

WADE COURT CONSERVATION AREA

1 INTRODUCTION

The Wade Court Conservation Area comprises the remains of an estate landscaped during the late 19th and early 20th Centuries which contributes significantly to the rural appearance of the land bordering Chichester Harbour. Focused on Wade Court House and its associated outbuildings it encompasses the water garden created from the Lymbourn Stream.

alterations and improvements were made to the estate, a water garden was created from the Lymbourn Stream, Wade Court House originally the farmhouse of the estate was altered and extended, a lodge house was built and a new farmhouse was constructed to serve the remaining farmlands.

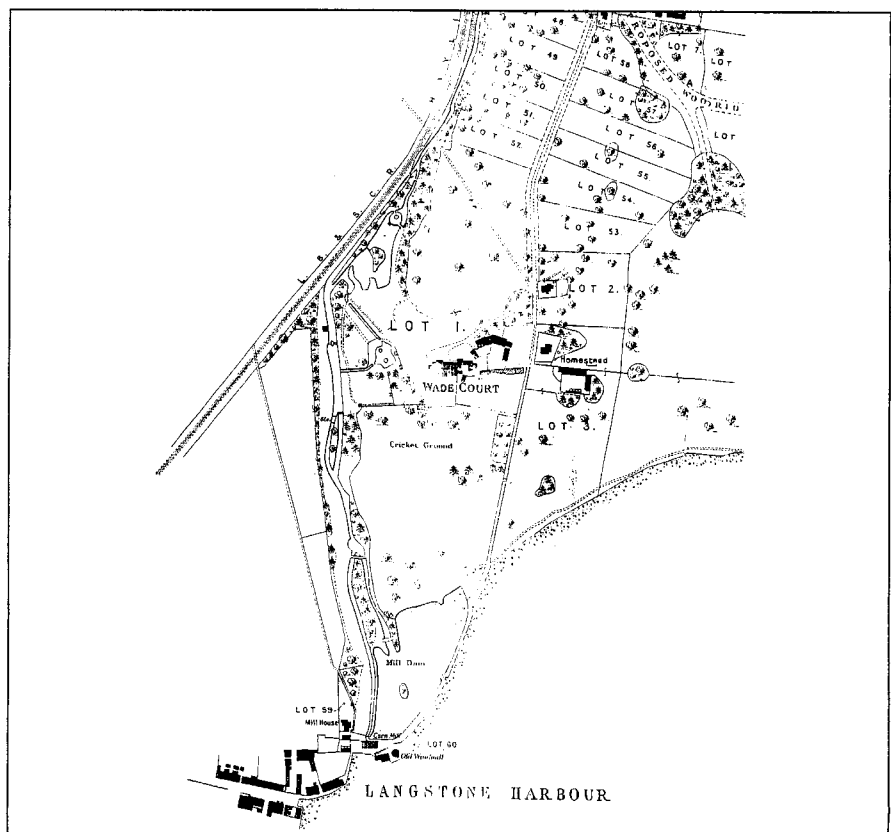
The prosperity associated with these alterations appears not to have lasted long and by 1912 the estate was

divided into housing plots and put up for auction, ultimately resulting in the development off Wade Court Road to the north of the bypass. The remainder of the estate continued as a private house and farm until the early 1950's. At this time Wade Court House, the gardener's cottage and the granary were divided into five separate properties. In 1965 the Havant Bypass was constructed which bisects the old Victorian estate.

2 HISTORICAL SIGNIFICANCE

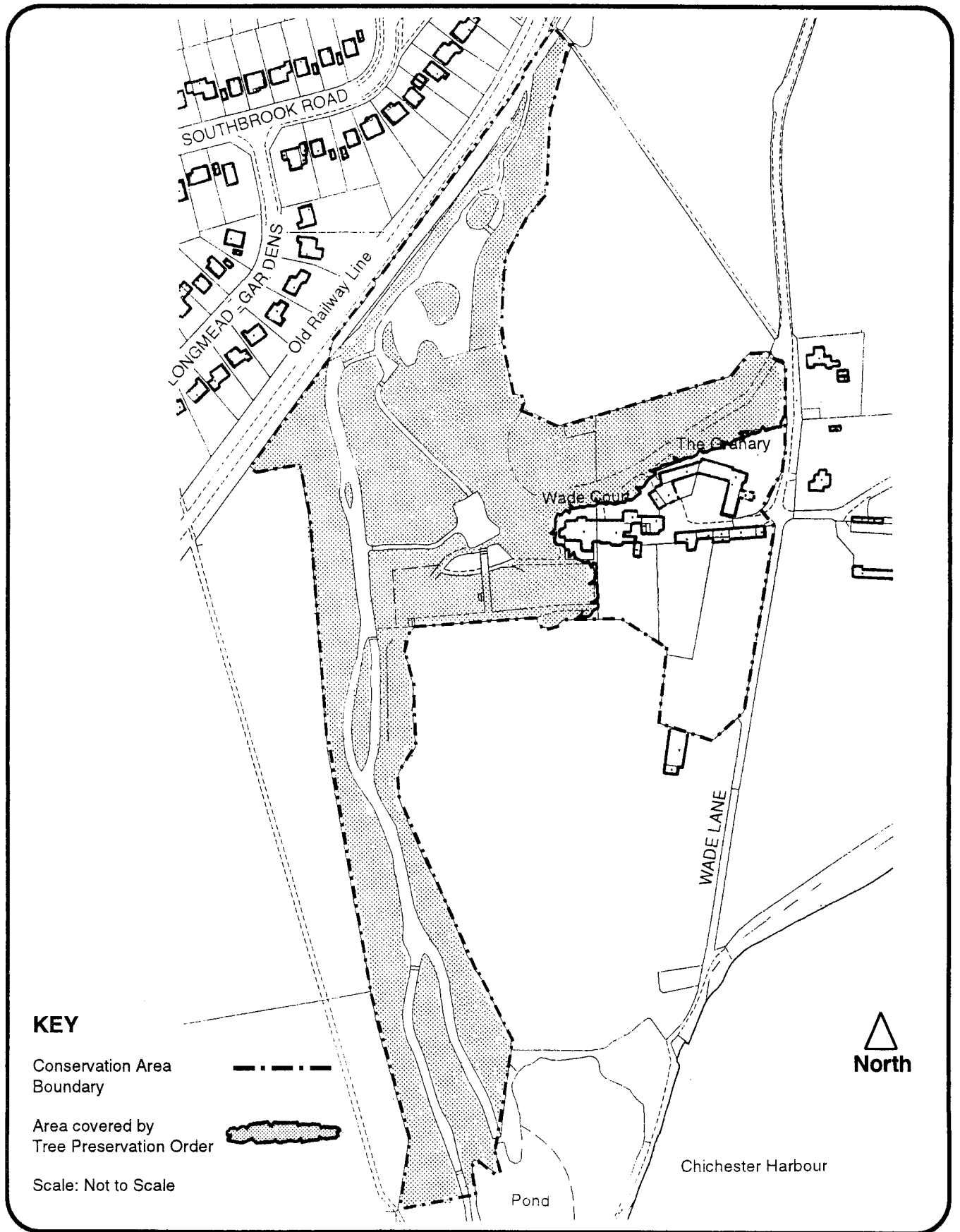
The area was called Newtibrige or Newtimber at the time of the Domesday Survey when the land was held by the Earl of Shrewsbury. Lying within the Manor of Limbourne the first mention of "Wade" was in the early 13th Century when the King granted the Earl of Arundel land at "Wade". The hearth tax return in 1665 shows the area of Wade Farm and Denvilles to consist of only seven houses indicating a predominantly agricultural area.

By the end of the last century the Wade Court Estate extended from Chichester Harbour to the Emsworth Road and was bounded to the east and west by Pook Lane and the Lymbourn Stream. At this time significant



Wade Court Estate Auction Plan 1912

Wade Court Conservation Area



3 WADE COURT HOUSE

Originally a farmhouse dating from the 17th Century Wade Court House has been altered and enlarged through its history culminating in the improvements undertaken by the Inman family, who owned the property at the beginning of the century. At this time the tower, the design of which is said to be based on the tower of St Faith's Church in Havant, was constructed and the property converted into a substantial Country House. The building lasted less than half a century as a single house and during the early 1950's the main house was divided into three separate properties. At the same time two ancillary buildings close to the house, the Granary and Wade Court Cottage, formerly the gardener's cottage, became separate units of

accommodation. Today the building contains a mixture of styles and materials reflecting the many changes that have occurred throughout its history.

4 LANDSCAPE

The landscape works to the estate at the turn of the century created two quite distinct areas. The first was the water garden created from the Lymbourn Stream which consists of a series of artificial ponds and islands linked by bridges with sculptures and garden buildings. The second and contrasting area was open parkland with large trees and tree groups set in grassland.

The substantial tree planting associated with the water garden and the immediate surroundings of Wade Court House together with the trees

lining the footpath to the south of Wade Lane make a significant contribution to the character of the area. Besides their intrinsic value they provide a backcloth to many views both from within and from outside the Conservation Area. Although surrounded by trees the tower of Wade Court House is nevertheless a feature of the wooded shoreline, particularly when viewed from Hayling Island and Langstone.

5 PUBLIC ACCESS

Although the surrounding trees maintain the seclusion of Wade Court House, a feature of the Conservation Area is the degree to which the landscape can be enjoyed by the general public due to the network of public footpaths which adjoin and cross the area.



Wade Court House