

Stockwell Green

Conservation Area

Appraisal

The character appraisal below is reproduced from the Council's original designation report June 1986. It is reproduced here to provide guidance on what the Council believes makes the area worthy of its conservation area status and should be consulted by anyone wishing to undertake development affecting the conservation area.

2. Detailed considerations

The history of Stockwell Green goes back to the 13th century when Stockwell was granted manorial status. Stockwell Green was known for its 'stoc' or woods, which probably disappeared in the 17th century and the plentiful supply of "remarkably fine water" from springs and wells. (Indeed there are still two wells on the site of Stockwell Congregational Church and two on the site of Hammerton's Brewery). Legend connects the Stockwell Manor House with Thomas Cromwell who may indeed have stayed there when it was in the hands of Henry the VIII. The manor changed hands at least twice in the following two centuries. The manor house was demolished shortly before 1756. The area was redeveloped gradually between the late 18th and late 19th century and most of the now existing houses originate from that development. However the crescent-shape of Stockwell Green as it stands today originates probably from well before the 15th century.

Amongst the buildings that exist today there are examples of Georgian houses built from about 1790 to about 1840.

Amongst the residential buildings included in the proposed area. Nos. 21 to 37 (consec) Stockwell Green form definitely the oldest group. Although the 'Survey of London' refers to these properties as "of little architectural interest" it is suggested that this 30 years old view must have been influenced by the very poor condition in which these buildings were in the mid 1950's when the Survey was compiled.

There is no doubt that this view has since the 50's changed radically not least in the opinion of the DoE who have since listed many of the Stockwell Green houses as of special architectural and historic interest. One of the special characteristics of this terrace is the variety or¹ design and detail which reflects its gradual development over more than fifty years.

No. 21, probably of the late 18th century is a two storey cottage with a plain stock brick facade, the upper storey of which was rebuilt after the Second World War. No. 22, built around 1800 is three-and-a-half storeys high with a stucco Roman Doric doorcase. The contrasting height, detail and decoration at Nos. 21 and 22 contribute to the interesting overall composition of the terrace. Nos. 23 and 24 are paired houses with their entrances in wings. Their prevailing characteristic is the wide segmental-headed three-light window in each of their three storeys.

Nos. 25 and 26 are also paired and were built in 1821. Their three-storey high fronts are dressed in stucco. Their arch-headed doorways are contained in side extensions. Nos. 27 and 27A were small two storey cottages of late 18th century, demolished after 1955, leaving a gap in the middle of the south side of the crescent. Any redevelopment might recreate the small scale of the old cottages in character with the adjacent Nos. 28, 29 and 30.

The latter three properties form a composed terrace of cottages with two storeys and semi-basement each two-window wide of stock brick and stucco decoration. The blocking course on parapet level forms a raised gable inscribed "VICTORIA PLACE" and they were built in the late 1830's. Their main contribution to the street scene is their smaller scale and their symmetrical composition.

Nos. 21 and 32, dating from 1815 are larger paired houses of stock brick with arched openings on ground floor and stucco decoration. The first and second floor have rectangular openings, those on first floor opening to a cast iron balcony of Regency character. The cast iron balustrade of No. 31 has been removed and used as a section of railings on the front boundary wall. A possible section 10 grant following the designation of the area, may contribute to the reinstatement of this important feature. No. 33 is a later building but its front has been designed to match No. 32 with minor differences to the upper floor windows and the "side-wing. No. 34, an 1810 building is a substantial three storey high, three-window wide detached house of Georgian-villa design. The ground floor has been obscured by the addition of a later - probably mid Victorian - shop, but the upper part of the building is unchanged.

Nos. 35 to 37 (consec) are very small cottages, probably of the last part of the 18th century. Nos. 36 and 37 have been altered considerably but their overall character remains. No. 35 however has been preserved almost intact both externally and internally. It is used as the house of the caretaker of the United Reformed Church and it has recently been studied by a group of architectural students, as an example of a typical small 18th century cottage.'