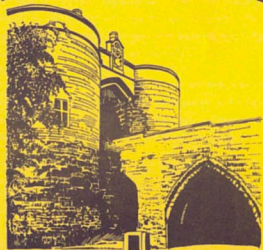


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Civic  
Society**

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This Society exists to develop a worthwhile environment in Nottingham. To achieve this it encourages good architecture in all its forms, planning, and the preservation of the desirable aspects of the heritage of the city. The Society likewise will discourage, criticise and even fight bad planning, destruction of amenities and vulgarity in design.

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ETTER

Nottingham  
Civic Society

April 1987

73



Stoney Street Elevation  
Car Parking — Office Development  
Standen Construction Ltd.  
James McArtney Architects

50p

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From time to time the general public in Nottingham are offered seemingly contradictory statements "There are too many shops in Nottingham", "New shopping development welcomed", "Too many vacant offices in Nottingham", "The exciting new proposals for the X site will incorporate badly needed office accommodation." Some will, no doubt, nod wisely and murmur, of offices, "It is a matter of size," and of shops "It is all a matter of type and location." Others with more of a conscience, but not fully aware of the deployment of finance, will think of housing needs. Among several prestigious projects proposed, or under construction, four will contain modern office units. These are the Park Row - car park block, the Albert Hall Institute and its environs redevelopment, the Stoney Street-St Mary's Gate car park and the block stretching from Mansfield Road across a portion of Woodborough Road and up Huntingdon Street. A luxury shopping arcade will eventually extend across the Flying Horse site from the Poultry to St Peter's Gate.

I have only one question to ask of this Flying Horse scheme. Will those who clamoured for the retention of a public house support it in the evening as well as, may be, at lunch time? At night, an open public house in a secured shopping area could be an Achilles heel.

When did you last visit the Arboretum? Do you tend to forget it? Many who work nearby use it extensively during lunch hours on warm sunny days. Some support the occasional band concert at weekends. Recently a proposal to turn it into a sculpture park was received with horror by both local residents and those wishing to preserve the specific concept of an arboretum. Our Arboretum is unique, it is not just another municipal park. Is it fraying at the edges? Your Society intends to be involved with the restoration of the Chinese Bell Tower so now is the time perhaps to look a little further into the state of the Arboretum. Members of the executive committee will be pleased to receive comments and suggestions on this matter.

*Ken Brown*

## COVER STORY: THE LACE MARKET REVIVAL

An account of the new development between Stoney Street and St. Mary's Gate designed by Architects James McArtney and developed and constructed by Standen Construction Limited.

This important central site was blighted in the sixties by the threat of road improvements and cleared, and by the mid seventies it had become a rather sad surface car park. Several redevelopment schemes were proposed for the site but none were considered financially viable until the introduction of hefty Government Urban Development grants by Michael Heseltine in the early eighties. The specific purpose of such grants is to unlock inner city 'problem' sites which would have been rebuilt, but for the extremely high cost of overcoming 'infrastructure' problems such as poor ground conditions, lack of adequate services, roads or drainage, very onerous conservation/planning conditions and so on. The other major qualification is that developments on such sites should yield a measurable social and economic benefit to the community.

With this background in mind, Standen Construction, with help and advice from Development Consultant Cedric Ford, put forward an exciting new concept in 1984 to the city council, namely to create a major new city centre car parking amenity in conjunction with small office suites for sale to professional and commercial firms which need to be located in the central area. This would produce a major benefit to the community and at the same time encourage greater investment in refurbishing the old Lace Market buildings which, despite vigorous initiatives and grant aid from the city, badly needed major investment from the private sector to give the buildings a longer lease of life than provided for by relatively small improvement grants hitherto.

James McArtney Architects were commissioned to produce a concept design which would provide at least 300 car spaces and 25,000 ft<sup>2</sup> of office space.

The brief was a tough one because the Lace Market is a conservation area of outstanding national importance let alone significant in Nottingham and as well as being a sensitive piece of townscape, the proposal had to be an economic solution. Even with grant aid the development costs were such as to make the scheme commercially marginal.

The architectural approach has evolved through a close study of the 'grain' of the Lace Market, its scale, mass and detailing; clearly this site which is a focal point from both Barker Gate and Pilcher Gate approaches, demands visually stimulating elevations which break away from the dreary horizontality of car park design and which also disguise the very large bulk of the building. Inevitably, the structure is a concrete frame supporting 'trays' of car parking with enclosed and protected courtyards at high level. These provide the secure and private landscaped environment for the office suites which overlook them, and beyond to the superb views of Colwick Woods and the Trent Valley.

The designer, Andrew Ellis and his team, decided at an early stage to 'go with the grain' of the surrounding buildings, to harmonise with the scale, colour and texture of brickwork, punctuated with carefully proportioned windows and doorways. Extra elements such as glazing features and balconies, together with the occasional gable, punctuate and give emphasis to the elevations from key viewing points. The site levels have been used to sink some of the car parking below street level and to achieve good access for both pedestrians and vehicles from Kings Place.

The all important ingress and egress point in Kings Place will be in a widened street maintaining existing service access to Kings Place and allowing a planting margin for trees. Great care has been taken to present the users of surrounding buildings with an interesting and stylish neighbour which will contribute positively to the unique townscape and visual consistency of the Lace Market. In functional terms the designers have achieved a car parking capacity of 343 car spaces and approximately 27,000 square feet of office space without exceeding the scale of adjoining buildings.

The roof level courtyard offices, whilst maintaining continuity with the elevational treatment are designed as attractive individual suites with their own private access. They will afford maximum flexibility for owner occupier firms who will enjoy the convenience and security of being at the heart of a resurgent Lace Market, recapturing the stimulus of this once bustling trading area.

Tim McArtney 1987



Stoney Street car park, elevation to St Mary's Gate.  
(James McArtney Architects).

## CHAIRMAN'S MESSAGE FOR 1987

Since I was elected as chairman of our Society in February last year, many things have happened in and around the city and I am pleased to be able to report that we have been particularly active in our involvement in them.

May 3 and Environment Week 1986 saw the completion of our first special project and the Society was delighted to welcome Lord and Lady Middleton to officially open the boathouse and the dovecote at Wollaton Park to public viewing.

Since that time, the Special Projects Group, set up with the Family First Project Agency, to promote employment for those out of work, and to repair buildings or artifacts that would not otherwise have been considered for attention, has grown considerably and its battle honours so far include, as well as the aforementioned, two completed ice houses in Wollaton Park, a further one awaiting the awakening of the bats when this also can be finished and opened to the public, the commencement of the repair of Clifton Ice House, and the repair of Wollaton Village Dovecote which is programmed for completion in Environmental Week this year. A good effort and my congratulations to Eddie Woolrich a fellow member and Project Manager of the Agency. Other projects to be tackled in 1987 include the re-decoration and refurbishment of the Gatehouse Shop, and work on the Broad Marsh Caves, for the Nottingham City Council. We are also restoring a few bits and pieces for the Fire Brigade in our spare time.

The Battle of Lambert's Factory has been fought and won and whilst we can pat ourselves on the back for our efforts at the enquiry, we cannot now sit on our backsides and let the building decay further for want of use. Our Society's task is now to assist in the finding of a new and suitable use for the building and this is actively in hand.

The Society's Shop, under the direction of Thoresby Bradley, has again been successful despite the drop in tourism and, taking all things into consideration, Thoresby and his team of helpers as always must be congratulated for their efforts. Help is always required and any member who would like to assist in the shop, the lifeline of the Society's funds, should contact Thoresby or Margaret Harrison.

All other activities - walks, publications, etc., have been successfully pursued during 1986 and again my grateful thanks to all concerned. I am also grateful to Ray Barks, our secretary, and to all other members of the Society who have assisted in the promotion of activities and events which have run so smoothly during the past year. I personally am also grateful for the membership support during my first year as chairman, and I hope I have your continued support next year.

Finally, in looking forward to 1987, our 25th anniversary and all the forthcoming events which I hope will again keep the name of the Society on the lips of many in our city, let us not forget St Mary's Church which desperately needs funds to keep it in good repair. My appeal to the Society for funds goes on during this our 25th year to help St Mary's in its 901st! Please be generous in your help.

February 1987

John Severn

## A RESTORATION DRAMA: ST MARY'S CHURCH

"In Nottingham is a church, in the King's lordship, in whose land lie three residences of the Borough, and five bovates of land, of the said six carucates, with full jurisdiction: to this church belong 5½ acres of land, of which the King has full jurisdiction...Aitard the priest has two houses."

The nine-hundredth anniversary of this entry in Domesday Book prompted the launch last year of the current appeal for St Mary's. Some might imagine that the church referred to is the one we can see today, but that is far from the case. The building which was surveyed in 1086, rather more than a century old then, was destroyed by fire in 1171; it may even have gone as early as 1140. Its successor lasted only two hundred years.

Rebuilding began in 1371, initiated by the Samon family. In the process of work over the next century the church became substantially longer than first intended; the old building probably extended no further than the present south porch which would explain its curious position in the new church, halfway up the nave. The chancel was also rebuilt, but in a much plainer style; this end was the responsibility of the monks of Lenton Abbey who saw no reason to equal the extravagances of the townspeople in 'their' part of the church.

Completed before 1475, Richard III heard Sunday Mass there before his journey to Bosworth and later a Tudor emissary, the King's Antiquary John Leland, found it "excellent, new and uniform in work and so many fair windows in it that no artificer can imagine to get more." A tour de force it was, and its appearance from those days comes to us from a drawing done in 1677 for Dr Thoroton by Richard Hall.

However, it was not to last. The west front was discovered in 1725 to be unsafe and had to be replaced. There are many ways of doing such work, and to the eighteenth century, convinced that Gothic was harsh and crude, the way to rebuild was in the fashionable classical style. David Hume of Warwick did the job, presenting the west end with a severe appearance, triangular pediment (repeated over the doorcase) and roundheaded windows; the Shire Hall of fifty years later must have gone well with it. Inside, St Mary's was equipped all round with galleries and large square-cushioned pews.

Other work was done, mostly by the churchwarden-architect, William Stretton (who did the unthreatened part of the Flying Horse), but such of the attention the church received was cosmetic. The price for this was paid when the transept galleries were taken down in 1839 and the condition of the fabric could be seen. The distorted appearance of the window arches in the south transept (near the present organ) revealed that a 'tower totter' had taken place. In the leisurely way of that age nothing seems to have been done till 1842 when a survey was commissioned from L. N. Cottingham, an architect then involved with the restoration of Rochester Cathedral. He reported that the west front and the four piers that held up the tower required complete renovation.

and that the chancel was slipping away from the crossing.

Horrifying, one would have thought, and a proposal was made, and only just defeated, that St Mary's be demolished. It was not until 1844, however, when the Rev J. W. Brooks was inducted as vicar, that the job was taken in hand. The church had been closed on December 11, 1842, and shored up, services being transferred to the Exchange Rooms and the Shire Hall. A cast-iron framework was now erected to support the tower, the west front was to be renewed "in a style appropriate to the rest of the building", and the nave roof restored.

Just as this started an uncollected report was received from George Gilbert Scott "relating to the dilapidations and repairs" of the church. Scott, to become the most prolific of Victorian architects, was at this stage an assiduous job-seeker: left penniless at his father's death and with a young family to support, he was anxious to make his own reputation by going in for whatever was on offer. His intervention at St Mary's was timely, for the restoration committee was not happy with Cottingham. They complained about his clerk of works who, "despite the commendations of several architects, was regularly drunk." Then they complained about Cottingham's dealings with the contractors, over which they felt they had no control. Cottingham replied with an acid letter in which he explained his methods, accused the committee of not knowing how restoration work was done and instructed them to trust him and accept what he said. A similar tone is to be observed in a letter he sent to the committee regarding the erection of a shed for the clerk of works inside the church: the building "must have a fire place" and the committee "must provide coals." A month later they were angry with him over the way he had spoken of them about the way contracts were being awarded. At length they decided on May 15, 1845, to dispense with Cottingham's services, recognising that they would have to pay him off, and to give the commission to Scott and his partner William Bonython Moffatt.

It was indeed Moffatt who did most of the work from the outset, largely taking over Cottingham's plans. In 1846 the partnership broke up and Moffatt continued alone, his west front (in imitation of what had been there before) being accepted in 1847. The committee was greatly concerned about Moffatt's dilatoriness in presenting his bills, and it is true that he had little head for business. Scott had ended the partnership on generous terms, but regularly thereafter came to the rescue of his former colleague.

The church was reopened on May 18, 1848, but the restoration committee, whose work was by then entirely fiscal, continued to sit for a further nine years before its work was completely done.

Only ten years later, on March 18, 1867, a meeting was held to decide on restoration funds yet again. Scott returned to the church, alone this time, and it was closed for two months that summer while the nave and chancel roofs were restored: the last of the 'beastly lofts' came down and thoughts now turned to the matter of the organ and choir. The instrument had been housed on the west gallery and was now placed on the north side of the nave opposite the south porch, where it was little use for accompanying the choir in the chancel. By 1869 proposals were being made for a new grand organ, and hence a new organ chamber

to be built on to accommodate it. The old organ was sold to the new church of St Andrew on Mansfield Road (where much of the fine eighteenth century pipework can still be heard as the basis of a much larger instrument) and a new organ commissioned for St Mary's from Bishop and Starr. Funds did not permit the erection of an organ chamber so a free-standing instrument was installed east of the choir stalls (also by Scott). The organ case extended to the ceiling, with the player virtually buried inside it. Although elaborate plans for hydraulic blowing were made, and water tanks actually installed in the tower, it was handblown throughout its life. At the end of its career it found a place in English literature: in the final chapter of Sons And Lovers Paul Morel goes into the Unitarian Church where he sees Miriam Leivers. After the service he walks along High Pavement with her:

"They threaded through the throng of church-people. The organ was still sounding in St Mary's. Dark figures came through the lighted doors; people were coming down the steps. The large coloured windows glowed up in the night. The church was like a great lantern suspended."

Scott's case for the instrument provided a curious example of judging a book by its cover. When High Pavement Chapel opened the authorities wanted an organ and arranged to hear the one in St Mary's. They duly turned up but the organist did not. So impressed were they by the case, however, that they immediately commissioned an organ from its makers.

Several of the letters from Scott's office at this time are edged in black: his beloved wife Caroline had died and he himself had only another six years to live, worn out by his hectic career.

In 1870 an assistant to the Bishop of Lincoln had been consecrated, being given the title of Bishop of Nottingham. Thoughts of a cathedral for Nottinghamshire arose, and thoughts of a bishop's throne for St Mary's with it. A diocese was indeed created in 1884, but with its headquarters out at Southwell. Someone was being very premature (parish records are vague about this) when they commissioned a chapter house and bishop's throne from George Frederick Bodley, but there they are, dating from 1890: there was evidently some doubt about whether or not Southwell Minster would in fact be the cathedral. Bodley and his partner, Thomas Garner, had already installed the chancel screen and the reredos behind the altar.

Other renovations continued, less dramatic, but equally important. The next piece of large-scale building arose from the condition of the organ. It had been installed by the Rev Francis Morse who always bemoaned the way it obstructed the chancel: as his memorial the beautiful bronze doors in the south porch were commissioned from Henry Wilson, the pupil and successor of J. D. Sedding who had in 1896 decorated the library and chapel of Welbeck Abbey and who at this time was bringing Byzantium to Brighton with his decoration of St Bartholomew's church in that town.

Perhaps an even more appropriate memorial to Morse would be the removal of that organ, and in 1905 the diocesan surveyor, Charles Hodgson Fowler and yet another committee began to give it thought. The organ was generally considered beyond repair, but those firms who tendered were prepared to keep the case if need be. Fowler thought of an organ chamber on the north-east side over the chapter house, some of the builders suggested divided organ cases above the choir stalls (they had the technology) while a third suggestion was for an organ chamber and choir aisle on the south side of the chancel. This last suggestion was accepted and an appeal was opened in 1908. With the death of King Edward VII it was suggested that the chapel (as it had become) be built as a memorial to him. Hodgson Fowler died that same year and he was succeeded by Temple Moore who continued this plan. Work began in 1912 and all was complete. A new instrument included, three years later Scott's case had been crammed at the west end of the new chapel on a gallery against the transept wall; two large arches linked the new chapel to the chancel: in the westernmost one was the console with a projecting tribune (still there) and in the other was a new case by Temple Moore. As a result the organ (a fine romantic job by Walker) sounded wondrous to the player, but lost most of its impact in the nave; it was to survive little longer than its predecessor.

The church's war memorial, for which a faculty was applied in July 1921, is ingeniously placed so that one actually walks through it on entering the churchyard. But a church which (naturally) looked back must also look forward, and in 1929 we find some more of the new technology: the parish needed "a competent person to manage the apparatus in connection with the amplifiers" and was determined that "no other person be allowed to interfere with the same." The apparatus came from Pearson's and evidently gave satisfaction.

In 1934 Taylor's of Loughborough reported on the bells and in the course of their investigations discovered that the tower itself was in serious need of attention. A report was immediately commissioned from A. E. Heazell of Nottingham who announced that tower, roof and belfry chamber all needed urgent repair; further investigation showed serious defects in the roofs of the south transept, nave and aisles. This work was done during 1935 and the bells were recast by Gillett and Johnson, being rededicated on November 2 of that year.

In 1938 Heazell drew up plans for a new choir vestry. The design used, however, came from F. A. Broadhead and the vestry was dedicated on Trinity Sunday, May 19, 1940. A year later saw Nottingham's air raid: the church escaped with a fire on the south transept roof. At the outbreak of war it had evidently been experimenting with ways of beating the blackout for we read that a series of organ recitals was to be arranged for church funds and that "such a recital should be advertised to take place at or near the time of the next full moon at 6.30 on a Sunday evening as an experiment."

Even peace time had its fraught moments. A slightly surreal flavour is brought to the minutes of the 1957 parish AGM by the report that "there was no apparent damage to the fabric from the recent earth tremor."

A landmark must be the redecoration of the chancel roof by Laurence Bond in 1965. Not only was this well done: it must have been one of the earliest opportunities for people to appreciate Victorian decorative art, and so to begin the process by which Victorian architecture is held in such regard today.

Another Victorian and Edwardian product saw the end of its days, however, for in 1968 the services of the Walker organ were dispensed with and it was dispersed, along with its Scott and Temple Moore cases. In 1973 the church gained its present instrument, a Marcussen reflecting the prevailing neo-classical taste. In appearance it makes no compromises with the building in which it is housed, but in its position in the south transept there is no doubting its musical 'presence'.

And so we are back with another appeal. It is rather nice that the firm doing the restoration (Rattee and Kett) is the same one that worked for Bodley at St Mary's a century ago: while an age that has come to appreciate and enjoy the work of T. C. Hine can certainly share his high regard for St Mary's, and perhaps his pleasure at unearthing a couple of arches from the former St Mary's and incorporating them into Jacoby's warehouse on Broadway. There are too those of us who shamelessly proclaim the Victorian work at St Mary's, because without the efforts of Cottingham, Scott and Moffatt it quite simply would not be here today.

Ian Wells

#### NEWS FROM FAMILY FIRST PROJECTS AGENCY

##### Wollaton Village Dovecote

Work is now progressing well. New window frames have been made and fitted and further repairs have been carried out on the brickwork. Electric lighting and power has been installed. A mock-up glower has been constructed in the Agency's workshop and placed in position on the roof ridge; this allowed the design to be modified. The actual reproduction will be fabricated at Radford Mill in the near future and erected on site. (A glower is the timber structure - rectangular in this case - with entry holes to provide access and egress for the birds).

##### Ice Houses

Work on the pair of ice houses adjacent to the Wollaton Road vehicle entrance to Wollaton Park is now complete. These ice houses will become a more prominent feature of the landscaping around the restaurant being constructed out of the old barn. Rural Action, Nottinghamshire Rural Community Council's Community Programme Agency, has surveyed these ice houses for Family First/Civic Society and produced excellent architectural plans and a coloured artistic sketch which will be on display in the Old Market Square exhibition marking Environment Week.

Whilst any bats are slumbering over winter in the ice house near Wollaton Hall itself, preparations are being made for an early start on restoring yet another one near Clifton Hall. There might well be another to follow that.



St Stephen's Church, Sneinton

Work here has ceased temporarily. The floodlighting is not yet installed and the flagpole for the church tower is awaiting construction. Since Newsletter No.72 Family First has agreed to record the memorial inscriptions on all gravestones uncovered during earlier work; the results will pass to the Nottinghamshire Family History Society on completion.

Wheeled Fire Escape

A good start has been made. Some difficulty was experienced in obtaining the correct oak for repairing the ladders, but work is now proceeding satisfactorily. The County Fire Service has operated fully in this project.



Castle Gatehouse Shop

By the time this Newsletter is published Family First will have completed the refurbishment of the Society's Shop ready for reopening before Easter. Further comment is withheld, for the present, until the results have been seen, but disappointment will be unlikely!

Broad Marsh Caves

This is the latest project for Family First to receive M.S.C. approval, this is necessary as they pay the labour costs. Before the summer it is expected that work will start on these caves sited under the shopping centre on What was Drury Hill. Improvements to be carried out will include a safer pedestrian bridge, proper observation platforms and a safety grille for an out-of-bounds cavern.

A later phase two will hopefully provide visitors' toilets and the construction of a second entrance, permitting a one-way route through and out. Another small contribution to tourism.



Ice-House

CITY OF NOTTINGHAM CEMETERIES (Part 2) by Michael Peck

The Church or Rock Cemetery is approximately one mile from the city centre, situated at the junction of Mansfield Road and Forest Road above the Forest recreation ground, the site of the annual goose fair. This historic site was also in times past a place of public execution, for it is within Church cemetery near to where the last windmill stood that public gallows were erected, prior to that they were situated on the site of St Andrew's Church. These gallows were in use until 1827 the last victim being a man named William Wells aged 45 years convicted of robbery he was executed April 2, 1827.

The cemetery presents many features of interest. It is thirteen acres in extent and includes within its boundaries a remarkable series of caves scooped out of the living rock. Indeed the whole of the city centre is honey-combed with such caves, caverns and cellars, being built upon a large strata of bunter sandstone.

Whilst most of the caves have been sealed off over the years for safety reasons, there is a tunnel approximately 63 metres in length leading to a large hole or depression on the north side of the cemetery which is partly natural, partly excavated, this area is called St Anns Valley, but over the years has been known as the 'punch bowl' or 'bull ring'. On the east side of the tunnel there is a gallery which branches off into five more tunnels some 30 feet in length these were intended as a system of catacombs but were never used. Many thousands of tons of soil and rock were removed from this valley to make artificial mounds in other parts of the cemetery, this was done under the direction of Edwin Patchitt one of the directors of the cemetery. It was also a common thing to see local tradesmen with horse and cart queuing for their share of the spoils.

Because of the sandstone strata of the cemetery it is ideal for the construction of vaults or bricked graves and this cemetery has well over one thousand such graves.

The concept of the cemetery came into being on June 6, 1850 at a meeting of churchmen held in the Exchange Hall, Thurland Street, Nottingham, presided over by the Bishop of Lincoln in whose diocese Nottingham was then a part. Four acres of land were allocated by the Inclosure Commissioners, and it was resolved to buy six acres company land. However, when the Church Cemetery Company was registered April 16, 1851 it was agreed to buy nine acres of land. The company was formed with a capital of £2,250 divided into 1,000 shares of five guineas each.

Of the thirteen windmills that stood between Forest Road and Alfreton Road three were in the ground now forming Church cemetery. On or near to the place where one such windmill stood is a grey granite headstone in memory of William Oakland, who for many years was the working assistant to the occupiers of the mill. The stone having been cut to represent a windmill upon it. He was buried June 30, 1887. The windmill had an adjoined cottage and it was that cottage that was first used as a temporary chapel when the cemetery opened.

Several years were occupied in building the boundary walls and iron fencing, the lodge, making roads paths, etc. However, the cemetery was consecrated on June 18, 1856 by the Bishop of Lincoln and the first interment took place on June 20, 1856 at 3pm in 'town land'. The deceased was a Taylor Cuckson, 10 month old son of Samuel Cuckson, a school-master of Mansfield Road, the

The first bid offered was one of £60,000 by Mr F. Acton, this being rapidly followed by increases of £1,000 until a total of £70,000 was reached. Next followed two advances of £500 and then further increases until at £74,500 the hammer fell and the estate passed into the hands of Mr S. P. Derbyshire of Derbyshire Brothers, chartered accountants.

Messrs. Cameron, Kinn and G. London were the vendors' solicitors."

Several pointed observations on the auction were made by the writer of the comment column elsewhere in the Nottingham Daily Express:

"On the whole I should say the purchasers of Mapperley Park Estate yesterday afternoon got a bargain, the purchase price being £74,500 being about 2s 6d a yard.

It is hardly a secret that Mr S. P. Derbyshire was acting for a syndicate and the Mayor and Mr Ball, I am told, were mutually interested in the bidding against Mr Derbyshire."

The syndicate mentioned consisted initially of Job Nightingale Derbyshire, Samuel Patrick Derbyshire and John Ashworth. There might have been several others at the very least highly interested if not actually involved. The name of William Beedham Starr, a prominent local architect, was added, handwritten, soon after the sale to one of the earliest printed documents relating to the development of the estate. Thereafter, the developers were Ashworth, Derbyshire and Starr. Starr was an excellent, if obvious choice. He appears to have surveyed the Wright's estate for the auctioneers' sale catalogue and associated documents. From July 1903 onwards he was involved with plans and sections of Ebers Road and the revision of plans for the eastern extension of Ebers Road, the last major roadworks on the earlier development. He also submitted designs of houses for a number of clients on these two roads.

By the spring of 1904 the master plan for the Mapperley Park Estate was ready. The original submission date of April 16 was put back to May 12 and then on May 27, 1904, the following plans were approved for Messrs. Ashworth, Derbyshire and Starr, Mansfield Road.

1. Plans and Sections of new streets to be called Mapperley Hall Drive, Arlington Drive, Hatfield Road, Sefton Drive, Tavistock Drive, Tavistock Avenue, Lucknow Avenue, Carisbrooke Drive, Alveystone Road and Esher Grove.
2. Plan and Section of further length of Cyprus Road and new street to be called Carisbrooke Avenue.

Starr revised the plans for Arlington Drive in October and in November 1904. Early in February 1905 William Dymock Pratt put forward plans and sections of new streets, Richmond Drive extension, Warwick Road and Woodland Drive for the Derbyshire brothers. At first these plans were rejected because of incorrect street levels. However, after revision, approval was given on

## MAPPERLEY PARK ESTATE

for Messrs. Ashworth, Derbyshire & Starr



The plan showing the proposed development of the northern part of the Mapperley Park Estate submitted by W. B. Starr on May 27, 1904. A number of minor amendments were made later to this original layout.

February 24. On the same day Starr successfully submitted two sets of Plans and Sections of new streets on behalf of the Syndicate. The first was for a continuation of Lucknow Avenue to Mapperley Hall Drive. The second was somewhat misleadingly listed as 'New streets to be called Lucknow Drive, Mapperley Hall Drive, Richmond Drive, Warwick Road and amended section of Sefton Drive'. In June 1905 the revised plans of Arlington Drive were altered yet again. Over a year later on October 19, 1906 Starr's extension of Mapperley Hall Drive to Woodborough Road was approved.

W. B. Starr and his office were heavily committed during the summer of 1904 on subdividing part of the estate into building plots of various sizes. By July 1904 a plan had been prepared showing that most plots in the area bounded by Mapperley Hall Drive, Cyprus Road, Ebers Road (north), Grosvenor Avenue,

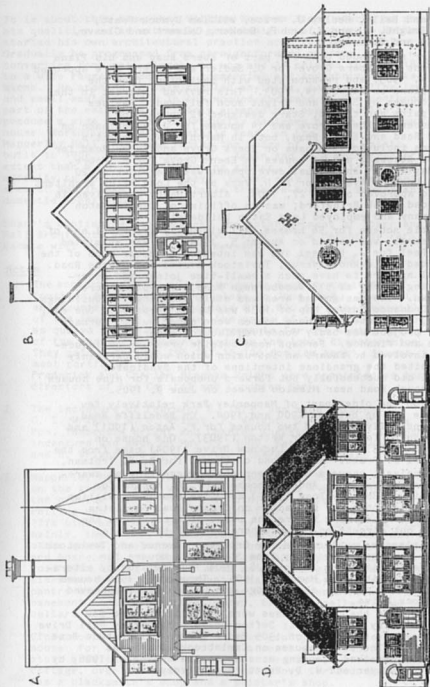
Tavistock Drive and Mansfield Road had been apportioned. A study of the plan reveals distinct groups of people involved. The names of several prominent townsmen appear as purchasers for investment for example John Dane Player and Joseph Bright, solicitor. Named also are the minor architect developers, the recurrence of whose names, later with submissions for groups of houses, shows the intention of speculative building.

F. H. Collyer and W. B. Savidge are typical of this group. A number of plots were taken by individuals, most of whom later had a very individual house, designed by Starr, erected on their plot. Members of the Syndicate also managed to acquire or hold onto a number of prime sites, either collectively or separately. Lastly, a few local builders, of no great architectural potential, tried to get a stake in the new estate. One or two succeeded.

The interest and activity generated by the exciting development prospects for the northern part of the estate tended to divert attention away from housing being put up in the area south and east of Ebers Road. At the same time the grounds of Forest House east of Mansfield Road and between Redcliffe and Mapperley Roads, adjoining the former road were opened up for new roads and housing. Forest House and its immediate surrounds had been given, together with monetary gifts to the committee of the Children's Hospital by Thomas Isaac Birkin in 1899.

W. H. Radford followed his first pair of houses on Ebers Road with two other pairs before the end of 1900, and a third pair in 1901 all adjoining on the original plot. Another pair by Radford, again on Ebers Road, was submitted and approved in March 1902. The only other activity in that period was on Shirley Road where F. C. Martin prepared plans for two pairs of houses for J. G. Martin in October 1900 and May 1901.

During 1902 and the first half of 1903, the major building works took place on the Forest House Estate mentioned earlier. On September 26, 1902, Robert Evans and Son's Plans and Sections for a new street off Redcliffe Road, Forest House Road were approved. The name was soon changed to Berkley Avenue. This was undertaken for T. I. Birkin and E. A. F. Sankey. On March 27, 1903, for T. I. Birkin and others, Evans and Son presented Plans and Sections of new streets to be called Thorncliffe Road and Thorncliffe Rise. Finally Evans and Son, this time for T. I. Birkin and the architect surveyor A. R. Calvert, had their Plan and Section of a new street, Andrew Road, passed on October 16, 1903. Houses erected on these roads during the years 1902-4 included designs by



A selection of houses by William Beedham Starr: (A) Tavistock Drive (1906), (B) Northfield, 470 Mansfield Road, Starr's own house (1906), (C) Mapperley Hall Drive and Alverton Road (1907), (D) Mapperley Hall Drive (1907)

Brewill and Baily, Hedley J. Price, William Dymock Pratt, Lawrence Bright, W. and R. and F. Booker, Calvert and Gleave, Harry Gill and T. Long.

W. B. Starr's amended plan for part of Ebers Road and his Plans and Sections for Ebers Grove for G. Sadler and others were approved on July 24, 1903, and re-submitted with deviations from the approved plans on August 14, 1903. This revived interest in the area and houses by Starr and Bright soon followed. Besides singles, pairs and threes, Starr designed 12 houses for H. B. Spencer in Ebers Grove and 14 houses for J. Hutchinson on Mansfield Road and Ebers Road, both in March 1904. Bright's commissions included 13 houses on Ebers Grove and Ebers Road for Buxton and Attewell and 12 houses on Ebers Grove for H. Moore, both in May 1904. An unusual development was the block of 20 houses on Lucknow Avenue for A. H. Vass by the Long Eaton architect J. F. Dodd approved on May 27, 1904. Albert Henry Vass lived in Musters Road, West Bridgford, was an official of the Ilkeston Brick Company and employed Long Eaton builders!

One terrible scheme for 56 houses, all virtually identical and of no great merit, was passed on August 5, 1904. It was submitted by A. H. Peel for J. H. Peel and was intended to cover much of the area bounded by Lucknow Avenue, Tavistock Avenue and Cyprus Road. J. H. Peel appears to have been a small-time joiner and undertaker living nearby at 578 Woodborough Road. The plans were badly drawn. The designated area was still awaiting its buildings when the Ordnance Survey Map of 1938 was being prepared. One can, of course, speculate why these houses were never built; perhaps the whole project was badly conceived lacking experience, expertise and finance. Perhaps some outside pressure or inducement was involved to thwart an intrusion which would certainly have inhibited the grandiose intentions of the Syndicate. J. H. Peel did successfully put forward proposals for nine houses on Woodborough Road near Mission Street on June 9, 1905.

Elsewhere on the older part of Mapperley Park relatively few houses were put up between 1900 and 1904. On Redcliffe Road, Brewill and Baily designed two houses for F. Acton (1901) and Bright produced four for a Mr Ketton (1903). One house on Cyprus Road (1903) and two on Lucknow Drive (1904) came from the office of W. D. Pratt. The second of these, for S. R. Trotman, the city analyst, shows a much freer style suggesting an awareness of Charles Voysey. Another house by F. C. Martin for J. G. Martin on Shirley Road (1903) and five houses by William Herbert Higginbottom for G. Sadler on Cyprus Road completes the list of new building before the onset of activity on the newly laid out streets on the northern part of the estate.

The first planning application for Grosvenor Avenue and Tavistock Drive came, perhaps inevitably, from Starr; six houses for J. W. Moore submitted on October 28, 1904, but delayed by alterations and resubmitted on March 3, 1905. Throughout 1905 houses by Starr, F. H. Collyer, and Savidge and Collyer were approved for Tavistock Drive.

At the same time the first houses were being authorized for Richmond Drive by W. D. Pratt; Sefton Drive - Mapperley Hall Drive by A. Glen; and at the end of 1905 Esher Grove - Alverstone Road by L. Bright. The first houses on Carisbrooke Drive and Warwick Road received planning consent in the spring of 1906, by Savidge and Collyer and W. D. Pratt respectively.

It is about this time that William Beedham Starr starts to show his qualities as an extremely good designer of houses. He had started his own architectural practice some ten years earlier. Gradually he progressed from straightforward mundane jobs: converting four nail closets to w.c.s and 34 privies to w.c.s (1898) to a wide range of domestic, commercial and industrial commissions. He appears to have tackled anything, intermingling large and small assignments. In the wooded parkland on the northern part of the estate he certainly grasped his opportunities to produce a wide range of individually designed houses. His own house 'Northfield', 470 Mansfield Road, on the corner of Mapperley Hall Drive and facing the Lodge of the old estate, built in 1906, exemplifies this. Again, and to a much greater extent than W. D. Pratt's passing glance, he exhibits an affinity to the work of Voysey. Tucked away in this secluded area of Nottingham is a veritable treasure-house of Edwardian domestic architecture.

Starr's continuing involvement, the establishment of Starr and Hall Architects and the later evolution of the Mapperley Park Estate will appear in the next Newsletter.

Ken Brand

#### Notes

1. The acquisition of I. and C. Wright's Bank by Capital and Counties Bank Limited took place in June 1898. The Capital and Counties Bank Limited paid £100,000 for the goodwill of the (banking) business, the price of the premises to be as quoted in the books; arrangements for the taking over of the customers accounts and for the local directorships. They paid a further £96,747-16-10d for the bank's investment portfolio. Frederick and Charles Bingham Wright were appointed as local directors of the Capital and Counties Bank.
2. The indenture of February 8, 1873, was made between C. I. Wright, H. S. Wright, F. Wright, G. H. Wright, the Hon. Theodosia Wright and Charles Augustus Welby. A further indenture was made on May 15, 1900, between C. I. Wright; and N. Wright and F. J. Carter (thereby designated Trustees).
3. Mapperley Hall was very well appointed. The principal rooms on the ground floor were the dining room 44ft 6in by 19ft 6in; the drawing room 29ft by 23ft 6in; the music room, whose ceiling was 'painted by an eminent artist', 34ft 6in by 17ft 6in; and the library 27ft by 10ft. On the first floor, mainly, there were 20 bedrooms; three dressing rooms and many other rooms, including 'ample linen cupboards, store rooms and boxrooms'. On the second floor there was a billiard room 29ft 6in by 16ft 6in with an adjoining smokers' lounge. Elsewhere there was a servants' hall 21ft by 15ft plus butler's pantry and plateroom and kitchen housekeeper's room. The basement contained a game larder, two wine cellars, two beer cellars and a cool cellar.

Close to the Hall fronting an open courtyard was a coach house for seven carriages, and a coach wash-house; a four stall stable and six loose boxes. Nearby was a coachman's cottage, over the stable was a dormitory for four lads. There was a blacksmith's shop and a painter's shop.

In the kitchen garden were three vineries, two melon houses, a lean-to cucumber house, and a pineapple pit which was heated by steam pipes. The fruit garden had three summer houses.

There was a farm cottage with two bedrooms, etc; an open courtyard with cart-shed, harness room, rock beer cellar, barn, an open loft granary and carpenter's shop. There were standings for 34 cows in six cow sheds plus two calf sheds and a large stack yard in the rear. The minerals and the timber were included in the sale.

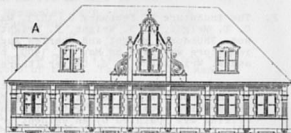
4. Charles Voysey (1857-1941) built a large number of modestly proportioned country houses between c.1890-1914. He respected the rural tradition of English architecture without slavishly attempting to recreate it. Some facets of his style may be seen in Edwardian Mapperley Park.

#### QUIZ

The buildings in the QUIZ NEWSLETTER 72 were

- A. Warehouse-shops 'Carlton Buildings' Goose Gate (S.D. Walker and J. Howitt 1881)
- B. Albion Chambers Parliament Street - King Street (E.R. Sutton 1896)
- C. Presbyterian now Christian Science Church Mansfield Road - Villa Road (Brewill and Baily 1896)

Now try these:-



#### MARK OF THE MONTH

The Mark of the Month awards for winter/spring 1987 are as follows:

- |                 |  |
|-----------------|--|
| <b>January</b>  | Alterations and extensions of the William Booth Memorial Halls, King Edward Street. (Bartlett, Gray & Partners for the Salvation Army)   |
| <b>February</b> | The creation of The Grand Central Diner, London Road. (Walton, Walker Associates for Phil and Sue Murdoch of the Nottingham Antique Centre)  |
| <b>March</b>    | The development of Lenton Priory Park at the junction of Abbey Street and Gregory Street. (Joint venture between the City's Planning Department, the Department of Technical Services and the Recreation Department) |
| <b>April</b>    | The restoration and refurbishment of 14-24 Regent Street. (Allan Mulcahy for the owners etc of the properties involved).   |

The William Booth Memorial Halls were opened on July 12, 1915, by the Duke of Portland. The city council provided the site. Whilst the costs of the building, £6,200, were covered by public subscription.

The building was designed to provide accommodation for 750 people in the Senior Hall and 200 in the Young Persons Hall. Over the years minor changes have been made including extending the facilities for the band and improving the toilet facilities.

The premises serve both the Army nationally and the local corps in St Ann's. An increase in membership has naturally produced an increase in activities and resulted in great demands upon the existing accommodation.

The need to run a number of quite different meetings and group activities simultaneously was appreciated by the International Headquarters of the Army who agreed to extend the Halls. As the building is located on an island site there was no possibility of a lateral enlargement and so the only alternative solution was to build over the Young Persons Hall. The adequate existing structure was incapable of taking the extra load of a first floor. Since it was undesirable to demolish the facade towards King Edward Street, a steel frame had to be erected within the external shell of the building.

This frame supports the whole of the upper floor, the external walls and roof and was a significant factor in the choice of adopting a slate mansard form. The extra load has necessitated very substantial concrete foundations.

The contract, which was negotiated by the chief architect to the Salvation Army, was secured by Baxter Brothers of Grantham. The facade of the main building was cleaned under the Department of the Environment's Operation Clean-Up initiative.

At the moment information is still awaited about the Grand Central Diner which is housed in the old booking halls of the London Road High Level Station. A visit revealed an extensive use of forties and fifties bric-a-brac in the decor. There will be more on this later.

Lenton Priory Park forms part of the city council's long term intent to provide Lenton with more local open spaces. In particular this park at the junction of Abbey Street and Gregory Street provides an appropriate setting for an area of great historical and archaeological interest. The Park will provide an attractive informal open space with seating and interpretative material explaining the history of the area.

The scheme has been jointly funded by the city council and the Department of the Environment, via the Urban Programme. The work has been undertaken by the city council's M.S.C. Community Programme workforce, supervised by the Director of Technical Services, and the landscaping undertaken by the Recreation Director. Overall design and co-ordination was undertaken by the city Planning Officer. Project co-ordination was carried out by R. E. Jones of the Planning Department.

Of particular interest is the stone used to construct the boundary wall which was rescued from the former Nottingham Canal in Wollaton.

The work undertaken by Allan Mulcahy on Regent Street has only just been completed. A description of the restoration, with, in this case, the tribulations of dealing with a variety of owners and tenants will appear in the next Newsletter. A preview of this project was given in Newsletter No.67 pages 6-8.

Ken Brand



The extension to the William Booth Memorial Halls, King Edward Street, Nottingham, (Bartlett, Gray and Partners). Mark of the Month, January 1987.

Members who have written against Tuesday, September 8, 1987:

Civic Society meeting Jim Lees 'The Quest for Robin Hood' might wish to be reminded that Jim Lees' book with the same title will be published in June this year. There is a pre-publication subscription offer at £9.95 instead of the later retail price of £12.50. Full details from Temple Printing (Nottingham) Limited, Trent Works, Wilford Crescent East, Nottingham. A smaller volume by Jim Lees 'The Legendary Exploits of Robin Hood in the City of Nottingham' has been published recently. It is available in local bookshops price £1.30.

## THE LACE HALL

By March 1988 the transformation of the interior of the vacant former Unitarian Chapel on High Pavement into The Lace Hall will be complete. At long last Nottingham will have a lace museum which will provide answers in an entertaining and informative way to the many questions asked year after year by visitors seeking information about lace.

'Museum' does not adequately describe the various facilities and functions planned for the Lace Hall. The main feature will be The Story of Nottingham Lace Exhibition. In addition, a Lace Shop, an Exhibition Shop and a Coffee Shop will offer immediate and longer lasting sustenance. The usual support facilities: toilets, staff accommodation, storage and manager's office will be incorporated within the building. The layout of these facilities will allow access to the shops without paying the admission charge to the Hall. This casual social use of the Hall can be extended to a more formal use by clubs and societies in the evening. The auditorium, the Coffee Shop and the toilets would be available for those organising lectures or music, dance or drama. Seating, depending on the activity, is likely to be for 60 plus people.

Visitors to the exhibition will be shown a short introductory audio visual slide and tape show of about eight minutes duration. Three 'talking heads', full sized costumed figures talking about aspects of lace manufacture and use, will be located at key points in the exhibition. There is a defined route for the visitor which traverses the ground floor in a roughly clockwise direction, but in most parts of the route there are no time constraints. The first 'talking head' will represent the Lace Entrepreneur, Lewis Heymann (d.1869). He will stand in the pulpit facing a lace curtain machine in working order, and will talk about it and the Leavers machine. Between them these two machines represent the fullest development of 19th century lace technology. The second figure will be a Twishand c.1900 in a domestic room setting. He will talk, with full flavour, about labour aspects of the trade, domestic female and child labour and living conditions. The third figure will be a Lady of Fashion c.1880 in full Victorian lace dress. With the aid of four static figures illuminated in turn, she will interpret changing fashion from 1850 to 1988. Figures two and three will probably be upstairs.

There are six main topics in the exhibition within which are woven eleven sub-topics. Where possible the themes of the exhibition are treated chronologically. The main topics are: i) 'Lace Heyday 1850-1914'; ii) 'The Machines of Nottingham Lace'; iii) 'How Lace is Made'; iv) 'Twishands and Outworkers'; v) 'Lace Today'; vi) 'Lace in Fashion'. Among the sub-topics will probably be The Lace Market area before lace (situated in the Coffee Shop area), The architecture of lace, The revival of the Lace Market area, and the Lace Market Trail (Coffee Shop/reception area) and The Unitarian Chapel, its relation to lace and its stained glass (Lewis Heymann is commemorated by the east transept window 1890).



## HERITAGE WALKS

Once again we will be conducting public walks during a 12 week period from Wednesday, June 10 to Thursday, August 27. Leaflets will be available late from the Information Bureau, libraries, and, of course, the Gatehouse Shop.

Briefly the tours are as follows:

**Each Thursday** June 11 to August 27 inclusive 7.30pm

Shire Hall: courts, cave cells and yard. Starts and ends on High Pavement.

**Each Wednesday** June 10 to August 26 inclusive

The Lace Market and Georgian Nottingham. This is still a popular walk and provides an excellent training programme for new guides.

**Wednesdays** June 10, July 1, 22 and August 12

The Caves and Canal Trail: Through The Park to the caves of St Mary de la Roche, and then following the canal towpath from the Marina to Carrington Street.

June 17, July 8, 29 and August 19

Victorian Nottingham: Passing the Cathedral and walking along Clarendon Street through 'New Nottingham' (so called as it was not developed until after the 1850 Enclosure Acts) and returning to the Market Square and the Bell Inn.

June 24, July 15, August 5 and 26

Regency Nottingham and The Park: The 19th century residential development of the Old Castle Park and the unique Park tunnel.

All Wednesday tours begin at 7.30pm from the Civic Society Shop in the Gatehouse of the Castle. Charges are still 50p for adults and 30p for children, but they are FREE TO CIVIC SOCIETY MEMBERS.

The Castle tours this year are again every Sunday from March 29 to September 27 inclusive, from 2 to 4pm.

The tours are dependent on trained guides. If you would like to become one, please let me know, or turn up early in the season at the appropriate venue as follows:

CASTLE TOURS	Sunday	- See Margaret Harrison
SHIRE HALL TOURS	Thursday	- Stan Saunders
OTHER TOURS (Castle Gatehouse)	Wednesday	- Dave Newham

So please join us on the walks as a guide or a welcome visitor.

Cliff Deane  
Walks Department

A very attractive and informative folded leaflet 'The Ripley Rattler', The History of the Nottinghamshire and Derbyshire Tramways Company 1912-1932, has been produced by the Nottinghamshire County Council. Colour printed both sides this free leaflet is 31 5/8" x 16 1/2" unfolded.

(Supplies in libraries)

## MEMBERSHIP

The membership figures have shown an encouraging upward trend. Since the beginning of the year there have been 35 new members and four resignations, giving an overall increase of 12 Family and 19 Individual members.

The total membership is 641 with an effective membership of 870. I am disappointed that there are STILL 120 SUBSCRIPTIONS outstanding. Why is there 20% still due EVERY YEAR at this time? It is not the same members each time! However, if you have overlooked it, please settle promptly on the enclosed reminder. BANKERS ORDERS are available to remove this annual chore.

I have been asked to inaugurate a direct debit scheme. To do this we must have a main line computer which is compatible with each members bank. There are two insurmountable objections:

1. We are too small to invest in the costly equipment required.
2. My wife will not give up the sitting room to house the computer!

Cliff Deane  
Membership Secretary

## THE NEWSLETTER

A few interesting facts:

- |  |     |
|--|-----|
| 1. About 750 copies are printed three times a year   |     |
| 2. Distributed to members  | 650 |
| 3. SOLD through bookshops, Central Library etc.  | 60  |
| 4. (a) to other Civic Societies and Amenity Societies                                      | 9   |
| (b) to educational establishments, High Schools, Polytechnics and University of Nottingham | 6   |
| (c) libraries, leisure services and the media  | 12  |

These figures do fluctuate with the membership and sales, but the quantities are about correct. The sales defray the cost and distribution to the bodies in 4 (a-c).

So the Newsletter keeps our name to the fore with the coming generation through the schools and forms a link with other amenity societies.

Some of the Societies exchange periodicals with us and we try to feature some of their items in our Newsletter. One of the Societies had, however, been sending to the wrong address. So if this is the case with any secretaries or Newsletter Editors, the address is:

Ken Brand  
120 Somersby Road  
Woodthorpe  
NOTTINGHAM NG5 4LT

Addresses do get mislaid, so you can send any item to me. My address as membership secretary is on the bottom of the back cover of each Newsletter and as our respective daughters work at the same establishment, items are speedily forwarded by our own 'Pony-tail Express'.

Cliff Deane  
Outside Sales

NOTE ALTERATION OF DATE

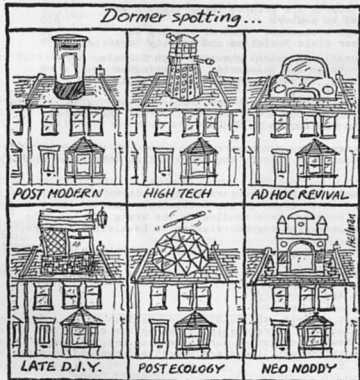
Saturday, June 20, 1987  
HISTORIC AND COMMERCIAL BUILDINGS IN THE CITY OF LONDON  
Itinerary planned by Bob Cullen. It is hoped to include a  
visit to the controversial new Lloyds Building in Leadenhall  
Street. Travel will be by train.

Fifth Midlands Conference of Amenity Societies

No details are yet available. The Conference will be held on Saturday,  
13th June, in the Council House, Birmingham. The Birmingham Civic Society is  
making great efforts to match the success we had last year in Nottingham and  
it should be a very enjoyable day. If you are interested, please ask the  
Secretary to send you details and an Application form.

Wollaton Village Dovecote

An official ceremony to mark the completion of the restoration work is  
being planned for the morning of Saturday, 18th July. If you would like an  
invitation, please send your name and address (and telephone number) to the  
Secretary. It may be necessary to limit numbers, so please do not plan to  
turn up without an invitation.



Louis Hellman's cartoon first appeared in The Observer Sunday,  
February 8, 1987, and is reproduced here with permission.