the six children of Thomas Robins and Ann his wife.

Ann was the third child, baptised at St Sepulchre's on 13 August 1670, and William the fifth child, baptised there on 3 December 1676.

Information I have found since 1982 amends slightly and to some extent fills in the family tree, Fig 1 opposite page 1, of The Robins Family of Gloucestershire and London J.A. Robins (1982). It corrects some speculations made in Bulletin 2 and a slip about the age of Thomas the artist on page 190 of the original printing of A History of Charlton Kings

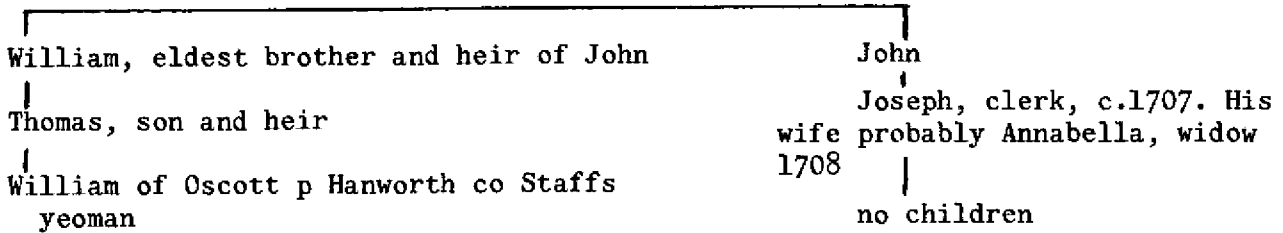
By 1699, if not before, William Robins aged 23 was back in Gloucestershire. He married Sarah Holder at Cheltenham parish church on 5 November 1699. We do not know where the couple lived for the first ten years of their married life, but presumably it was Cheltenham, where another branch of the family established a carrier's business. Nor do we know what William did for a living, though we may guess that he worked in a malthouse and so was qualified to take over the running of the malthouse in Moorend when a chance occurred.

(1) THE MOOREND BEEDLE MESSUAGE AND WILLIAM ROBINS THE MALTSTER

We cannot take the history of this property back further than the early 18th century because the Ashley manor court books before 1742 are missing and only some of the preliminary papers survive. Nothing so far explains why Ashley (and no other manor we know of) had beedle messuages.

On 31 January 1707/8 (Ashley papers GRO D 109/13/19) William Walker of Oscott in Staffordshire claimed the beedle messuage as heir at law of Joseph Walker clerk deceased.

WALKER



None of these persons had any Charlton links I can discover; no Walkers appear in parish Registers I or II. They may have acquired the beedle messuage simply as an investment because malhuses were profitable.

The property is described as two messuages or tenements with outhouses, "called a beedle messuage", in the tithing of Ashley. (Every other house in the Bafford area belonged to the tithing of Bafford). It was bounded by a close of Samuel Whithorne N, land now or late of Thomas Pates W, and lanes S. and E.

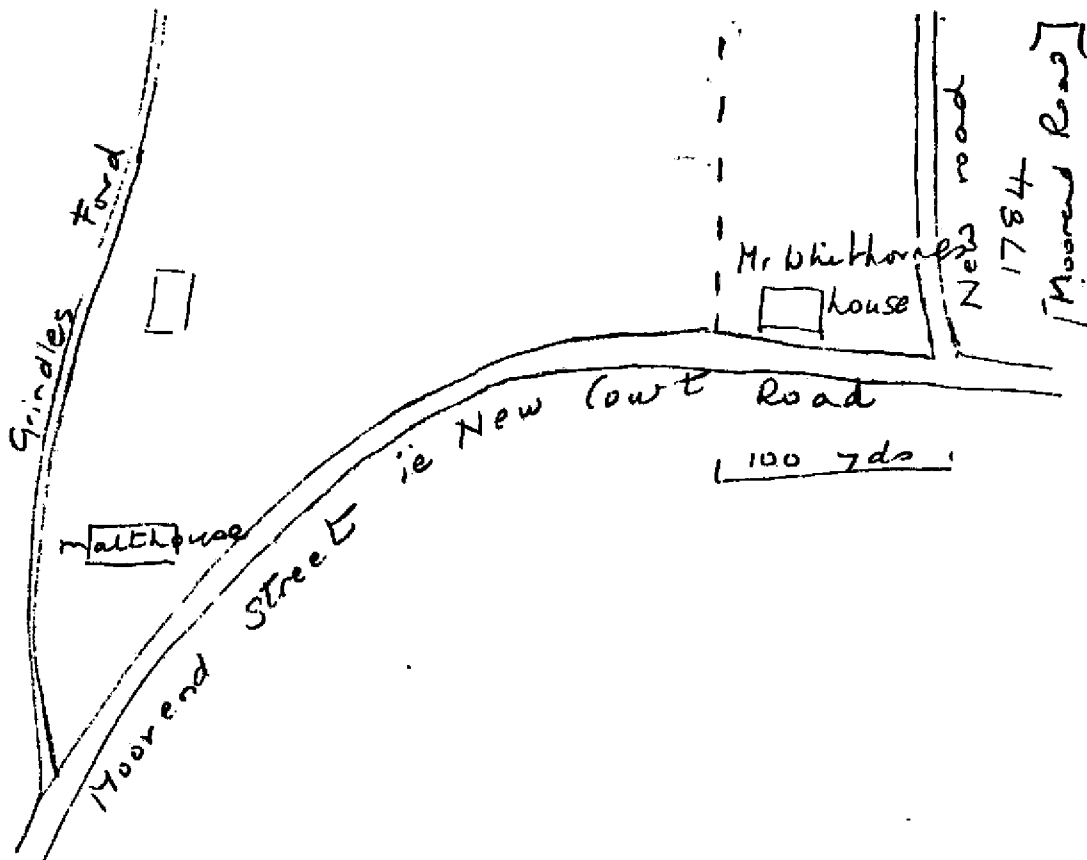
Samuel Whithorne lived at Moorend House opposite New Court. The last fragment of a house there (though what survived did not date back to 1708) was demolished in 1979-80 to be the site of new houses at Pine Trees. Thomas Pates' land refers to the site of Bafford House and the new houses called Charlton Close But what clinches the identification of the beedle messuage site with the Laundry site is the reference to lanes on east and south. On the east was Moorend Street (New Court Road). On the south was a muddy bridle road called Grindles Ford, due to be closed by Quarter Sessions in 1784. Before that it provided a short cut from Moorend Street (and so from Upend Street too) across the Lilleybrook or Forden Brook to the junction of Greenhills Road with Sandy Lane. The present Moorend Road was the 1784 substitute.

So in Bulletin 2, map on page 10, I was right to equate the beedle messuage with the 1784 malthouse shown on the closure plan (GRO Q/SR h 1784 c/1), but wrong to suggest that the line of New Court Road has ever been altered. There was a bye-pass road east of New Court but that was closed c.1826-7, while the old road survived. (See Bulletin 9, p.23). And I was wrong to put Samuel Whithorne's house on the east side of that road instead of the west.

Against the rest of that paper, I can write STET. If I repeat some of the facts, it is because Bulletin 2 is out of print and not available to newer members.

The 1708 entry says there were two messuages and in fact the Moorend beedle meese seems to have been one of those houses, not uncommon in Charlton Kings, which were normally divided, part being occupied by a couple and part by the parents, a married son, or just a tenant.

On 2 February 1707/8 William Walker surrendered his claim to use of William Tanty (GRO D 108/13/19). This explains why on 8 July 1708, William Tanty and his wife Anne are found surrendering the beedle messuage to use of Annabella Walker widow, presumably Joseph's widow, who would have a claim to one third for her life by manorial custom under the 1625 Act and may well have had a right to the whole under a settlement or under her late husband's will (GRO D 109/13/29). On 2 March 1708/9, Annabella surrendered to use of James Etheridge and William Barrett (GRO D 109/13/40) and on 10 May 1709 these trustees surrendered (for some reason at the expense of Edward Michell, lord of the manor) to William Robins for life, after to Sarah his wife and her heirs by William, in default to Samuel Cooper (the lawyer) and John



Sturmy on trusts to uses of her will (GRO D 109/13/41). Why there should have been such a complicated transaction to effect what was really a simple conveyance is something we can't know without seeing the Walker family papers. But legal red tape was very common!

The following year, 14 July 1710, James Etheridge and William Barrett, again at the expense of the lord of the manor, also surrendered to use of William Robins for life, Sarah his wife for life, and afterwards his heirs and assigns, a close of meadow or pasture called Grindles Breach, with land of Linnett Pates on east and north and land of Richard Brereton gentleman, late of Hester Brereton widow deceased, on south and west. The heriot was 8s 8d, so it was a sizeable meadow. This close had been bought with William Robins' own money; and after the life interests of himself and his wife, he could dispose of it as he pleased. The beedle message, on the other hand, had been bought with her money.

There was a settlement on the marriage of William Robins and Sarah Holder; her brothers Francis and John Holder would have seen to that because she had a good portion. The settlement empowered her to leave the property by will if she died childless, leaving William only his life interest. So in her will dated 8 August 1712 (GRO, found between D 109/13/C 26 and 27), Sarah left the message to her niece Margaret daughter of brother Francis.

Sarah Robins was buried on 15 August 1712 and William re-married very shortly afterwards. On 25 April 1718, Sarah's trustees surrendered the beedle message to use of Margaret Holder spinster; and on 4 July 1718 she surrendered to use of William Robins and Anne his wife for their lives and after to use of William's right heirs. He paid Margaret £42 for this. (GRO D 109/13/C23, 26).

William and his second wife had seven children, Richard (1713/14), Thomas the artist (1715/16), William (1718), John (1721), Henry (1724), Anne (1727) and Priscilla (1731). See Bulletin 2 pp 3-7). All these children grew up except Priscilla, who was buried at Charlton on 9 May 1736.

Richard as eldest son would expect to inherit the beedle messuage and malthouse from his father. He was presumably trained to be a maltster. Thomas was, we think, apprenticed to Jacob Portrat the local fan painter and was treated by him almost as a son (see Bulletin 8 pp 57-9). But there were still three boys to be set up in life, as well as one girl. Of the boys, William became a carpenter, John a blacksmith, and Henry a wheelwright.

William Robins the elder served his turn as overseer of the poor for the parish in 1730, but did not fill the rather more influential post of churchwarden.

(2) THOMAS'S PORTION

Thomas as the second son was the first of the younger children to receive his portion of the family inheritance from his father. On 14 July 1746 (GRO D 109/1) the close called Grindles Breach was surrendered by William Robins maltster, in consideration of £90 paid by his son Thomas and William's own wife Anne. Thomas was then 25 (please correct slip as to his age on p.190 of A History of Charlton Kings) and had married Margaret, daughter of John Holder and his wife Mary nee Rawlings, at Boddington on 15 June 1735. Part of this £90 was presumably his wife's dower, but part must have been a gift from his mother, some money over which she had sole control, even though femme covert in the eye of the law.

Thomas must then have agreed to relinquish any claim he might ever have to the beedle messuage and have passed his rights on to his brother William.

Thomas's wife Margaret (Holder) inherited from her aunt Frances Rawlings two ridges of land on Cudnall Bank (GRO D 109/19/C 66); and in 1750 Thomas bought himself a home at the bottom of Cudnall Street near the watersplash. (GRO D 109/1).

(3) WILLIAM'S PORTION

William's turn to receive something from his father came in 1749.

There was a house in Horsefair Street, almost certainly the property we know as Ashley Place (the present Nos 70 and 72, plus the small Cavour Cottage, at the north end of the range, which was pulled down in 1922; but without the present extension at the south east end which was once a stable). This house, consisting of a hall and parlour, was held by Robert Green who on 27 October 1685 surrendered his dwellinghouse, garden, and backside to use of his daughter Mary and heirs of her body, in default to his daughter Sarah. (See GRO D 855 M 14 p 210).

Mary married Cole or Colle Hall on 26 September 1687 and bore a son Robert baptised on 21 September 1690. Sarah married after her sister but not in Charlton. Her husband was James Cleveley, a man in his 60s. They had no children.

Robert Green was buried 9 February 1708/9 and the Horsefair Street house was divided between the sisters, Mary's share being the southern half. The heriot on each was the same, 7½d. Mary, wife of Cole Hall, was buried on 4 October 1725 and on 22 October of that year Robert as her son and heir claimed her share of the house and also the other half as eventual

ROBINS

Thomas m Ann

ANN bp 13 Aug 1670
m (1) James Gardner 17 July 1692
(2) Thomas Gardner
bur 3 July 1720
Ann bur 13 July 1750

WILLIAM, maltster
bp 3 Dec 1676
d by 1762

m (1) at Cheltenham
5 Nov 1669
Sarah bur 15 Aug 1712
(2) 1713 ANNE
bur 1 July 1747

SARAH
FRANCIS
MARGARET
b 4 Aug 1715
m THOMAS ROBINS

HOLDER

RICHARD e.s. bp
1 March 1713/14
later of Deerhurst
m ELIZABETH
Ann bp 26 July 1743
Elizabeth bp 8 June
1746
William bp 8 Sept
1752
Thomas bp 25 June
1755

THOMAS (artist)
bp 3 Feb 1715/16
d at Bath 1770
m MARGARET
HOLDER at
Boddington 15
June 1735
Mary bp 14
Mch 1735/6
m Bartley
Wilson 25
Mch 1755
he was bur
17 Apr 1770
Mary Wilson
wo bur 14
May 1799

WILLIAM (carpenter)
bp 23 July 1718; later
of Cheltenham;
m Jane
bur 15 Mch 1792

JOHN (blacksmith)
bp 7 Jan 1720/1;
later of Tredington
m(1) Margaret
Bockland
Thomas bp 3 Ap
1740

HENRY
(wheeler)
bp 12 June
1724
bur 22 June
1802

ANN
bp 9 June
1727
m 1744
Thomas
Higgs
of C'ham
tallow
chandler
John
Higgs
gent

(2) Margaret
Bryan 1743
William bp 5 Oct
1744
John bp 11 Dec
1747
d infant

m Elizabeth
Hobbs 11 Feb
1749; she d
7 June 1802
Sarah bp 26
July 1768
? m Richard
Ashmead of CK
24 Oct 1782

PRISCILLA
bp 26 May
1731
bur 9 May
1736

Mary bp 26 Mch
1757
bur 27 Ap
1777
From William
descends Gordon
Robins of Utah

John bp 10 Oct
1748
Grace bp 10 Mch
1752
James bp 12 Jan
1753

Henry e.s.
bp 4 June
1753
m 25 July
1776 at St
Marylebone
ANN MARLESS
He d Covent
Garden 15 Aug
1821

ANN
bp 9 June
1727
m 1744
Thomas
Higgs
of C'ham
tallow
chandler
John
Higgs
gent

Ann bp 4 Ap 1743
bur sp 5 Mch 1774

Priscilla
bp 10 May 1745
Thomas (artist)
bp 18 Ap 1748

descendants
including
J.A. Robins

1771 m at Bath Ann
Willings d at Bath
26 Ap 1806

heir to his aunt Sarah Cleveley. Actual possession was postponed till after the deaths of his father, his aunt, and her husband. (GRO D 855 M 14 p 210).

Sarah wife of James Cleveley was buried on 24 April 1730 and James on 1 October 1734.

Cole Hall was not buried till 11 January 1739/40. But in 1735 Robert Hall surrendered his mother's half of the house to Thomas Sly of Cheltenham currier for £10 (GRO D 855 M 14 pp 375-6). A year later Sly and his wife Rose surrendered this dwelling to use of William Robins of Charlton Kings maltster, who paid £9.9.0 for it (GRO D 855 M 14 p 392).

That was the half house which on 29 July 1749 William Robins senior surrendered to use of his son William Robins the younger, as his portion. It was then occupied by Widow Jackson (GRO D 855 M 15 p 177).

The other half of the house may still have been occupied by Robert Hall who obtained possession of it in 1734. On 14 July 1732 he had married Elizabeth Newman and needed a home. Robert was buried 21 February 1748/7.

By the time William Robins the younger got this property from his father, he was a married man with two children. Three other children were to follow shortly. The little half-house was not big enough for the growing family. So on 29 April 1755 William Robins the younger of Charlton Kings carpenter and Jane his wife surrendered it to use of Thomas Higgs of Cheltenham tallow-chandler (GRO D 855 M 15 pp 387-8). Higgs was in fact William's brother-in-law (see page 34) and this was part of a family arrangement. William Robins the elder was now 79; and William the younger seems to have moved into one half of the beedle messuage with him. Brother Richard and his family were living in the other half.

Earlier that year, on 28 February 1755, William the son had joined with his father and his eldest brother Richard in a mortgage of the beedle messuage at Moorend to Thomas Yatman of Cheltenham for £40. The surrender to his use was made privately before Richard Goodrich and Thomas Gardner, so it was not entered in the court book till 8 October 1763, after the father's death. As Richard was the customary heir under the 1625 Act, his concurrence in the mortgage was necessary. But his main interests were outside this parish, at Deerhurst, and from 1755 he plays no further part in the story of the beedle messuage at Moorend. Like Thomas, he transferred his rights to brother William.

This may have seemed at the time to have been to William's advantage, giving him a much bigger share in the family property. But it was, in fact, a foolish move. William was a carpenter, not a maltster. He must have left the malting business to an employee or tenant, while at the same time he made himself liable for the principal and interest on that mortgage and for any other debts his father owed.

William Robins the maltster did not die in Charlton Kings. He may have gone to spend his last days with Richard. But he was dead by 23 April 1762, when a surrender made in 1755 before "William Robins" was presented by him in court, without any qualification of "younger" or "carpenter". (GRO D 855 M 15 p 529).

William the carpenter and his wife Jane saw trouble coming in 1768 when on 22 June they surrendered their interest in the beedle messuage to the use of the fifth brother Henry, a wheeler or wheelwright of Charlton Kings. Henry had moved into part of the house. By this exercise in asset stripping on the part of William and Jane, the family inheritance was snatched from their creditors. (GRO D 109/1).

For "William Robins of Charlton Kings" was to find himself later that year in Gloucester Castle as a prisoner for debt; and on 15 May 1769 gave notice in the Gloucester Journal that he, with others, was "determined to take the Benefit of the Insolvent Act". (I am grateful to Dr Rufford for giving me this reference).

(4) HENRY ROBINS, WHEELWRIGHT OR CARPENTER

By 1777 the debt on the beedle messuage had risen to £115, and when the mortgage was assigned to Benjamin Wood of Winchcombe mercer, the equity of redemption belonged solely to Henry Robins of Charlton Kings, described as a carpenter. The house was occupied by Richard Haines, perhaps a baker, and Mark George, a blacksmith. The debt was not finally cleared till 13 April 1787, when (to guard against any possible claims) William Robins of Cheltenham carpenter, Thomas Yatman, and Benjamin Wood's grand-daughter all joined to surrender the Moorend messuage, now occupied by Henry Robins and Sarah Bradshaw, to use of Henry Robins and his wife for their lives, and after to use of the heirs of Henry's body or his right heirs.

Thus after Henry's death in 1802, his eldest son Henry Robins of St Paul's, Covent Garden, auctioneer, claimed on 13 April 1803 and on 1 November 1805 surrendered to use of John Whithorne of Charlton Kings esq, his heirs and assigns.

(5) THE BEEDLE MESSUAGE AFTER THE ROBINS FAMILY

From John Whithorne, the messuage passed with the rest of his property to his daughter Elizabeth Lovesy and her surviving son Conway Whithorne Lovesy. Their tenant at Moorend was Charles Turk maltster, who in 1832 claimed a vote in the new register of electors as occupier of a malthouse and land. Turk really owned or rented several properties and the actual occupier at Moorend was a Mrs Harker.

About this time, the old beedle messuage was totally rebuilt. The oldest part of the present Laundry building could be early 19th century. The new house stands slightly nearer Moorend Street, presumably because the old building was not demolished till the new had been completed in front of it.

In 1833 the Lovesys sold the 14 acres of land which had gone with the beedle messuage, but they retained the house (GRO D 109/2). Under Conway Whithorne Lovesy's will of 3 February 1838 (Ashley manor will book I no 40) this and some other property passed to his daughter Georgiana and we are told that Turk's rent was then £70 p.a.. The 1858 rate book shows him still occupying a house, malthouse, and premises in "Malthouse Lane" - the old name "Moorend Street" had already gone and we have a fore-runner of the modern by-name "Laundry Lane". Turk was tenant of (Mrs) Georgiana Charlotte Eykyn (nee Lovesy). In the same year by his will, Charles Turk left his stock in trade to his two sons William and Charles equally (Ashley Will Book II p 129). But he had to forgive his sons debts owed to him, and there are other indications that trouble loomed ahead for them. No one claimed a vote in respect of the Moorend malthouse in 1862.

By 1879 the Diamond Sanitary Laundry was established in its place, with Richard Pye as Manager (Directory).

5. MRS ANN GARDNER OF BREVELS HAYE: AND ANN GARDNER THE BENEVOLENT AUNT

(1) The second and complementary part of this story relates to William Robins the maltster's sister Ann (born 1670).

On 17 July 1692 (according to the family tree) Ann Robins aged 22 married James Gardner at St Mary's, Marylebone. They had a child Ann, baptised at St Mary's Whitechapel, Stepney, on 12 October 1699; this child seems to have died young, and Ann left a widow shortly afterwards. It seems that she came to Cheltenham to live with her brother William and that she remarried, keeping the same name.

The story is complicated because after two centuries in which not a single Gardner entry occurs in the registers, we find two Ann Gardners in Charlton. One, however, we can dismiss, the Ann Pace of Cheltenham who on 21 October 1710 at Charlton married James Gardner of Bishop's Cleeve tailor. They bought from John Prinn junior and his wife "all that yard and garden in Churchend formerly in occupation of James Welch" which had Cole Hall's house to north and west (that house of which William Robins was to buy the southern half in 1756). But though James and Ann had two children baptised here, they are said in the register to be "of Bishop's Cleeve"; and Ann Pace was certainly not sister to William Robins the maltster.

Then we meet another couple, Thomas Gardner and his wife Ann. Can she be William's sister? Thomas and Ann bought land near Colegate farm from Thomas Moulder in 1711 (GRO D 855 M 13 p 190). Thomas Gardner of Charlton labourer paid Samuel Whithorne £4 for a close called Birchbrandhey on 9 July 1717 (GRO D 855 M 14 pp 80-1) and a year later, on 9 May 1718, acquired from him Kit Hills (previously two closes), The Mead, and Gunners Breach, Ashley manor copyhold (GRO D 109/1, entry under court held 28 May 1751).

There was a six acre close called Cowpit or Cowpit Gate, which had been settled in 1704 by John Grevile on himself for life and after on Judith his wife (GRO D 109/19/82,83). Later he changed his mind and on 22 May 1711 he and his trustees surrendered it to use of Thomas Gardner and Anne his wife for their lives, after to use of Thomas's heirs. Thomas and Anne had no children, so the heir was Thomas's nephew Thomas, son of his brother Townsend Gardner. It may be worth noticing that the younger Thomas was a maltster by trade (just like Ann's brother William).

Thomas Gardner the elder and his wife lived in the 16th century cottage called Brevels Hay or Haye, now occupied by Miss Bick. It is a scheduled house, for many of its roof timbers, revealed during re-slating, are original. A kitchen has been added on the north side and the house turned round - it was formerly approached from Church Street. The detached chimney may have been built c.1600-20 when occupiers were being urged to build chimneys as a precaution against fire and until recently the house had a bread oven. Its inclosure or Hay went down to the Hearne brook on the east and extended south to the new road misleadingly named Buckles Close.

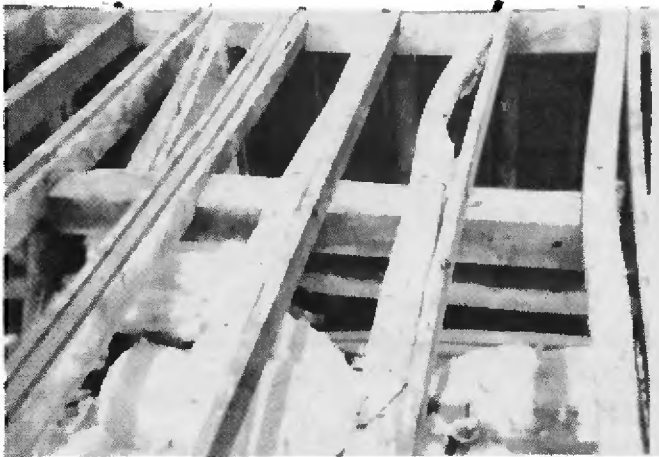
Until 1924, this house had a stone tile roof and the weight had caused the timbers to sag, so the old ones were then turned and strengthened.



Detached chimney at west end of house



Second chimney inserted at east end of the house perhaps in the 18th century.
Note turned timbers.



Worn beams turned on their sides and fastened to thinner timbers in 1924.

We don't know when Thomas and Ann Gardner moved into Brevels Haye because there are no Ashley court books for the period; but it was from this house that "Thomas Gardner of Crab End" was buried on 3 July 1720.

On 20 October 1720 Anne Gardner widow exhibited the inventory of her late husband's goods, taken by Robert Gale and Walter Buckle (GDR 1720/111).

"An Inventory of the Goods and Chattells of Thomas Gardner of Charlton Kings -----Lately dec^d made the 11th Day of July Anno Dni 1720 and prized by us Robert Gale and Walter Buckle of the same parish.

	£	s	d
Imprimis his wearing Apparrel and money in purse	5	-	-
Household goods	5	-	-
Wood cattle and other utensils	6	-	-
three acres of Beans	<u>3</u>	-	-
	19	0	0 "

Endorsed "5 Novr 1720 the probate sent by Robert the Cheltenham carrier to the deceas'ds widow".

Five pounds worth of household stuff is all one would expect to find in a small house; and 3 acres of beans suggests that he had sown his whole close with them. Land on the hills would not have been used for anything but grazing, and Thomas had had cattle there.

Thomas had settled the land called Cowpit Gate on his heirs, so on 27 June 1720 (immediately after his uncle's death) Thomas Gardner the nephew was admitted, saving the right of Anne Gardner the widow. (GRO D 109/19 C 53). She was still alive and in occupation of Cowpit Gate when on 25 March 1745 Thomas the heir surrendered that close to use of William Prinn, lord of Ashley manor, and paid him £50 in addition to have a grant of the copyhold messuage called Brevils Hay with garden, orchard, and close, the whole occupied by Ann Gardner for life (GRO D 109/1).

This was the full value of the property. But Thomas was not a son, and under the 1625 Act it was not clear how far the lord's right to claim back the copyhold might operate in such a case.

The land near Ravensgate was Anne's to do what she liked with. And this clinches our argument, for the Anne Gardner who disposed of that land used some of it as part of her generous provision for Ann, one of the younger children of William Robins the maltster; and surely only an aunt would have behaved in such a way? We do know that the Ann Gardner who provided for the Robins boys was William the maltster's sister.

One close near Ravensgate lane she sold to Thomas Bastin and his wife. (See court held 11 April 1746, GRO D 109/1).

Finally, there is a coincidence in the date of death of Ann Gardner nee Robins and Ann Gardner of Brevels Haye. Both are said to have died in 1750 but there was only one burial, that of Ann Gardner widow buried 13 July 1750. She would have been 80.

GARDNER

Thomas of Crab End buried 3 July 1720 inventory 20 Oct 1720 m Ann (probably nee Robins) bur 13 July 1750	Townsend Thomas of Crab End bur 25 Oct 1760 m Katherine, bur as widow 17 Oct 1769
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Thomas bp 25 Sept 1727 of Crab End, bur 19 July 1770 m Elizabeth or Isabell	Mary bp 20 April 1730
--	--------------------------

Thomas bp 27 Dec 1753 m (1) Hannah, bur 14 Mch 1789	Mary bp 12 Aug 1761 m Thomas Pates 8 Nov 1792 Thomas Pates bp 24 Nov 1793
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Thomas bp 5 Sept 1779 bur 27 Jul 1787	Hester bp 13 Jan 1782	William bp 29 May 1785 bur 15 June 1785	Job bp 13 Mch 1787 bur 26 May 1787
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m (2) Mary

Mary bp 15 Ap 1792	Thomas bp 25 Jan 1795 bur 1 June 1796	Ann bp - bur 1 June 1796	Elizabeth bp - bur 1 Mch 1798	Thomas bp 3 Mch 1799
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(2) ANN GARDNER'S PROVISION FOR JOHN AND HENRY ROBINS

On the site of No 92 Horsefair Street there stood till 1930 a timber-framed and thatched cottage which throughout the 17th century had belonged to a branch of the Cleveley family and in the early 18th century was held by Henry Cleveley and his wife Susannah (see Bulletin 11 pp 34,36,40-2). About 1690, when the Cheltenham court book is lost, Henry sold his kinsman James Cleveley a plot of land adjoining the old house and in front of the barn mentioned in the 1617 Survey (Bulletin 18). The families shared the well, and before 1695 James and his wife Sarah had built themselves a home on this plot.

They surrendered it on 31 October 1709 to use of John Hall, the wording of the surrender showing plainly that this was a new house, not an ancient messuage with appurtenances. James' house was the middle section of the modern "Somerset House", now the "Bottle Shop".

Thomas Hall, as son and heir of John, claimed it on 15 October 1729. Then on 8 February 1733/4, Thomas Hall and Mary his wife surrendered it to use of ANN GARDNER widow.

Later that same year, on 26 October 1734, Susannah Cleveley widow sold the old messuage next door with its garden, orchard, and backside, for £100, a remarkably high price. The purchasers were ANN GARDNER widow and her brother WILLIAM ROBINS. Having just bought one house, she could not immediately find as much as £100 for the second, though it was obviously a very desirable purchase. So part of the money came from William; and that entry specifies William as Ann's brother (GRO D 855 M 14 p 357). Susannah Cleveley had already left the area (she was presumably living with a married daughter) and the occupier in 1734 was Henry Russell.

JOHN ROBINS the fourth son of the maltster had moved to Tredington co Glos where he worked as a blacksmith. By his first wife Margaret Bockland he had a son Thomas baptised at Tredington on 3 April 1740. But by 1743 he was a widower and thinking of marrying again. So on 29 October 1743, Ann Gardner and William Robins jointly settled Churchend Meese, the old house, on themselves for life and after their deaths on John and "Margaret Bryan his intended wife"; charged, however, with payment of £45 for HENRY ROBINS the fifth son, the money to be paid within a year of the deaths of both Ann and her brother.

Thus, though the date of their inheritance was uncertain (and in fact was delayed till around 1762), both brothers would ultimately benefit.

John and Margaret benefited sooner. On the strength of their eventual reversion, they mortgaged Churchend Meese for £40 on 24 April 1751 (immediately after Ann's death) and renewed that mortgage, still for £40, in 1771, when the messuage was completely theirs. (GRO D 855 M 15 p 239; M 16 pp 315, 315 bis, 316, 431-2). Their eldest son William, baptised at Tredington 5 October 1744, joined in the 1771 re-mortgage. By that time he himself was married and starting a family.

The mortgage was transferred again on 23 November 1774.

(3) A WORKSHOP FOR WILLIAM ROBINS THE YOUNGER AND A HOME FOR HIS SISTER ANNE

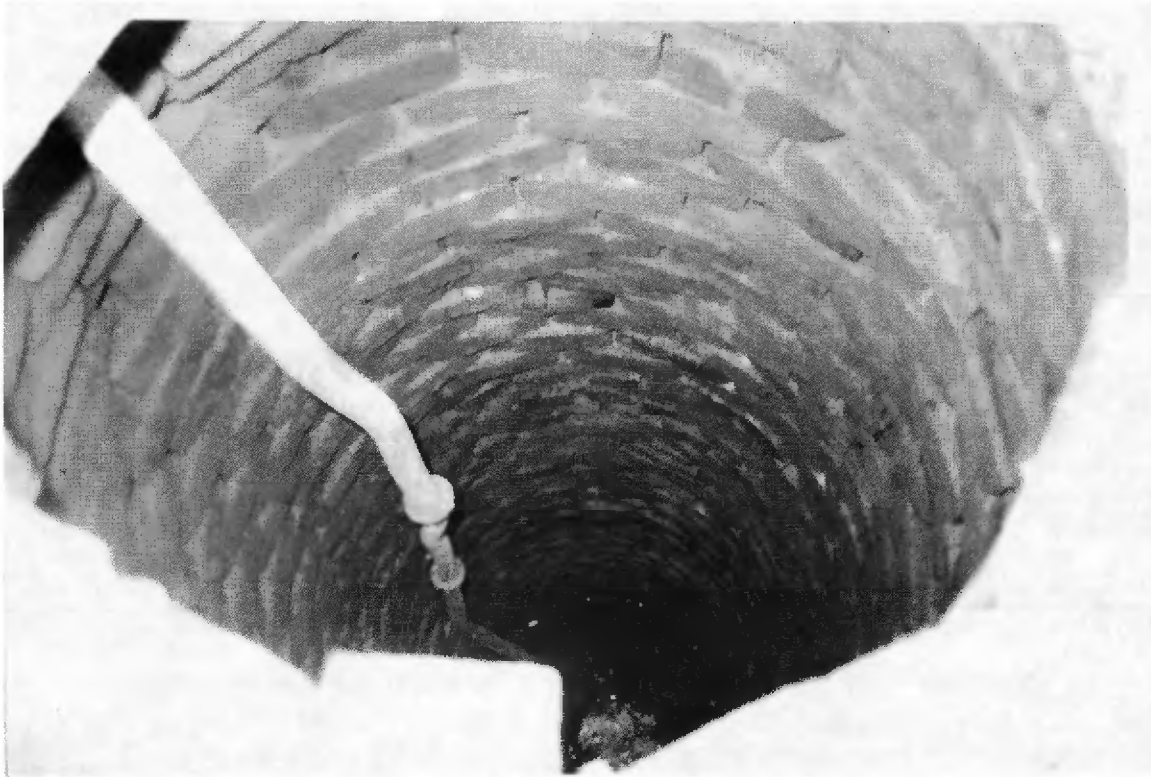
The house next door to Churchend Meese, the one built by James Cleveley and bought from Hall in 1734 (Somerset House) was settled by Ann Gardner on herself in 1743. Her nephew William the carpenter already had a workshop at the back. William was 25 and thinking of marriage - his first child was born in 1746.

So Ann, being a business-like woman, set out in the surrender exactly what rights her tenants in the house and her nephew in the workshop should have, especially his right to use a back way in through the yard belonging to the old house. James Cleveley's "garden" had been limited to a small patch on the front and north side of his dwelling.

Ann and her tenants were to have "liberty to fetch water at the pump or well in and belonging to the said premises (ie Churchend Meese) at all times in the year, in common with the occupiers of the surrendered premises, as appurtenant to the dwelling-house near adjoining which she lately bought of Thomas Hall and his wife; and also free way and passage for Ann Gardner and her heirs and assigns and their tenants and their beasts and carriages to go and turn, pass and repass, from the street or way in thro and over the close or backside then surrendered where of late used and accustomed --- and liberty to load, unload, lodge, place, and remove any coal, wood, and other goods whatsoever in the said surrendered close or backside for the use and benefit of the said dwelling-house then lately bought, so as the coal, wood, or other goods should not continue thereon above the space of ten days after lodged and

to be unloaded as near the house as might be, doing as little damage as might be" (GRO D 855 M 15 pp 236-8).

The shared well was that bottle-well, an early 17th century type, recently rediscovered under the floor of a conservatory at the back of Somerset House.



The Well, photographed by kind permission of Mr John Brown.

All this accounts for the present lay-out of Somerset House. The part nearest the road is a 19th century retail shop. The middle part with a cellar was the dwellinghouse. The back part, rebuilt later, was William Robin's workshop and the "wood" to be delivered via the back way will have included timber for his craft of carpenter.

That settlement was made in 1743. The following year, 1744, saw the marriage at Winchcombe of Anne Robins, daughter of William Robins the maltster, and Thomas Higgs (Gloucestershire Marriage Index).

By 1750 (and probably from the year of their marriage) Thomas Higgs and his wife were living in Ann Gardner's house in Horsefair Street. And on 25 May 1750, Ann Gardner widow surrendered shop, house and garden to use of Ann wife of Thomas Higgs of Cheltenham saddler, then in occupation of it, while William Robins the younger still had his workshop at the back. As the property was surrendered to Ann Higgs' use and not to husband and wife jointly, it represents a portion for her sole use, not a property acquired with the husband's money. It was a generous settlement on a niece.

As we have seen (page 27), Thomas Higgs bought his brother-in-law's little house at Ashley Place in 1755, presumably as an investment. He must always have had a shop for the sale of his saddlery in Cheltenham and by 1744 a tallow-chandlery as well (a more lucrative trade); eventually the couple moved into the town. So when on 12 February 1783 Thomas Higgs and his wife Ann settled Somerset House on themselves for life and afterwards on their son John Higgs, their tenant was Giles Ashmead who occupied the whole property and Giles Ashmead appears to have been a saddler too. William Robins the carpenter had moved into Cheltenham like his sister.

Ashmead was followed at Somerset House by Edward Weatherstone, and the place was vacant when John Higgs sold to WILLIAM HAMLETT the elder of Charlton for £262.10.0 on 1 April 1809. The property was described as two messuages and a garden. It is not clear whether this means that Somerset House was split into two dwellings or if it implies that the house between Somerset House and what is now the Vet's (originally a storeplace) had been built. The property between them, which in recent times was two separate houses, was demolished soon after the last war.

Ann Gardner's provision for her niece did not stop at the house. On 30 July 1744, the year of Anne Robins' marriage to Thomas Higgs, Anne Gardner widow surrendered to use of herself for life and after to use of Anne Robins spinster, daughter of William Robins of Charlton Kings and shortly to become wife of Thomas Higgs of Cheltenham tallow chandler, the three closes Kite Hills, The Mead, and Gunners Breach, which she and her husband Thomas Gardner had bought from Samuel Whithorne in 1718. Was Anne Robins perhaps goddaughter of Ann Gardner? and so specially a favourite?

Thomas Higgs of Cheltenham tallow chandler and Ann his wife mortgaged those three closes on 11 September 1775 to William Neal, the Alstone miller, to secure £40. Subject to the mortgage, they settled them on John their son on 12 February 1783. Neal's daughter and her husband surrendered their claim to use of William Ballinger in 1791 and on 7 December 1798, by direction of Thomas Higgs of Cheltenham tallow-chandler in consideration of £45 paid by "John Higgs gentleman", surrendered the closes to John. Then on the same day, Thomas and John his son "by Anne his late wife heretofore Anne Robins spinster", in consideration of £315 paid by John Whithorne of Charlton Kings esq, surrendered the 3 closes (now made into two) to his use. Once Whithorne property, the land had come back into Whithorne ownership.

In conclusion we may note that the Higgs had moved up the social scale. Thomas from being a saddler, a simple craftsman, had become a tallow-chandler, a small manufacturer; while John his son was able to call himself a gentleman!

M. Paget



Ashley Place (Cole Hall's house) - showing chimney (since demolished) and site of Cavour Cottage (which used to share that chimney) demolished 1922.



Churchend Meese, demolished 1930.



Somerset House (Bottle Shop)
and part of the Churchend
Meese site

6. DO YOU REMEMBER "DICKY DOUGHNUT"?

Tommy Simms the baker in Horsefair Street was known as Doughnut Sims or Dicky Doughnut. I used to do a bread round for him.

He had his shop by the Royal and his bakehouse was up Hamletts Yard. He was a little short man. Kids used to sit on top of the brick wall by the path up to Garden Cottages, and as he came by, carrying a tray of cakes on his head from the bakehouse to the shop, they'd grab one! I suppose, really, he expected this, for he could just as well have walked on the other side of the road.



The brick wall and the path

Tommy always had a pipe in his mouth. Once he had made a lovely cake of several tiers for Lady Dixon-Hartland - he had it on show in the bay window of the shop. Lady Dixon-Hartland came to inspect it and Tommy very gingerly lifted it out of the window and put it down on the counter. But then he started to cough and coughing made his top false teeth fall out on to the upper layer right under Lady Dixon-Hartland's horrified gaze! He had to make her another cake.

Tommy's bakehouse was on the north side of Hamletts Yard, by the pump. Eventually it blew up, and that was the end of the business. There's a new house on the bakehouse site. For a long time the shop was empty. Then the pretty windows were taken out and plain ones put in, but still it doesn't appear to be used for anything.

L.R. Bond

Sim's Bakery



Photographs taken 6 February 1979, when work was just beginning. The shop was on the right of the door - the bow window had been altered some time before but may be seen in the view from the church tower in 1888, Bulletin 6 p.8. Inside, the workmen found a blocked-up fireplace that had been bricked in when a dwelling room first became a shop and the counter was put in to run east to west.

I am told that when the roof was reslated a good many years ago, the original roof timbers were seen to be tree trunks with the bark on them, quite rough.

MP



7. DEEDS SPEAK - THE STORY OF THOMAS BROWN

Three terraced cottages on Cudnall Bank, now numbers 27, 29, 31 Cudnall Street, look externally as though they were built as a trio, by the same hand. The larger house adjoining, now numbers 33 and 35, also looks from the outside to be of the same period, which might be guesstimated as mid-nineteenth century. The 1887 OS map shows that the four houses were present by then, with a gap to the west where an early C20 redbrick terrace now stands. The map shows however that the three cottages differed considerably in shape and size. Disregarding recent modernisations, the basic internal differences could suggest that their original builder had specific customers in mind when he put them up. This builder acquires a name and a partial history when the deeds of the premises are examined. I offer this so-far incomplete history here, in the hope that other neighbours may be seized with research fervour and contribute to the documentation of our smaller houses, which are so pleasantly interspersed in the Cudnall area with the older 'gentry' houses.

The builder's name was Thomas Brown, who was born in Huntley in 1800/01. In 1840, describing himself as a carpenter, he became the copy-holder under Ashley Manor of a piece of land with a frontage to Cudnall Street, running back alongside 'a street leading to London Road' (Oakland Street).

The land he bought was a small part of the holdings of the renowned C.C.Higgs, who had inherited land by various routes. This lot seems to have come to his father in 1806, as part of 'properties previously belonging to Robert Bolton, except for one called Cowell House' (Ivy Cottage). Thomas Brown contracted to pay £250 in 1840 for the copyhold, and put down a deposit, probably of 10%. He proceeded to pull down an old cottage he found on the site and to build instead 'a house of some 13 rooms or apartments'. This house (33 and 35 Cudnall Street) he called Ruby House. (Nearby houses to the east, already bore the names Ruby Cottage and numbers 1 and 2 Ruby Place). In the 1851 Census he is shown as householder, with his wife Sarah, born in Broadway, his sons George and Thomas (age 13) and his daughter Sarah (age 18) but later he let Ruby House to tenants. George, aged 20 at the time of the Census, seems to have been prospering; he is described as a bootmaker employing two men.

Thomas Brown had also been prospering. He must have kept up his interest payments of 5% per annum satisfactorily, for in 1848 he bought more copyhold land from C.C.Higgs, paying £60 outright. This brought his holding up to a frontage of about 70 feet on Cudnall Street, with a depth of about 100 feet. He 'threw part of this land into the garden of Ruby House', and on the rest he built, at some time between 1851 and 1861, two cottages which were called numbers 2 and 1 Rose Cottages.

He moved himself into number 2 (now 31 Cudnall Street) and was apparently still living there in 1870. It is conceivable that he had already built the most westerly of the trio of cottages, for it was extant and occupied, under the confusing name of Rose Cottage, in 1851; but this was on land belonging at that time, and indeed up to 1904, to the Sadler family. (Traces of what may have been a boundary ditch exists in the garden of number 29).

In 1861 Thomas Brown was able to pay off the rest of his initial debt to C.C. Higgs, in the sum of £223.7s.7d.

Thus far, we seem to have a success story, of a carpenter-cum-builder, housing himself and his family and deriving additional income from the rents of Ruby House: but his story does not have a happy ending. In 1861, Thomas was 'minded to leave all to his daughter Sarah' and she was therefore admitted then as joint copyholder with her father. Thomas goes on to say that Sarah later married one Charles Thomas, a piano-tuner of Cheltenham: but at the poor girl's death in 1865 she is referred to as a spinster. So Thomas Brown lost his (favourite?) child when he was 65, and it can have been very small.

recompense that, as she died intestate and without issue, he became sole tenant of the properties he had built.

Circumstances worsened. On 23 April 1870 Thomas and his son George went to see one Courtney Connell Prance, 'gentleman, Commissioner of Oaths, of Evesham', to establish his right to the properties, and a fortnight later he started on the slippery slopes by mortgaging his property, for £160 at 5% annum, to the said C.C. Prance. On 19 January 1871 he took out another mortgage on the same terms, for £240. He had to move out of number 2 Rose Cottages, for in the 1871 Census he and his wife were living in Loughborough Place - i.e. just across the road, in what is now either number 18 or 20 Cudnall Street, - and Ruby House was standing empty.

Thomas died in April 1877. His wife, supported by her two sons as residuary legatees, was admitted tenant in his stead at Ashley Manor Court in December 1879, but immediately renewed the £400 mortgage with Courtney Connell Prance. At this point, Sarah, George and Thomas slip quietly out of the story. The rest is soon told, though it contains an ironic twist. C.C. Prance prospered for a time, purchasing enfranchisement of the properties in 1884 for £8-11s, at which time he is described not only as 'gentleman, of Evesham', but also as 'of Hatherley Court, Cheltenham'. However, in 1891 he sold Ruby House for £280 to a Mrs Eliza Wilkinson, widow, of Brandram Terrace, Cheltenham (who by 1894 was living there, remarried to one Christopher Lane); and on 19 January 1894 he himself mortgaged 1 and 2 Rose Cottages in the sum of £250 at 4½% per annum. On 14 May 1896 this mortgage was called in, and the two cottages were sold to Frederick Robert Franklin, a butcher in London Road. The third of the cottages was added to F.R. Franklin's considerable holdings in Charlton Kings in 1904, when he bought it from the Sadler family. The three cottages belonged to the Franklin family until the 1950s, when they were sold to sitting tenants.

Many questions remain to be answered. Did Thomas Brown build number 27? Did he have a hand in building Loughborough Place, where he was living in 1871? What about the extensions adjacent to Boyne House on the corner of Brookway Road? And the attractive terraces on the west side of Brookway Road?

But if he was only responsible for numbers 27, 29, 31, 33 and 35 Cudnall Street, he nevertheless added a very attractive bit of village-scape to Charlton Kings. The present writer thinks with gratitude of Thomas Brown, carpenter, whenever someone remarks on a pretty piece of wooden moulding in the hall of one of his Rose Cottages, and all three cottages have, as it happens, roses in their tiny front gardens for passers-by to see.

G. Tovey

8. REVIEW - GLOUCESTERSHIRE RECORD OFFICE HANDLIST

Gloucestershire Record Office has just put out a second edition of its Handlist, with all the latest accessions, an indispensable aid to anyone working on local history. I see there are some Charlton Kings records we have not studied yet! Producing a new Handlist is a mammoth task and we do congratulate the Record Office on its achievement. Price £6.50 plus £2.88 P&P.

M. Paget

9. ADDITIONS AND CORRECTIONS TO PAPERS

(1) CATHERINE BATTEN (Bulletin 23 p 21)

I thought you might be interested in a few facts about Catherine Batten. On page 21 you say perhaps she did marry for a third time and quote her epitaph in Bigland's. Well, she was married three times but it was her first marriage that was to Lynnett Pates, gent. This wedding took place on the 11th May 1681 in Coberley when Catherine Trotman was 24 years old according to the marriage licence. She was Lynnett Pates' second wife - his first wife Judith Norwood having died at the birth of their daughter Judith in Charlton Kings in 1680. Catherine had a son Richard Pates in 1682, a daughter Elizabeth in 1683, and a second son Lynnett was born only days after her husband Lynnett Pates' death in 1685.

So it was Catherine's second marriage that was to William Ruck in May 1687, according to the marriage allegation, and she bore him six sons and a daughter. William Ruck died in 1701 and Catherine's third marriage was to John Batten. She was around 51 when this last marriage took place, so it wasn't surprising that they did not have any children.

My main interest in Charlton Kings is the Pates family and, as I am attempting to write their story, I would be very grateful to be put in touch with anyone in the Society who has any information about the family or interest in them.

(Mrs) P. Crewe

(2) RUNGEBOURNE, ORIGIN OF NAME - CONFIRMATION

Your conclusions are almost identical to what I published in Journal 2 of the Cheltenham Local History Society (1984) in my article 'The Hundred of Cheltenham and its Boundaries'.

B. Rawes

(3) NATHANIEL HARTLAND AND THE OAKLANDS (Bulletin 7 p 31)

As there is still access to Battledown from the Ashley Manor estate, now St Edward's Middle School, via a gateway into Birchley Road, it would seem that the three parcels of land referred to here are the same as those at the bottom of p.30. The names vary, but they do correspond to some extent:
i. Battledown(s); ii. Orchard; iii. Butts.

P. Love

(4) FIRST NIGHT IN FRANCE (Bulletin 22 p.3)

'Vicars' should be 'Vickers'.

P. Love

10. A NICE DAY OUT

Photograph lent by Mrs Parkes, group taken c.1922 outside the New Inn, now the Little Owl.

Front row, left to right:- Mr Hudman, two drivers, Mr Fred Eaketts, Pat Brookes Dorothy Eaketts, Mr Eaketts (landlord of the New Inn) - , Mr Dance, - , - , Mr Wesley, Mr Clare

By windscreen of first coach Mr Brookes

Back of coach, right side: Mr Drake of Brevel Terrace, in front of porch, Standing in coach, next porch, Mr Dix wearing cap, below him Mr Pates wearing bowler.

Others in group, Mr Merrett, Mr Newcombe, Mr Walter Hemming, Mr Gibbons

