

THE HIGH WYCOMBE SOCIETY

newsletter

NUMBER 185

AUTUMN 2017

HELP WANTED!

SOON to be 50

Our Programme Secretary, Eileen Walters and her group are busy planning our **2018** programme and want to know if you have ideas for how we should celebrate **50** years of Society activity.

Many Hands Make Light Work!

Ann Simone says 'Events like Pann Mill Open Days do not organise themselves!' From meeting and greeting to baking cakes, from storing and transporting boxes to helping fulfil our Health and Safety aims, we'll find a place for your skills in our pool of volunteers!

More Green-Fingers

A small and friendly team maintains Margaret's garden which surrounds Pann Mill. Could you spare an hour or two a week to join them?

Planning

Our Planning group meets monthly and is on the look-out for new members to tackle its evolving load.

In Need of Exercise?

An army of volunteer postmen distribute this newsletter 4 times a year, saving the Society the cost of postage. Could you join their number?

TREASURER VACANCY

A KEY ROLE within our Society's constitution is currently vacant. As we go to print, the Trustees are actively seeking an individual to take on the role of Treasurer. It is vital to the smooth operation of the Society that we fill this role as soon as possible.

Could YOU be the person we are looking for? Or do you know someone who could?

Membership

Card index or spreadsheet? – the choice could be yours! We need to find a safe pair of hands to maintain our membership records when our membership secretary, Sheila, retires, which she wants to do.

Publicity

Could you word a press release? Or talk to local radio about our activities? Or perhaps you just know a good place to pin a poster, or make an announcement to reach new people. Tell us how you can help share our endeavours and achievements!

Just a minute

Minute-taking is an unsung and some say dying art. But making notes of decisions made at our Trustee meetings is an essential part of our work. Could you spare some time to do this?

Milling Apprenticeships

Do you have what it takes to be a miller? The Pann Mill team would like to pass on their skills to persons eager to learn. They meet twice a month. No experience necessary.

Website Improvement

Our webmaster, Malcolm Connell, says if you've seen our website and thought – I could do better - he'd like to hear from you! Or, if you'd like to assist by contributing posts or articles please get in touch.

A SMALL SPACE BUT A BIG THANK YOU to all who already support the Society as members, as volunteers, and in many other ways.

Not yet a Member?

If you are reading this, and care about the town of High Wycombe, then please JOIN the Society. It's easy to do online (see below), or, if you prefer, just come along to one of our public events and introduce yourself to one of our volunteers.

Wycombe Lotto

We are pleased to announce that you can now support the Society by buying tickets to the Wycombe Lotto specifying the Society as your chosen good cause. Good Luck!

For further details of any of the above opportunities, visit www.highwycombesociety.org.uk or email volunteer@highwycombesociety.org.uk

...caring about our town: past, present and future

Registered Charity No. 257897

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Planning This Quarter

THIS WAS the holiday period both for the members of the Group and for the Local Authorities who generate much of the Group's work. We said our farewells to Roger File, former teacher at the Royal Grammar School, who was on the Group from Spring 2015 and fought tenaciously to get the situation outside Bassetsbury Manor resolved. We do need some replacements: the Group's work is interesting and no special expertise is required, only a willingness to learn.

New Local Plan We hear that WDC is beavering away on the latest version of the Local Plan, to enable it to be approved by Cabinet on 18th September. At that point, any continuing issues we have with the Plan will be 'for real' – our comments will go to the Inspector and we will potentially have to defend them at the Public Examination next Spring/Summer – as, no doubt, will the agents for developers who will be seeking to get *more* land released for development than the Council has at that point proposed.

Town Centre and Masterplan The Group's extensive work on enhancing the High Street by getting rid of much of the clutter and making the eastern section more accessible saw no further progress during the quarter, because WDC and BCC are jointly planning a consultation on the proposal to make Queen Victoria Road and Easton Street two-way, and it seems that any ideas we have will need to be put forward in the context of that consultation. We shall see, but the link doesn't seem to us very obvious!

Making the best use of land for housing At the time of writing a reply has just reached us to our letter to the Council about the CostCo development at Cressex. We sought a view on our contention that greater priority should be given to providing space – or volume – for housing on brownfield sites in the town than to enabling retailers to provide huge open-air car parks at low cost for the convenience of their shoppers. Meanwhile, we had submitted a similar objection to the new Aldi store in Baker Street. The Group is now considering the Council's thoughtful analysis.

Leigh Street and Birch House After seemingly being ignored for some months, we eventually, with the good offices of Charles Power at WDC, obtained a meeting with the developer, IDM Properties. IDM have applied to conserve and develop Birch House, that huge former furniture factory overlooking Desborough Road and Green Street, which is visible from all over the north side of the town. It is an exciting, almost entirely residential, scheme, providing 230 one- and two-bed flats. From the outside the development will seem much as it is now, so the valued "distant views" are scarcely affected. But within the courtyard, IDM propose that there will be an additional block almost the same length as Birch House itself. There would be no "affordable" (social housing) element because, according to IDM, the scheme is barely on the

threshold of being viable due to the costs associated with conserving Birch House. Viability is recognised in the National Planning Policy Framework as a valid reason to reduce the affordable content of a scheme.



Apart from that, there are two live issues concerning the scheme. The first is that the adjoining site, originally connected to Birch House by a bridge across Leigh Street, and recently known as the Needham Bowl, already has planning permission for 77 flats for social housing provider Paradigm Housing Group. Paradigm have never proceeded with it – neither apparently do they wish at present even to coordinate their development with Birch House. The second major issue concerns what planners call 'permeability'. The developers and WDC would like it to be possible for people to walk through the site, whereas a very forceful input is being received from the Crime Prevention Design Adviser who has expressed 'fundamental concerns over the excessive permeability of the site' and would like limited access – effectively a gated development. It is not clear how this will be resolved, but the Group would not like to see this development become a rich, forbidden enclave in this part of our town.

Interpretation Boards It seems that the logjam has broken on the issue of payment for a planning application for an interpretation board on the site of the former Bridge Mill in Pauls Row. We apparently have some support from Councillors for this initiative, so we hope that this handsome board, celebrating not just the Mill but a painting from the huge treasure trove of visualisations of the town by local artist Francis Colmer, will be unveiled and installed in the next few months, and that it will be followed by others, for the better informing of High Wycombe's residents about their colourful history.

Chris Woodman

Reflecting on our AGM

IF THERE WAS one theme to emerge from our Annual General Meeting this year it was the need for the Society to become more resilient in its work. Many of our activities are carried out by busy individuals and/or very thinly stretched groups, some of whom would like to hand over their reins to new people, and it is highly desirable for more people to get involved with all those activities (hence the front page of this newsletter!) In common with many voluntary organisations, we have seen how it has become difficult to replace key individuals and committee members over the past few years. It was encouraging to see that there had been a slight upturn in membership numbers against the backdrop of a very loyal but ageing (and inevitably therefore less active) existing membership.

A constitutional requirement for a quorum of 10% of the membership delayed the start of the AGM, which was perhaps also an indicator of the above problem. Was the early timing of the meeting an added deterrent? Would our constitution be improved by allowing proxy attendance? We'd like to hear members' views.

In my overview of the year, I outlined many Society activities and events, picking out a few personal highlights. A more formal version of our Annual Report is prepared in a format recommended by the Charity Commission and we propose to put this on our website soon.

Sadly, we noted our Treasurer's decision to stand down. Georgina Wightman has carried out her role over the past three years with diligent attention to the minutiae, enabling all the trustees to have a good handle on the Society finances. Her annual accounts passed the scrutiny of independent examination with ease, and she took the various demands of the bank and the charity commissioners in her stride. We are actively seeking a replacement and would welcome any approaches from members on the subject.

The Chairman and Secretary were both elected unopposed for what should be their final (fifth) year of office, so the hunt is already on to find replacements. Trustees: Malcolm Connell, Nigel Phillips, David Snoxell, Brian Tranter and Eileen Walters were all re-elected – and we were delighted to welcome a new Trustee, Willie Reid, already known to many for his informative and enjoyable Wycombe Walks.

During 'Any Other Business', members shared information about forthcoming events and raised a number of concerns about the general appearance of the town, the state of No 2 High Street and the Brunel Shed. The Society continues to highlight the plight of both buildings but so far to no good effect, although from time to time our hopes are raised.

It was observed, based on AGM attendance, that the Society had not been successful in its efforts to recruit younger members or to improve the diversity of its membership. Online activity is attracting a broader audience, with 600 facebook users following our page, but this has not resulted in many people

joining the Society. Recent project work undertaken with WDC and BNU to develop a WWI heritage trail "app" will, we hope, engage younger participants in learning about a slice of the town's history, but again is unlikely to result in more people joining, attending or helping to run our established events.

The challenge we face is that many young people are not looking for the "annual commitment" that membership implies and do not aspire to serve on organising committees. As a charity, we need to keep delivering for the public benefit, recognising all contributors and supporters, not just our paid-up members, whilst still attracting enough people to undertake the longer-term organisational tasks in a manner compatible with our constitution.

Resilience is not just about ensuring that there are enough people to carry on the work of their predecessors (although that is a start), but it is also about being able to perform in the future environment which includes meeting the demands and expectations of the next generations. It's not easy, but we're doing our best. If you think we could do better, then please consider what you can do to help.

Jackie Kay

After the formal part of the evening, there was a short break before our guest speaker, Keith Howkins, gave a nostalgic talk relating his experiences in creating his award-winning Secret Garden in Coates Lane.



A glimpse of the secret garden and its creator, Fred Howkins,

Nuts!

IN A CORNER of Margaret's Garden near the new entrance there is a walnut tree that in recent years has produced a good crop of nuts. There are probably many other smaller walnut trees throughout the garden, since visiting squirrels like to bury the fruits in the autumn and they sometimes germinate, which used to annoy Margaret no end. During October/November the Mill Team and the Gardeners spend a lot of time raking up leaves. The fallen walnut fruits among them usually form part of the next year's leaf mould.



Last year, having trodden on a couple of the fruits, I wondered if there was any use for the walnuts other than eating them. I vaguely remembered that it was possible to make ink or dye from them, so I collected a bucketful with the aim of doing some practical research. As sometimes happens the practice did not keep up with the theory. The bucket filled with rainwater, the walnut fruits started rotting and I lost enthusiasm for the project. I later found out that this would have been a good start to the ink-making process.

Walnuts are thought to have been brought to this country by the Romans as a food source. There are few references to their use for any other purposes until the Middle Ages when,

along with many other vegetable products, they were used to produce dyes and inks. These varied from brown to black and were remarkably permanent. No actual recipes for producing ink survive from this time, the knowledge was probably just handed down verbally as it is a fairly simple process.

Method

First collect a quantity of ripe walnut fruits. A word with the Millers or Gardeners will help here.

Now remove the husks from the actual nuts. That sounds simple but can take some doing as the outer skin is rather tough. Leaving the fruits to soak for a week or two will help. (Yes, that's when I threw them away – duh!). You will need to keep the husks as well as the water they were soaking in; the nut inside can be allowed to dry and may be edible.

WARNING – the water will have turned black and the husks will also be black and as soon as you touch them your fingers will also be dyed black and nothing that you would want to use on your skin will shift the dye so wear strong rubber or plastic gloves.

Return the husks to the black water in a large pan and bring to the boil. Lower the heat and simmer for up to an hour. Adding a few rusting iron or steel nails or other iron scrap to the boiling liquid will make the eventual ink a more definite black. Remove from the heat and allow to cool.

Strain the liquid from the husks and filter out as much of the solid material as possible. A coffee filter or several thicknesses of stocking are recommended. Do not put the husks or solid residue on your compost heap as walnuts make a plant poison that stops the tree being engulfed by undergrowth and this will still be in the residue. I have only recently learned this so in future our nuts will not be going in the leaf mould!

Return the liquid to the heat and allow to simmer and reduce in volume. The liquid will thicken and darken so you need to test it periodically. When the thickness and colour are to your liking allow the ink to cool. Modern recipes now call for the addition of some vinegar and alcohol to act as preservatives. Polish vodka is suggested as a strong and cheap source of alcohol.

The ink is fairly acidic, so store it in bottles that will not corrode, and with lids that allow them to be shaken before use. It is intended for use with traditional nib pens or brushes which must be cleaned after use. Do not try to use in a fountain pen as it will clog and corrode.

Alternatively, you could go to the shops and get some orange juice to go with the vodka and a bottle of commercial ink.

Malcolm Connell

Pann Mill in July

ON THE MORNING of Sunday 9th JULY Malcolm Connell, Society Trustee and Miller, was one of the first to greet Cllr Brian Pearce, this year's Mayor of High Wycombe, who had accepted our invitation to attend our Pann Mill Open Day. On behalf of the millers, Malcolm presented the Mayor with a Pann Mill hat which he immediately put into service.



The Mayor wearing his chain of office and newly-acquired Pann Mill hat
Photo: Robert Turner

The Mayor is known to very many people in the Society, having been a member for many years. He delighted in watching the mill in operation and listening to the millers talking about their work.

He took a close interest in all the stalls but was especially pleased to see that the proceeds from the Meeks' "bling" stall (as it has become affectionately known) would be going to one of his chosen Mayoral charities, the South Bucks Community Hospice.

It was then on to the refreshments area where he met Eileen Walters and her team and mingled with members of the public relaxing and enjoying some welcome refreshments on a hot summer's day. The new offering of iced coffee proved particularly popular.

While we would have been happy for him to stay all day, for the Mayor, ours was only the first of his engagements on that day. Society Trustee David Snoxell was meanwhile getting ready to represent the Society at an event in the centre of town which the Mayor was also scheduled to attend. That event was ...

A Centenary Commemoration

A service to unveil a plaque to and commemorate the anniversary of the death of Frederick Youens VC (1892–1917) was held around the War Memorial in the churchyard of All Saints on 9th July, exactly 100 years after his death at Ypres. Descendants of his family, the Lord Lieutenant and other dignitaries attended, along with military detachments and Buglers from the Waterloo Band and Bugles of the Rifles, as well as members of the public. It was a dignified, stirring and convivial occasion, followed by refreshments in the church, where participants viewed the Book of Remembrance with the page open on 9th July 1917 and the Youens memorial plaque on the North Wall. The Lord Lieutenant used his sword to cut a large cake for the occasion (see photo).

Youens was born in High Wycombe and won a scholarship to the Royal Grammar School which was represented by the Headmaster. He was awarded the VC "for most conspicuous bravery and devotion to duty", rallying a machine gun crew during a German raid, picking up and returning German grenades, until one exploded in his hand, fatally wounding him. An extract from his citation reads "There is little doubt that the prompt and gallant action of 2nd Lt Youens saved several of his men's lives and that by his energy and resource the enemy's raid was completely repulsed. This gallant officer has since succumbed to his wounds".

David Snoxell



The Lord Lieutenant using his sword in earnest to cut the cake!
Photo Courtesy WDC

Quality Counts! Tour 2017

WYCOMBE DISTRICT COUNCIL has been running the Quality Counts! tour every year since 2002, and they are a highlight of our Planning Group's activity. The aim has been to visit recent developments – usually housing – with a coachload of Wycombe people to learn the lessons for planning policy from real examples. WDC believe it is in their interest to have a well-informed clientele, whether they be their own Councillors, ordinary residents, local professionals such as architects or developers or amenity societies such as ourselves, and a common theme has been to seek participants' views and feedback on detailed policies such as the layout of residential developments.

The very first tour in 2002, when we went as far as Bishops Stortford, was followed over the years by visits to sites in neighbouring Districts, such as Wokingham and Oxford, but usually with at least a sprinkling of sites back in Wycombe District. Originally, it seemed an odd piece of largesse by the Council – almost a “jolly” – and indeed quite quickly, partly at our instigation, a charge was introduced for lunch. In the straitened times of 2017, a substantial charge of £20 was introduced, but no-one seemed to begrudge it and the coach was well filled.

This year, indeed, all the sites were within the District and some might have thought it would be boring and familiar. But not at all! As usual, Council officers produced an informative itinerary document, which this year made much reference to WDC's recently adopted Residential Design Guidance which guides developers, and indeed the Council's Planning Committee and then Inspectors at appeal. Our first stop was the Hughenden Quarter – much covered in the *Newsletter's* recent pages. We roamed around the Carey's site (still known to us as “Harrisons”) where the original planning application was refused, that refusal being upheld by an Inspector at appeal, because the design failed to respect its setting next to Hughenden Park. The solution adopted was to use a classical (“Georgian”) style overlooking the park, and a more “contemporary” style behind. By and large, it works, although the word “pastiche” is never far from mind!



Carey's Hughenden Corridor – a classical face towards Hughenden Park.

We all then strolled down, past the tall student blocks (672 rooms were originally authorised although not all are yet built) and the beginnings of the Royal Star & Garter care home, and then we were taken into the Hughenden Garden

Village for a visit to the internal garden (grassed and open to the sky) followed by a very gentle sales pitch! Extra Care is of course a charity, so no profiteering there, but they do need their customers. The flats are not cheap and there is a substantial ground rent to cover the services, and there seem to be some issues to sort out about where residents' electric scooters will be kept, but no-one doubts that they will sell. HGV appears huge from outside but in planning terms it achieves a high density and makes good use of a brownfield site. From there we took a quick look at the Marston's “community pub”, also rapidly taking shape, the pub on one side of the Hughenden Stream and the car park on the other, and then on to our waiting coach.



SBH's Butterfly House, architect-designed...

Our next call was Kingswood Park, former Kingswood School, off Totteridge Drive. This is very obviously a “mixed use development”. South Bucks Hospice's new architect-designed 1,630m² Butterfly House is prominent near the entrance, whilst around it are 42 dwellings built by Bellway Homes (who spurned the designs offered by the architect of the Hospice!). There is quite a contrast, which does nothing for coherence! There is a small public open space in the centre which will do little to occupy fractious children while an area of woodland on the site is left unused. Many tour participants on the tour were critical of the design appearance of the dwellings, but I found them not unpleasant, and a quick look at the new imagery on Google Earth shows that most have quite generous back gardens by today's standards.

Our next stop was much the most exciting of the day. The former Lance Way in Mickelfield, now Olympic Way, contained 142 social rented



Olympic Way (formerly Lance Way) – a remarkable transformation.

dwelling and acquired a dreadful reputation for poor quality, poor insulation and vermin and, of course, vandalism. The site was unloved by its occupants. All these faults could be traced to poor construction and above all, design, in 1981. It has been mostly razed and completely rebuilt. The transformation is remarkable. As the planners say, the “topography was challenging”. There are now wide, secure, passageways between blocks and the centrepiece is a well-overlooked play space set amidst grassy terraces. Visit it some time – you’ll find it fascinating!



Taylor Wimpey employ a different architect. Quirky but nice?

Then it was on to the former RAF Daws Hill site, now known as Pine Trees. As our briefing stated, “Taylor Wimpey had been criticised for the poor quality of other development in the District, and to some extent, Daws Hill is their answer to that criticism.” It is an architect-led development that sets out to be different. The overall result is quirky, but I expect most will grow to like it. It is certainly an improvement on TW’s previous offerings.

It was then our turn to be reminded that Wycombe District is more than High Wycombe! In Marlow we visited another Taylor Wimpey site off Wycombe Road on ground sold off by Great Marlow School. The site had a rather cramped feel, largely because the houses, pleasant in themselves, are large, and that is because people buying in Marlow expect to pay more!



A retirement block on top of a Co-Op in Bourne End. Quite handsome!

The next hop was to a varied series of new buildings in Bourne End – a retirement block on top of a shopping parade, a former public house, an ex-restaurant and a 15-dwelling infill.



Linear development – the challenge facing developers who build on old railway lines!

Then, last of all, to a “linear development” at Wooburn Green, which was initially refused permission by Wycombe District Council, but eventually allowed by an Inspector in 2007, who awarded substantial costs against both WDC and BCC. WDC’s reason for refusal had been that it would prevent the future use of the High Wycombe to Bourne End railway route (in line with adopted policy); BCC were concerned about the access on to Wycombe Road. Eventually, a scheme was approved under WDC’s own internal appeals procedure, and the result was uninspiring. A linear site can be as challenging as a precipitous one!

And the irony of it all is that, once again, WDC is committed to investigating the revival of the railway line to Bourne End, not as the inexpensive, ultra-light scheme that our Transport Group has advocated for the past 25 years, but as a conventional heavy-rail line playing a full part in the national railway network, linking the new East West Rail route, through High Wycombe, to the Great Western main line and CrossRail in Maidenhead. The argument goes that this would serve to relieve traffic closer in to London, and could therefore attract major government funding. It would indeed be a good result for Wycombe’s transport needs. Time will show, but if it all comes to pass, there may need to be rather a lot of compulsory purchase and demolition!

Chris Woodman

The Terry Family and High Wycombe

THE TERRY FAMILY is rarely mentioned in histories of High Wycombe but its imprint is all around us. It was the Terrys who caused and controlled the development of most of the north-east quadrant of High Wycombe and the family name is commemorated in Terry Road near the summit of Amersham Hill. I am aware of the significance of the name as I have owned property nearby, but further down the hill in Rectory Avenue and Queen Street, for nearly 50 years. Back in the halcyon days before the Land Registry, you got to see and puzzle over original title deeds. In this article, I aim to share my discoveries in the hope that other readers may be prompted to fill in some of the gaps and help to build a more complete account of the Terry family's association with Wycombe.

I first came across the name of William Terry while studying documents relating to Reuben Spicer and the creation of Queen Street. Reuben Spicer was a successful self-made man in Victorian High Wycombe. A builder, developer and timber merchant, he exchanged plots of land with William Terry and built Queen Street on the piece that he acquired.

It is in Spicer's will of 15th August 1876 that we see the provenance of the title of this and presumably of much else of Terry's land:

*"31st October and 1st November 1814 Lease and release between Henry Dering and Richard Barry Slater of the 1st part John Fendall of the 2nd part John Stephens and Elizabeth Catherine his wife Thomas Westwood and Ann his wife Henry Fraser and Charlotte his wife of the 3rd part Richard Gellit of the 4th part **William Terry** of the 5th part and Chas Hopkinson of the 6th part.*

*"14th & 15th October 1851 Lease and Release between **Wm Terry** and The Rt Hnbl Robert Lord Carrington."*

The process of lease and release was devised in the seventeenth century as a means of effecting a sale of property in secret. However, by the late eighteenth century, lease and release was the most common form of conveyance, simply because it was cheap and easy.

So, who were all the above parties to the first conveyance mentioned, whose lands William Terry sought to acquire?

Henry Dering was probably the Henry Deering who had married Elizabeth Plaistowe of Amersham and thus acquired substantial estates in Buckinghamshire; Charlotte Fraser was the daughter of Samuel Welles from whom she had inherited the Rectory lands of High Wycombe which had before the Reformation contributed to the revenues of the Priory of Godstowe; Slater was a three times mayor of Wycombe and Westwood a prominent burgess; while Stephens may also have been a local tradesman and burgess. It is not known whether the burgesses were acting in personal or municipal capacities. The others I cannot place, although Hopkinson was probably a financier.

It would seem that William Terry had a plan which involved the assembly of a number of plots into a coherent area that he had identified

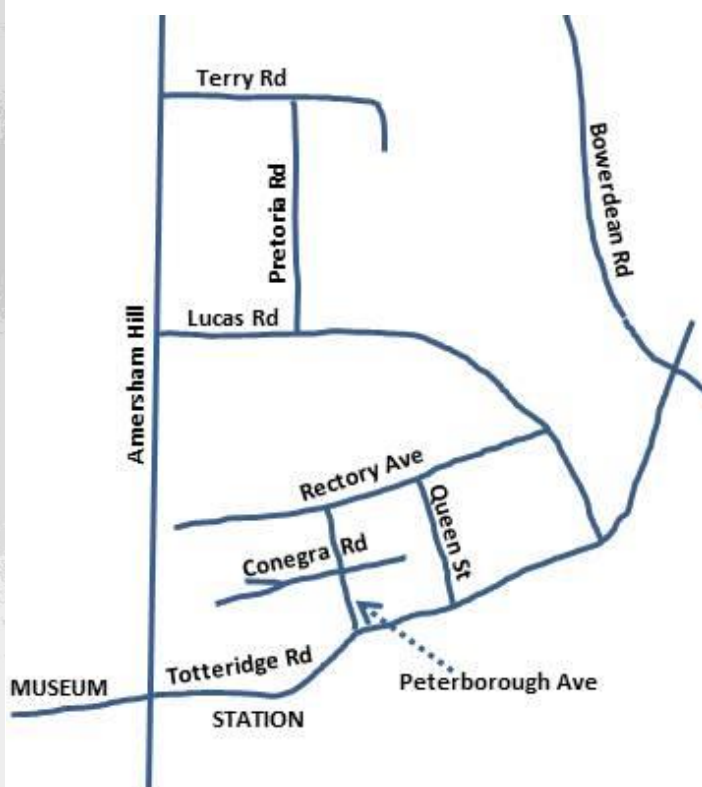
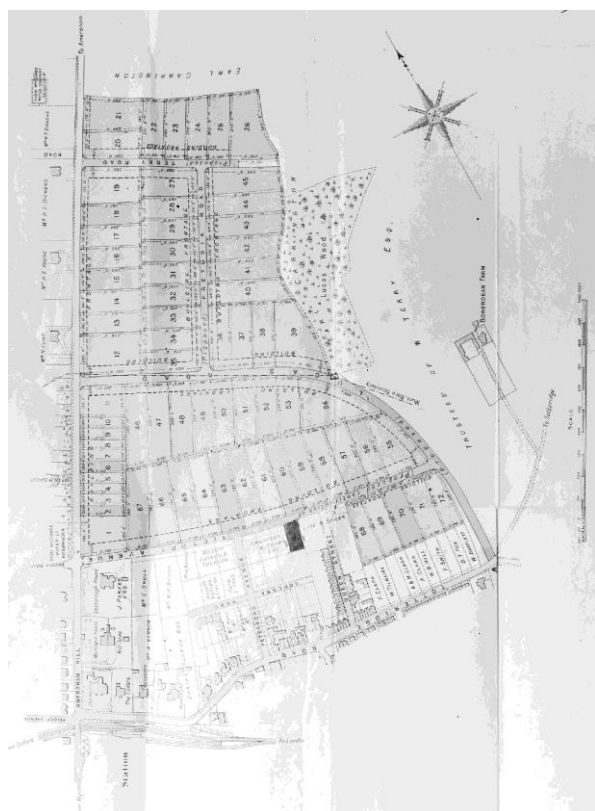
for development, and that he engineered a combined purchase.

There was at least one other attempt by William Terry to buy more land in the area. In 1859 the railway company acquired a substantial part of the grounds of Castle Hill house (now the museum) including its lodge "The Flint Cottage" (now the Bootlegger), by compulsory purchase under an Act of Parliament. In return for assisting in financing the line, William Terry (the elder) obtained a first refusal on the purchase of the surplus land. This failed to follow the strict rules for how railway companies could dispose of land that they had acquired and did not need, and Lord Carrington took Terry and the company to court. The case was resolved in Carrington's favour by the House of Lords in 1868.

So, who exactly was William Terry, and how was he able to make such investments in land in Wycombe?

The William Terry referred to in the 1814 conveyance was born in 1775 in Liverpool. I have not been able to establish his background nor what he was doing before appearing in the Wycombe property market, but there are some indicators that he may have been a sea captain in the Napoleonic Wars, possibly with prize money to invest. He had one son, also William, born about 1813. Both appear to have been keen amateur scientists and there are references to the election to fellowship of the Geological Society of "William Terry of High Wycombe and of Duke Street, St James Square," (London) in both 1827 and 1834 - presumably father and son. Young William's interest in science continued and after his death in 1884 Nature magazine announced the auction of an impressive array of scientific instrumentation that he had formerly owned. Furthermore, he selected as his initial executors and trustees his wife, Eliza, and two distinguished scientists, George Makins and Alfred Smee.

As well as investing in Wycombe land, in 1845, William Terry purchased Peterborough House in Fulham. This had been the London home of the Earls of Peterborough and its twenty acres of grounds and garden had been described by the author Jonathan Swift as "the finest" [that he] "had ever seen about London".



The above plan shows the Terry estate as it was put up for sale in 1900. The shaded parts were on offer at the time but there had already been disposals during the latter part of the nineteenth century. Named but unshaded parcels of land were probably previous disposals. Terry retained Bowerdean Farm at this stage and there were to be further disposals in later years.

When William Terry died in 1864 he left everything to his wife, Elizabeth, and his son.

Young William died twenty years later leaving very precise instructions for the allocation of his wealth to his wife, Eliza, daughter Amy and sons, William and Charles, and to their families. He also left detailed instructions for the development of both his Wycombe and Fulham properties. Peterborough House in Fulham was pulled down in the 1890s and a large housing estate built on the site. William and Charles both joined the militia, rising to the rank of Lieutenant Colonel and living in Kent and Surrey but did not appear to take an active interest in the development projects, leaving them to a succession of trustees acting under the authority of the Court of Chancery. The 'Terry Estate' comprising most of the Wycombe lands was put up for sale in 1900. Bounded by Amersham Hill to the West, and Totteridge Road to the South, it was divided into building plots (see above plan).

It is clear that the Terrys were highly systematic and commercially astute in their management of the development of their Wycombe properties. They generally sold plots in return for a "fee farm rent". At no 29 Rectory Avenue, we paid an annual charge of £6 15s until 1983. They imposed significant conditions to maintain the quality of development and hence the value of

their remaining investment. They and their trustees never swamped the market, but fed property onto it over a long period.

But puzzles remain ...

Why did William Terry develop land in Wycombe in the first place? Did he already own land through family connections? I can find no family connection that holds up to scrutiny, but does any other reader have an answer?

And finally, a bit of an afterthought ...

It can be seen from the above where the names of Rectory Avenue, Peterborough Avenue and Terry Road originated. Lucas Road is, of course, the road bordering the long-established Lucas Wood. Pretoria Road is a puzzle to be solved - the most obvious source of this name would be South Africa but I have not established an appropriate connection. Conegra Road has the most intriguing origins. Archaeological research has shown it to be the site of mediaeval pillow mounds. These were beds of soil raised on a stony substrate for the purpose of farming rabbits. The fields where they were located were often given a name prefixed "coney" such as coneygarth or coneygree, or, presumably, Conegra.

Douglas Fraser

In search of Colmer

FIFTEEN MEMBERS of the Society took advantage of a group visit on 14th August, to the County Museum Resource Centre in Halton to look at items which are not often out on public display, including a collection of paintings by Francis Colmer showing scenes of High Wycombe and the surrounding area in the first half of the twentieth century.

Our host, Melanie Czapski, the Collections Officer for Art and Ceramics, efficiently divided us into three groups of five, providing each group with a pair of white gloves, the only equipment needed for our studies.

The room was soon filled with murmurs of appreciation of the art work, and friendly arguments as to the exact location of some of the scenes depicted.

As a local historian Francis Colmer was keen to capture views which would soon disappear so his pictures provoked much discussion and the allotted two hours for our visit passed very swiftly.



Among the other items brought out for our perusal were a number of works by Society member, Lorna Cassidy, and a couple of engravings of well-known historical views of the High Street in High Wycombe based on paintings by William Hannan and by Niemann.

Melanie invited us to return to take a guided tour of the Resource Centre and to see a wider range of the exhibits kept at Halton.

Our thanks to David Snoxell and Eileen Walters for arranging the visit.

Jackie Kay

Giving Water to Horses

NEW MEMBER, Andy Aliffe, is known for his detailed observations; he regularly challenges facebook users to identify overlooked features in our town which he says are 'Hidden in Plain Sight'. He recently embarked on a narrower quest to uncover the truth about the distinctive Trough which stands near the entrance to Wycombe Museum grounds. You see, it's not just any old trough, it's a 'Wycombe design' horse trough in polished red granite, and not very many of them were made.

Convinced that it was NOT, as many people think, the relatively modest stone trough that once stood in Frogmoor, Andy headed off to the London Metropolitan Archives where he was eventually able to find answers to the many questions which had formed in his mind. There he found files of correspondence with the maker and supplier of the trough.



*The Trough opposite Park House on the London Road
Photo courtesy London Metropolitan Archives*

Maintenance of the Frogmoor trough at that time included scrubbing it clean on a daily basis, an arduous task which perhaps would have been easier had it also been made of the superior material of the Wycombe design, but photographic evidence confirms that the trough now serving as a plant trough in the museum grounds was at least initially sited on the London Road.

It seems the Wycombe Mayor's decision to accept a gift of the trough back in 1908 was not without controversy. Veterinary experts at that time, concerned about the spread of disease, were advocating replacing troughs with standpipes, and were insistent that a tap was needed for the use of those bringing their own buckets to the trough.

Its sudden removal in 1943 sparked another round of controversy, with correspondents questioning the right of the council to remove what they claimed had become an unnecessary unused obstruction. It stood abandoned for a while in the yard of the Water Works, its eventual fate at that time quite uncertain.

From information supplied by Andy Aliffe

Footpaths – Find them or lose them

YOU MAY HAVE seen in the Bucks Free Press or publicity from the Open Spaces Society that WDC wants to close part of the right of way route formed by HWU/78/1 and HWU/80/2 running from Leigh Street to Rutland Street. This crosses Desborough Avenue and West End Street, providing a quiet walking route into town for people living in the Leigh street and Oakridge areas.

The reason given is that the surrounding area suffers from crime and anti-social behaviour. Do any of our members use this path, or have any experience of the problems? Are there any members whose property backs onto the path and can explain what the issues are? I would be interested to hear any information about this. Please contact me – see details below.

I will be organising some walks from September onwards. If you are free during the week and would like to join me in walking

some of the footpaths, to confirm the map is accurate and that the paths exist and are open, please contact me so I can add you to my list of eager walkers. All walks will finish at a coffee shop if we can find one!

I can be reached via e-mail at Val.Hinkins@btinternet.com (preferred) or on telephone no. 01494 534754. Please leave a message if I am not there.

Val Hinkins

Destination High Wycombe

THURSDAY 29TH JUNE was a date to remember for 85 school pupils and their teachers from Greenford High School in Southall, who made High Wycombe the destination for their Geography field trip. Head of Geography, Aansa Ali (seen on the far right of the picture) had corresponded with the High Wycombe Society as well as other local organisations prior to her visit, expressing an interest in many aspects of our town, from the sadly-culverted chalk stream to the commercial impact of the recent development of the Eden Centre. On the day, pupils were well-organised in small groups, with worksheets to complete as they toured the town.



©Joolyart Photography (Used With Permission)

they toured the town.

I was delighted to be able to arrange for all the pupils to be welcomed by the Mayor on the day and to hear about the weighing-in ceremony and other borough traditions.

Jackie Kay

Margaret's Garden

WE HAVE HAD some beautiful weather in the garden on Tuesday mornings and have been very lucky to miss any rain. The garden is looking beautiful and very green.

Unfortunately, we can't say it has been peaceful lately. Not everyone appreciates the beautiful spot so we have become quite used to spending at least the first half hour of each Tuesday morning picking up cans, bottles and other unmentionable items - thrown around by senseless people.

Dave often gets into the river to retrieve cans and bottles. Then we sweep up and tidy up around the bench for anyone who might like to sit there and actually appreciate the garden.

There has recently been a spate of vandalism which is not so easily coped with – a broken mill window, the shed extension broken into twice and a large hole cut into the back of the main shed. These kinds of things are very distressing to all concerned.

There are much happier moments – we would particularly like to thank Angela Forward for her recent donation of a honeysuckle.

Julie, Wendy, Dave and Irene

Notices

New Members

We warmly welcome the following new members:

Andy Aliffe

Julie Cousins

Mr Steve Free

Obituaries

We regret to inform members of the deaths of:

Mr Martin Kipping

Ms D Melisant

Mr D Michener

90 Years Young

Friends of long-standing Society member, Elsa Woodward, wish to convey their very best wishes to her on the occasion of her 90th Birthday this month.

EE

£££ It's not as difficult as it sometimes sounds

££ You don't need to be a qualified accountant

£ To be a **Treasurer** it helps if you are an organised person, if you know what a bank statement looks like, can use a spreadsheet and send an email. The Trustees have collective responsibility for all decision-making so if any difficulties arise, you do not have to face them alone. Thanks to past treasurers, our finances are in good shape. If you think you could give the role a try, please get in touch.

BucksVision Opportunity

In November, a group visit to the BucksVision resource centre in Aylesbury will include both a talk and a workshop. Our hosts are keen to tell us about the charity's aims and the services it provides to those in need. They will also demonstrate some of the specialist equipment available to blind and partially-sighted people and challenge us to try simple tasks without the use of our eyes. Expect to have some fun!

Many people worry about the possibility of losing their eyesight so this is a really good opportunity to ask questions and get answers from people who know what it is like, and how likely (or not) it is to happen. Refreshments will be available – at least to those who master the instructions in Braille and can manage to pour out the drinks, blindfolded, using just the equipment provided!

Contributions Please.

Thanks to all those who have contributed to this issue of the Newsletter. Please send material for the next edition addressed to me, Jackie Kay, as The Editor at 19 Hepplewhite Close, High Wycombe, Bucks HP13 6BZ (Tel: 01494 534876), or preferably by email to:

newslettereditor@highwycombesociety.org.uk

All contributions to the next edition must be received by **20th November 2017**

You can also get in touch with the Editorial Team via the Society's facebook page.

DATES FOR YOUR DIARY

Put these dates in
your diary **now!!!**

2017	
Saturday 30 th September The Oculus, Aylesbury 10.am – 4.15 pm	BLHN – The Bucks Local History Network annual event – takes as its theme this year: Buckinghamshire Land and People. As in previous years, the High Wycombe Society plans to contribute a small display. Would-be participants can download a form from the Buckinghamshire Archaeological Society's website. Please let Jackie know if you want to be included in any shared car arrangements.
Saturday 7 th October	ANTAS (Association of North Thames Amenity Societies) AGM with guest speaker, Joan Humble, Chair of Civic Voice and former MP. Please contact our Hon Secretary if interested in attending.
Friday 20 th October The Riverside 7.30 pm	Talk entitled: "Lord Austin of Longbridge – Giant of the British Motor Industry" to be given by local historian and author, Julian Hunt.
Wednesday 22 nd November BucksVision, Aylesbury 11.00 a.m.	An opportunity to learn about BucksVision (see above). Contact Eileen on 01494 449902 if you wish to take part. Please also let Eileen know if you wish to be included in a shared car arrangement. Duration 1.5 hrs approx.
2018	
Saturday 28 th April Afternoon (Time TBC)	Advance Notice – Hold the Date! Discussions are in progress for a Special Joint meeting with Buckinghamshire Archaeological Society on this day which we are also advised coincides with the first day of the Wycombe Arts Festival.