










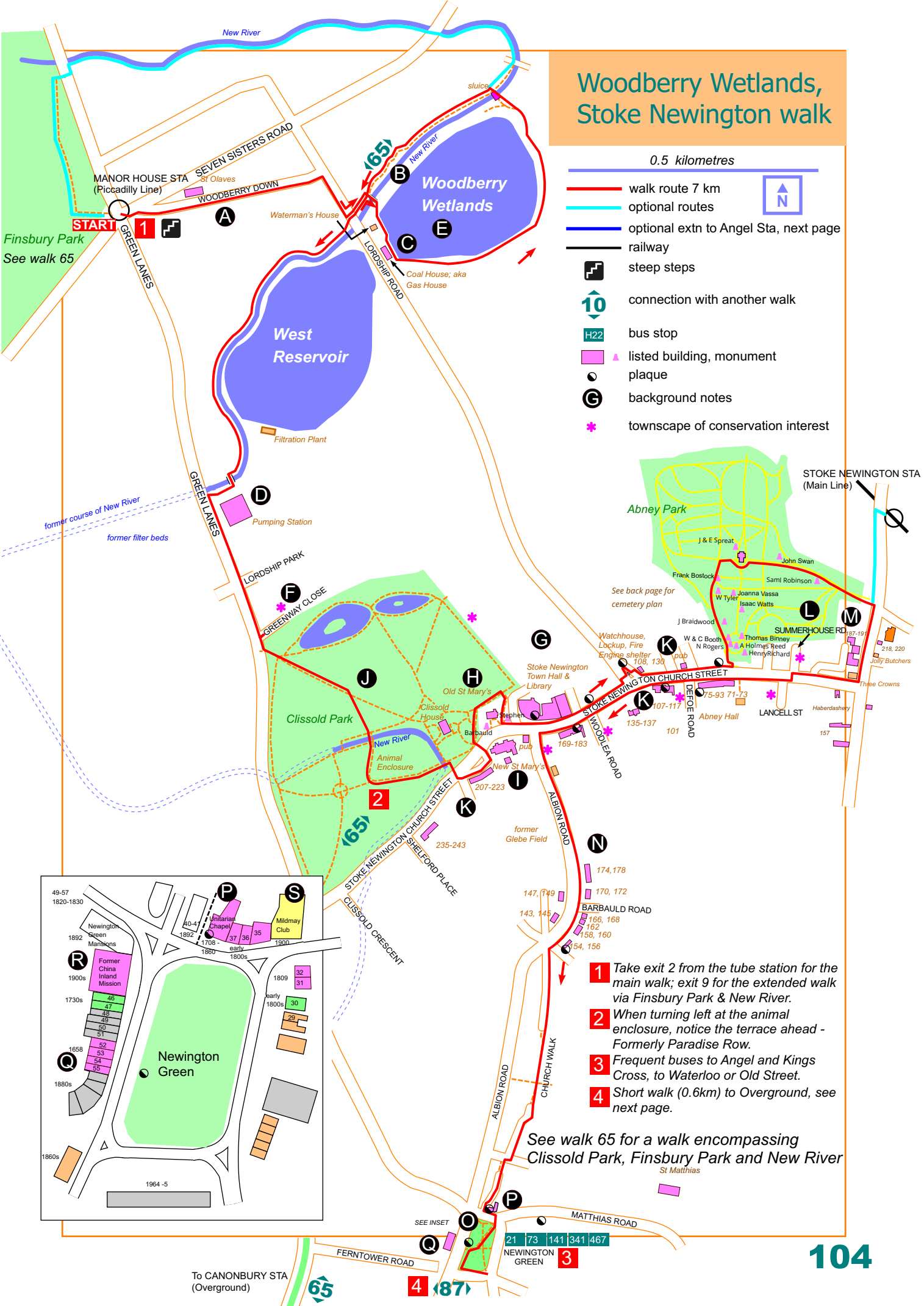


# Woodberry Wetlands, Stoke Newington walk

0.5 kilometres

-  walk route 7 km
-  optional routes
-  optional extn to Angel Sta, next page
-  railway
-  steep steps
-  connection with another walk
-  bus stop
-  listed building, monument
-  plaque
-  background notes
-  townscape of conservation interest



- 1** Take exit 2 from the tube station for the main walk; exit 9 for the extended walk via Finsbury Park & New River.
- 2** When turning left at the animal enclosure, notice the terrace ahead - Formerly Paradise Row.
- 3** Frequent buses to Angel and Kings Cross, to Waterloo or Old Street.
- 4** Short walk (0.6km) to Overground, see next page.

See walk 65 for a walk encompassing Clissold Park, Finsbury Park and New River

To CANONBURY STA (Overground)

65

187

21 73 141 341 467

174, 178  
170, 172  
166, 168  
162  
158, 160  
154, 156

147, 149  
143, 145  
BARBAULD ROAD

169-183  
107-117  
135-137

108, 130  
101  
101

157-19  
218, 220  
Jolly Butchers

175-93 71-73  
157-19

157-19  
218, 220  
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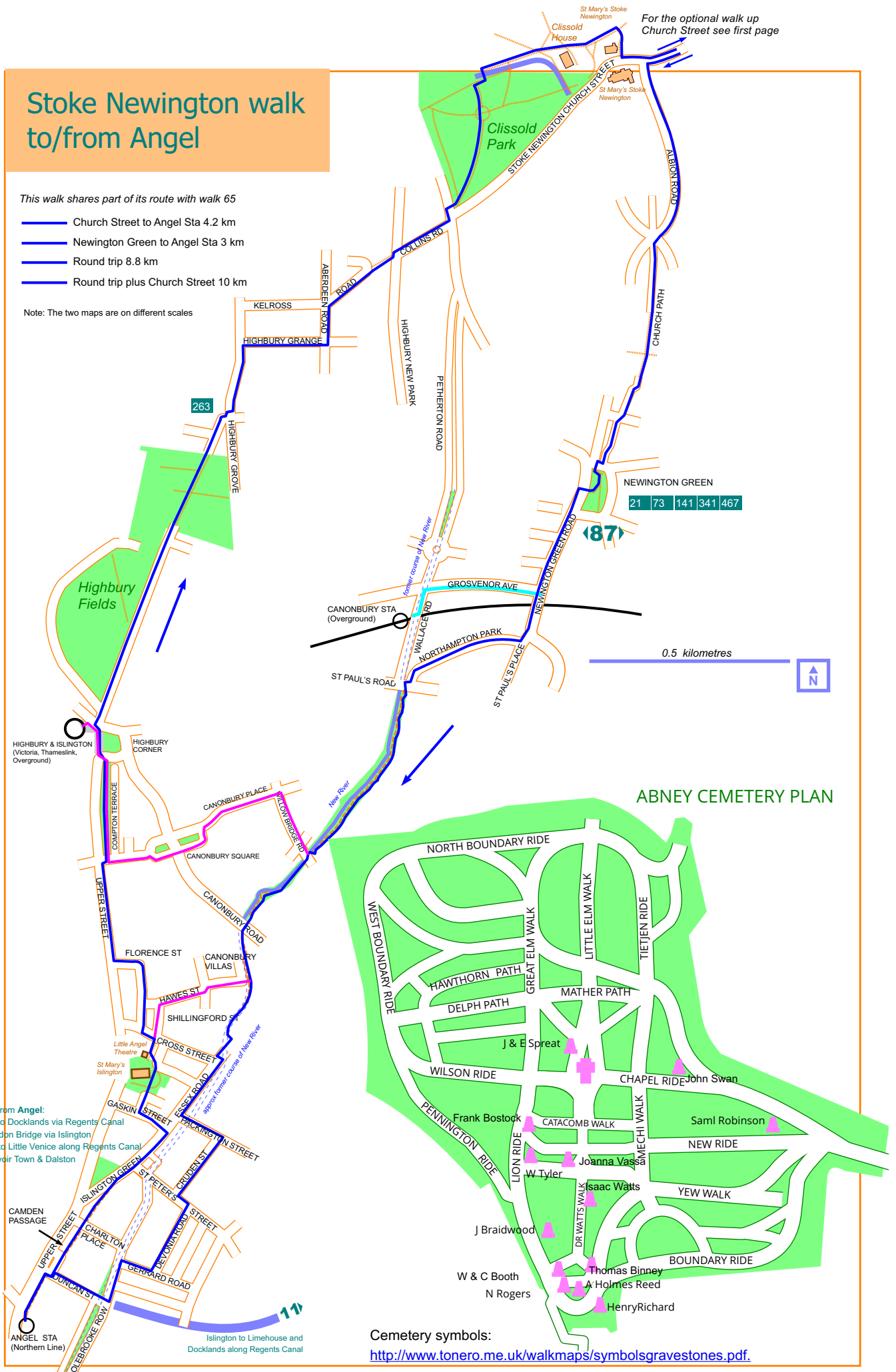
# Stoke Newington walk to/from Angel

This walk shares part of its route with walk 65

- Church Street to Angel Sta 4.2 km
- Newington Green to Angel Sta 3 km
- Round trip 8.8 km
- Round trip plus Church Street 10 km

Note: The two maps are on different scales

For the optional walk up Church Street see first page



- Other walks from Angel:
- 11: Islington to Docklands via Regents Canal
  - 13: EF to London Bridge via Islington
  - 18: Islington to Little Venice along Regents Canal
  - 87: De Beauvoir Town & Dalston

Cemetery symbols:  
<http://www.tonero.me.uk/walkmaps/symbolsgravestones.pdf>

### **A Woodberry Down**

The slopes of Woodberry Down were dairy farmland until the 1820s, when it was opened up by an extension of Lordship Road. The conversion of the disused clay pits below the slopes into reservoirs enhanced the area for housing. St Olaves was built in 1893 to the design of Ewan Christian with some of the proceeds from the sale of St Olaf's, Old Jewry. By the early C20 this had become "the posh end of Stoke Newington," home to wealthy families. Eventually the sprawl of London caught up; wealthy families moved on and deterioration set in.

The LCC compulsorily purchased all of Woodberry Down in 1934 and after WWII, began the construction of an 'estate of the future'. By 1962, 57 blocks of flats had been erected on 64 acres of land, creating 2,500 homes. With time it developed an array of characteristic inner-city issues. There were few amenities and the flats suffered from poor maintenance, water penetration and other structural problems.

An ongoing regeneration plan is under way to provide new and refurbished housing.

However, in order to fund the project, Hackney council has permitted a high proportion of the properties on the rebuilt part of the estate to be sold at market prices.

### **B The New River**

On 2 May 1612 Sir Hugh Myddelton and King James 1st entered into a partnership for the completion of the project to bring water by a new river from Ware to London. The 62 km New River followed the 100ft contour of the Lee Valley in order to maintain its level. In places the river was channelled underground and in Enfield it was carried above in a wooden aqueduct. The total fall of the original course was only 5.8 metres. The water was brought to the city streets via hollowed-out elm pipes.

Two new reservoirs were subsequently built in 1833 on old brick fields alongside the New River at Stoke Newington, using stone from the old London Bridge to reinforce its banks.

**C A coal house** was constructed at the same time to store coal for a nearby boiler house and also to use as a kitchen to serve the New River Company director's dining hall, Both the latter are now demolished, but the Coal House is listed and functions as a cafe.

By 1848 the NR was supplying 100,000 homes with 24 million gallons of water per day

Between 1852 and 1856 William Chadwell Mylne built new waterworks with filter beds to

meet public health requirements. He designed the distinctive-looking **D engine house** in the style of a Scottish castle to pump filtered water. The chimney, water tower and roof access were disguised as towers. It included 6 enormous steam beam engines (later replaced) with a combined power of 1000 hp. In 1902, the Metropolitan Water Act was passed which set up the Metropolitan Water Board to take over all of London's water companies. From 1946 the New River was fully diverted at Stoke Newington and its supply connected to what is now the London Ring Main.

The New River remains an essential part of London's water supply, carrying up to 48 million gallons daily for treatment representing some 8 per cent of London's daily water consumption.

### **E Woodberry Wetlands**

The reservoirs became surplus to requirements and proposals to fill in the reservoirs in the late 1980s led to the *Save the Reservoirs* campaign. Local residents lobbied local MPs who spoke about the issue in Parliament, protested at the town hall and marched along the route of the New River. Legal challenges were made with the free assistance of helpful lawyers. Presentations and speeches were made to local council meetings, and protests at Thames Water's AGM, for which campaign members became shareholders in order to be able to speak. The filter beds part of the site was eventually lost to development but the rest was saved to create a wildlife wetlands, sailing centre and climbing centre. Thames Water now works closely with London Wildlife Trust, making room for nature and wildlife, and improving public enjoyment and understanding of the natural environment.

### **F Greenway Close**

Clissold Court is a typical series of Art-Deco flats fronting onto the Park (behind a wall), dating from 1936, by Howes & Jackman.

### **G Stoke Newington**

The prefix Stoke (=wood), first recorded in 1274, was used to distinguish the village from neighbouring Newington Barrow. Also used was suffix *Canonicorum*, the place forming a prebend of St Paul's.

The main medieval settlement of Stoke Newington grew up in Church Street around the church and stone manor house on the north side and parsonage and parish pond on the south, stretching eastwards to the London road. There was some building in brick at the

church and manor house in the 1560s by William Patten, first recorded lessee of the Manor, but the parsonage, which he also repaired, was of timber, as were most of the houses. Fleetwood House, a large brick house, named after Cromwell's ruthless General and son-in-law Charles, was built earlier for the Coke family at the eastern end of the street, probably in the 1630s and later inherited by Fleetwood from his second wife.

🏰 **The old church of St Mary (II\*)** is the only Elizabethan church in London. It owes its origins to Stoke Newington's 16th century Lord of the Manor, William Patten. In 1563 he decided to rebuild the old parish church, which had become almost derelict. The main surviving structure from Patten's time is the south aisle which appears to have been designed as a private chapel for himself and his family. The red brickwork on the walls and the arcade separating the chapel from the nave date from then. Anna Barbauld, poet, essayist, literary critic, editor, and author of children's literature, and James Stephen, abolitionist lawyer are buried in the churchyard.

In 1695 Thomas Gunstan, the then lessee of the manor house, obtained permission from the prebendary to pull it down and build several houses, forming Church Row, on the site. (A fine Queen Anne terrace, now under the Town Hall!) He then set about building a replacement to the manor house on land eastwards along Church Street, just west of Fleetwood House, although he died in 1700 before it was complete. Gunstan left his estates to his sister Mary, wife of Thomas Abney, Lord Mayor of London and a founder of the Bank of England, after whom Gunstan's house was then named. Abney House was a red brick building of seven bays, set back from the road behind metal railings and gates, which remain today, although the house was demolished in 1843 when the site was added to Abney Park Cemetery.

The Abney's only surviving child, Elizabeth, died in 1782 and it was under her will that the manor lease was sold for the benefit of dissenting ministers, strengthening the connection, especially with the Quaker movement, for which Stoke Newington was to become well-known.

The Quaker community, made up of a few families, inter-connected by marriage, deeply concerned in philosophical and political issues, mostly deriving their wealth from the City were resident in Church Street.

Further prestigious houses were built along

Church Street during the 18th century, most notably a group named Paradise Row (1721-64), located on the south side of Church Street opposite Clissold Park. Five of these remain today, all listed. Members of the Quaker Hoare family, bankers and philanthropists, owned several buildings in this row, and at one point these buildings were in partial use for silk weaving, a locally important industry.

Among the wealthy Quakers living in the town houses on Church Street was John Wilmer, who in 1764 was buried in a vault in his garden with a bell attached to his wrist in case he was not dead.

Samuel Hoare the elder, a merchant of 'ample fortune', occupied Paradise House, the largest in the row, from 1775. His son Samuel the younger, the banker, lived in the row from 1785 until the damp of the New River induced him to leave Stoke Newington in 1790.

The area became notable for its many writers, notably Daniel Defoe author of Robinson Crusoe and Moll Flanders and Tory editor.

The old rectory, a timber-framed building on the south side of Church Street, was demolished to make way for an elegant 🏰 **new church (II\*)**, designed by George Gilbert Scott. Its fittings and fixtures demonstrate the best craftsmanship of the time and include 1908 reredos, circular font by R. Westmacott, pulpit with reliefs of the heads of Jesus and the four Evangelists, altar-piece with deeply carved Last Supper, organ in the N transept by Gray & Davison (1858), and post-war stained glass with apse windows by Francis Skeat (1957-8) and north transept by Carter Shapland (1960). There are also two early-C20 wall monuments in brightly coloured mosaic designs. The pulpit and font are particularly fine, combining stone and marble elements with rich carved details, of Christ and the four gospel writers in the pulpit and four angels in the font.

It was consecrated in 1858, but the tower and spire were added only in 1890, when Scott's son, John Oldrid Scott, completed the church, also adding a vestry to the north east — where there have been some more recent additions.

### 🏰 **Clissold Park**

Clissold House (II\*) dates back to the 1790's when it was built for Jonathan Hoare. He began to lay out an estate that he called Stoke Newington Park. By 1793 he had built the mansion, then known as Paradise House. It is thought that clay for some of the bricks used to build the house was dug from two pits which are now the Clissold Park lakes. The house has two storeys on the west side but three on

the east. The ground on the west was built up so that the house looks like it is perched on top of a small knoll, a fashionable landscape feature at the time. He was soon obliged to sell for financial reasons and moved across the street to Paradise Row.

Subsequently, Reverend Augustus Clissold acquired ownership of the estate through marriage, and changed the name of the estate to Clissold Place.

In the 1880s the grounds of Clissold Place were threatened with development, and two prominent campaigners, Joseph Beck of The City of London and John Runtz of The Metropolitan Board of Works persuaded the Board of MBW to buy the land and create a public park. In July 1889, Clissold Park was opened by the newly formed London County Council. The two ponds in the park are named the Beckmere and the Runtzmere in honour of the two principal founders.

### **K Church Street Buildings**

Church Street is attractive for its variety of older buildings, despite the disappearance of the large mansions. Its grander past is still in evidence, and there are signs of renewal without wholesale demolition. With a nature park at one end and a town park at the other, burgeoning cafes and artists workshops it is a pleasant place to stroll, meet, shop and dine.

*Listed buildings to the north side*

**Former Town Hall (grade II)**, now municipal offices, and assembly hall. 1935-7 by J Reginald Truelove for the Borough of Stoke Newington. Long, handmade, buff bricks between Portland stone ground floor and cornice, with lavish stone dressings. Noted for camouflage.

**Public Library (grade II)** by Bridgman and Goss 1892, extended 1904 by Goss with funding from Andrew Carnegie, and in 1922-3 by A.G. Porri. Red brick with stone dressings, tiled roof. 2 storeys. Contains an exceptional war memorial hall.

**No 8 Lordship Road, just off Church Street, (grade II)**: forms part of an interesting group of early 19th century buildings, part of which is dated 1821. A plaque from the London Borough of Hackney records that this was the site of the parish watch house, lock-up, and fire engine room.

**No 130 (grade II)**: A remnant of a terrace, late C18 front to earlier house. 3 storeys, 1 window on narrow front from which the house widens out to 3 closely-spaced windows behind. Brown brick with red brick dressings. At left a brick pilaster, and the remains of another.

Gauged flat red brick arches to sash windows, those on 1st and 2nd floor in round arched recesses.

**No 102**: the Clarence public house was established 1860, a three storey three window wide building with a relatively unaltered frontage.

**Abney Park Entrance** The walls, gate-piers, railings & gate remain form the former house.

**No. 108**: is a locally listed corner building.

*Listed buildings to the south side*

**Nos 9-11 (listed grade II)** early mid C18

**Nos 71-73 (locally listed)**: (The Last Crumb) A pair of altered three storey villas, built from London stock brick with some original sash windows and a modern mansard.

**Nos 75-93 (listed grade II and II\*)**: The original ground floors have survived without later shopfronts being inserted. They date to the late C18 and early C19 and are built from brown brick; 81-87 have red brick dressings to the windows, and moulded red brick string courses. Three or sometimes four storeys high with parapets hiding roofs and stuccoed ground floors with some original elegant front doors and doorcases. No. 93, has an inappropriate modern shopfront.

**No 101 (locally listed)**(The Blue Legume) : A fine example of a late 19th century shopfront.

**Nos 105-117 (listed grade II)**: Behind the projecting modern shop fronts is a jumble of brick work Nos. 109-11 are considered the earliest, with fine quality brickwork to the first and second floors. Red brickwork is used to provide moulded string courses and window lintels and reveals, and there are replacement sashes which sit flush to the front face of the building, suggesting that the building originally dates from the mid-18th century.

**Nos 135-137 (listed grade II)**: These houses are still relatively unaltered although no. 135 appears to have been substantially rebuilt above first floor level, possibly after bomb damage. Dating from the early 19th century, this pair originally had deep front gardens constrained on either side by buildings. These have now been lost, leaving an unkempt yard to front the street.

**Nos 169-183 (listed grade II)**: No. 169 retains an important Georgian shopfront. Nos. 171 and 173 are the best of this group. They were built in 1714 as a pair, called Sisters' Row (after 4 sisters that lived there), on the site of Edward de Vere, 17th Earl of Oxford's 14th century mansion, and are a particularly fine and unaltered. Set back slightly from the road behind tall metal railings, wrought iron gates,

and stone gate piers decorated with stone urns, each three storey house is three windows wide, with some original six-over-six sashes, and fine doorways with bracketed door hoods. The London stock brickwork is enlivened by the use of red brick for the windows, quoins and for the first and second floor string courses. No. 175 is later, and the shopfront, which projects forward to the pavement, is a good example of an original late 19th century design with a moulded fascia supported on heavy console brackets, and moulded mullions with arched heads to each section of glazing.

**Nos 207-223 (listed grade II):** Facing the park is Park Crescent, which was built in c.1860 in the Italianate style. This group of matching terraced houses has Doric porticoes, accessed by slightly raised steps from the modest front gardens. The ground floor walls are stucco, lined out to replicate stone and painted white, which is reflected in the stucco architraves and cornicing above. The tall brown brick chimneys with clay pots are especially important in views along the street. Original cast iron first floor balconettes and some original front area railings complete the picture.

**Nos 235-243 (listed grade II):** Beyond Park Crescent, is a group of 18th century houses which once formed part of Paradise Row. Originally constructed between 1721-1764 they were refronted in the 19th century. Rather ruined by an ugly modern addition.

### **L Abney Cemetery**

Sir Thomas Abney from Leicestershire, rose to be Lord Mayor of London and was knighted by William III. In 1700 he married Mary Gunston, copyholder and lessee of the manor of Stoke Newington, and thus gave his name to Abney House/Park.

Parliament passed a bill in 1832 to encourage the establishment of new private cemeteries. Seven were established, later dubbed 'The Magnificent Seven'; one of which was Abney Park. The site was formed from the estates of Fleetwood House and Abney House and became the foremost burial ground for Dissenters, with a non-denominational chapel at its core, open to all, regardless of religious conviction.

Central to the design of Abney Park, the chapel is the oldest surviving non-denominational chapel in Europe, and is the only surviving public building designed by Hosking, then considered a controversial architect. Hosking carefully planned the chapel to reflect a lack of bias towards any one Christian sect and the cruciform plan adopted the equal arms of the

Greek cross, giving perceptual strength to the concept of equality before God. The chapel has a single cell, one arm of the building extended for a covered horse and carriage canopy. It was not consecrated and functioned purely as a funerary chapel - not a place of worship. At 120 feet, the steeple was the tallest in the district at that time. It is octagonal in cross-section and gains additional height from a raised octagonal base with a decorated rim. The unusual ten-part rose stained glass windows echoed the cemetery's rosarium. The windows have been destroyed over the years by vandalism.

Uniquely in London, Abney was also originally laid out as an arboretum, with 2,500 varieties of plants. An alphabetical planting of tree species was set out around the perimeter along with collections of oaks, thorns, pine and others inside. The LB of Hackney took over ownership of the site in the 1980s and started to manage it in partnership with the Abney Park Trust as lessee with the aim of balancing the needs of the wildlife with the requirements of the historic landscape and structures while maintaining the Park's memorial role.

### **M On High Street**

**Nos. 218-220 (II)** Note Market Place plaque.

**Nos. 187-191 (II\*)** are notable for their stone cornices, sash windows, red brick decoration, and good quality door-cases. 189 has a slightly later porch and modillion eaves cornice and stone quoins. Stone coped boundary walls, decorative cast or wrought iron railings and gates, and tall gate piers topped by urns or ball finials confirm the previous high status of these houses. Note the Jolly Butcher opposite.

### **N Albion Road**

When the Pulteney estate was sold off (by Lord Darlington) in 1821, after a shakey start, lots were auctioned at The Three Crowns public house. A new road was envisaged, skirting the Glebe field to connect to Newington Green. Thomas Cubitt, early in his career, bought seven lots and his brother William bought two. Cubitt's work is known for its clean elegant lines and absolute simplicity, facilitating construction. (Most of his pillars are square, there are no complicated curves or Corinthian capitals or other elaborate shapes which take time and cost to manufacture.) Many of the houses have been demolished and replaced by housing estates, but some remain on the curve of the road, (see map) and a plain brick terrace survives near Church Street.

### **O Newington Green**

Newington Green was once largely in the

Manor of Newington Barrow, earlier in the possession of Alice de Barowe; the smaller, north part is in Stoke Newington.

In the fifteenth century Newington Green was a forest clearing. Newington Green eventually became common land and is now preserved as a London Square.

In the 16th century the area was connected to the court of Henry VIII. The king himself is thought to have used a house on the south side of the Green as a lodge for hunting the wild bulls, stags and wild boars that roamed the surrounding forest.

However, by the middle of that century a number of prosperous people built houses around the Green, attracted by the rural surroundings only a short journey from London. A timber-framed building which stood at the north-east corner of the green until the late C18 was probably 16th-century, forming four sides of a courtyard and containing gilded and painted wainscotting. By the late 18th century, when it was demolished, it was called Bishop's Place and was divided into tenements occupied by poor people.

Around the 1660s the area became a haven for non-conformist preachers and teachers, outcasts under the repressive laws of James II. Several academies were set up to educate those refused entry to Oxford and Cambridge for religious reasons. Both Daniel Defoe and Samuel Wesley were educated at Charles Morton's Dissenting Academy (1667-1696).

Defoe married locally and lived in the area for many years. After the Toleration Act of 1689, under William III, non-conformists were able to worship openly and in 1708 a Presbyterian Chapel (later to become **P** Unitarian Chapel) was built on the north side of the Green, probably on the site of the former academy. It still stands, and is the oldest non-conformist church in Britain still in use for worship. The Chapel was built 1708 by Edward Harrison, goldsmith; it was re-fronted and enlarged in 1860, when a chapel school was added to the rear, as well as an apse with a pulpit to the main Chapel.

In 1611 William Halliday, a wealthy Alderman of the City of London, bought a 44 acre estate to the south of Newington Green and built a large three storey house which was later inherited by Henry Mildmay. Mildmay House was later used as a boarding school until in 1885 it became a nurse's home. Another old house on the west side of the Green was replaced in 1658 by **Q** a terraced row of four houses, nos. 52-55 Newington

Green, the oldest terraced houses still surviving in England grade 1 listed.

Much however is not original. Over the subsequent centuries many changes were made, internally and externally, adding an extra storey to one of the middle houses and replacing its narrow staircase with a wider one with mid-Georgian detailing. At an unknown date, the windows were enlarged and changed from mediaeval oak and leaded light mullion and transom pattern to Georgian vertically sliding sash windows. In the 1880s the floor levels of the front rooms were lowered to street level and shop fronts were added to all of them. In the 1980s the houses were in such poor condition they were in serious danger of collapse. The Greater London Council bought three of them, carried out major structural repairs and sold them on to private clients. In 1994 conservation architects Roger Mears Architects were appointed to repair and/or reinstate the hugely significant plasterwork, panelling, doors, windows and other joinery and to return the houses to use as single family dwellings. New brick ground floor frontages replaced the shopfronts, to a design appropriate to the elevations above, and the first floor brick cornice was reinstated.

Another listed building, between the terrace and the Unitarian Chapel, is the former headquarters of the **R** China Inland Mission, an organisation founded by James Hudson Taylor in 1865 and responsible for 18,000 converts to Christianity.

**S** The Mildmay Radical Club and Institute was founded in 1888 and moved to the Green in 1894. Member and architect, Alfred Allen, designed the building, and the foundation stone was laid in 1900. It incorporates a memorial hospital and theatre. The Club changed its name to "The Mildmay Club" in 1930 and still uses the building today. The cupola over the main building is a focal point in views around the Green.

Mary Wollstonecraft was a resident of Newington Green. She ran a girl's school in the area from 1784 until 1786 despite having little formal education herself. In the 1840/50s the Mildmay Estate, to the south of the Green was leased for building and Mildmay Park, Grove and Street were built.

Mildmay Mission Hospital was founded in the 1890s, inspired by the work of the Reverend William Pennefather during the cholera epidemic of 1866. It was absorbed into the National Health Service (NHS) in 1948, and in the 1980s began pioneering work into the treatment of HIV/AIDS.