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Richmond Racecourse Conservation Plan

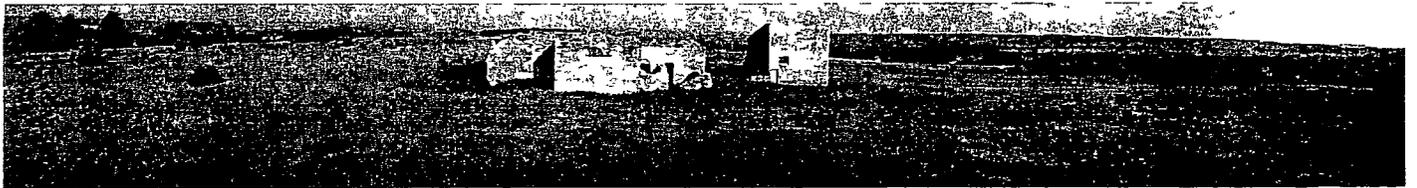


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LLOYD EVANS PRICHARD



Ecology-first



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EXECUTIVE SUMMARY

Introduction

This Conservation Plan for Richmond Racecourse, Richmond, North Yorkshire was commissioned by Richmondshire District Council in February 2003. It has been prepared by The Architectural History Practice Limited and Lloyd Evans Prichard Limited, with ecology input provided by Ecology-first. The terms of reference are set out *Richmond Racecourse, Richmond, North Yorkshire Brief for a Conservation Plan*, April 2002, amended.

Richmond Racecourse is situated on Low Moor, approximately one mile from the centre of Richmond. Horse racing had been a popular sport in the Richmond area since at least the beginning of the sixteenth century, and the venue changed from High Moor to Low Moor in 1765. A new stand, which has, without documentary support, been attributed to John Carr of York, was built between early 1776 and May 1777. A second, private stand, the Zetland Stand, was built by the Dundas family, residents of nearby Aske Hall, probably in the middle of the nineteenth century. Racing continued through until the last meeting in 1891, when poor attendances resulted in its closure. The Grandstand was used as an isolation hospital in the early twentieth century and was kept in repair through until the Second World War when it was used as an observation post. The Zetland Stand was not used after the cessation of racing. In 1970, Richmond Borough Council partially demolished the two stands on safety grounds.

Also on the Racecourse site is the Judges' Box, built in 1814, and High Lodge, one of two former gate lodges, now converted for office use.

Significance

Richmond Racecourse is the best preserved eighteenth through nineteenth-century racecourse in England and is of national significance. Its interest and significance lie not only in the remaining buildings, albeit some partially demolished, but also in the fact that the course itself is essentially as laid out, and today's topography would be recognized by an eighteenth century race-goer.

The Grandstand, Grade II*, and the Zetland Stand, unlisted, are a unique juxtaposition of a public stand for the social elite of Yorkshire and their guests, and a private stand built by one of the area's major landowners and the town's political patron and used to entertain his guests. The Zetland Stand is a rare example of a private stand of the mid-nineteenth century, and these two buildings together with the Judges' Box are of national significance.

The study area, amounting to some 34 hectares, supports a wide variety of plant species and, although the site was visited in early June 2003 when only a limited number of invertebrates were recorded, it is considered likely that a visit later in the summer would confirm that there are many butterfly species on the site. The long-established management routine practised by Richmond Burgh Pastures Committee has encouraged this diversity and it is considered that the site is of very high nature

conservation importance and that English Nature should consider extending the existing Site of Special Scientific Interest

Issues and policies

The most important issues relate to the stabilization, conservation, and renovation of the Grandstand, the Zetland Stand, and the Judges' Box. The Zetland Stand is owned by Zetland Estates and because of its significance, it is recommended that application be made to the Department of Culture, Media and Sport for its listing in order to ensure that it is statutorily protected.

It is not considered to be within the scope of a conservation plan to make specific recommendations for the re-use of these buildings. Rather, the process through which key interested parties can arrive at a consensual conclusion is set out as a series of policies.

The future of the racecourse and its landscape is under threat if the use of the site and the gallops by local trainers and stables diminishes any further. Because of the importance of the large variety of plant species, careful consideration will need to be given to future land management, including maintenance of the gallops, and how this can be financed.

Other issues and policies include the desirability of preparing a management plan, general policies relating to repairs and maintenance, and visitor strategy and related policies.

The Racecourse is still used for exercising horses, although the level of activity has declined in recent years. There are a number of public footways across the site, which is popular with dog walkers, and notices posted on the entrance gates request walkers not to walk on the gallops, but this is difficult in practice to enforce.

1.3 Owners, users, and stakeholders

There are a number of parties with a direct or indirect interest in the site and the buildings and structures thereon.

Ownership of the site

- The sub-soil of the site is owned by Richmondshire District Council
- The grass and other flora on the site is managed and owned by Richmond Burgage Pastures Committee, including, in the opinion of Mr Stephen Garget, Pasture Master of Richmond Burgage Pastures, the area within the security fence which encircles the two stands
- McGuinness's Meadow, the former quarry site, and the former allotment at the east entrance are owned by Richmond Burgage Pastures Committee

Ownership of the buildings and structures

- The Grandstand is owned by Richmondshire District Council
- The Zetland Stand is owned by the Zetland Estates
- The Judges Box and High Lodge are owned by Richmond Burgage Pastures Committee, the latter subject to a 10 year repairing lease from 1 April 1997
- The perimeter wall is owned by Richmond Burgage Pastures Committee

Rights of access and use

- Mrs Naughton of High Gingerfield Lodge has the licence of the Burgage Pastures Committee to exercise horses on the Gallops. Others are also permitted on an ad hoc basis
- The public has a right of way over the site on the designated public footways, and the agreement with DEFRA concerning the Countryside Stewardship Scheme might result in an extension of rights of public access and use
- There is a vehicular right of access to the fields on the south of the Racecourse and the adjoining owners pay the Burgage Pastures Committee an acknowledgement fee (gate money)
- Mr Garget is of the opinion that the Zetland Estates has right of access to its Stand, but he is not personally aware of this being exercised

Other stakeholders

- English Heritage
- English Nature

1.4 Historical background

Horse racing in the Richmond area dates back to at least the early sixteenth century, initially being held on Gatherley Moor, and subsequently in the seventeenth century on High Moor. Racing transferred to the present site on Low Moor in 1765, although there are earlier recorded races on the site. Before the Grandstand was built in 1775, a temporary wooden structure was erected each year. The catalyst for building a permanent stand was the prospect of hosting the Hambleton Hundred Guineas race, which was to be run at York and Richmond in alternate years.

The Grandstand has been attributed to John Carr of York who worked at Aske Hall between 1763 to 1769, improving the accommodation and services and building new stables. No documentary evidence has been found to confirm his involvement, but this has been argued because the quality of design is high, evidenced by its Grade II* listing. Carr designed other grandstands, Knavesmire Grandstand, York (1755-6), Nottingham (1777), and Doncaster (1777-8), all of which are similar in general design to Richmond. An alternative architect is John Foss of Richmond (1745-1827), who is known to have worked with Carr and who certainly would have been conversant with Carr's work at the Knavesmire, but Foss's documented work as an architect dates from the 1790s (Colvin, 1995, 371-2). The Judges' Box was erected in 1814 and may have been paid for by the then mayor of Richmond. The Zetland Stand was erected by the Dundas family of neighbouring Aske Hall, map evidence suggests a date in the middle of the nineteenth century. The architect is not known.

Racing continued throughout most of the nineteenth century but by the 1880s the numbers attending had fallen off as more modern and convenient courses such as Catterick came to the fore. The last meeting at Richmond was held in 1891.

During the twentieth century the Grandstand was used for various functions, including an isolation hospital in 1904 and an observation post in World War Two. In 1969 Richmond Borough Council applied for planning permission to demolish the Grandstand, but this was refused by the North Riding County Council. In 1970, on safety grounds, Richmond Borough Council demolished the upper storey and the arcade. From the mid-1980s various alternative uses have been considered for the building, including conversion for holiday letting, but none has proved viable.

1.5 Purpose of the Conservation Plan

This Conservation Plan provides an understanding of the historical development of the site and its various buildings, it examines and evaluates significance, and considers present and possible future vulnerabilities. The statement then proposes policies for the protection and management of the significant aspects of the site and its principal components. In common with

other conservation plans, it comprises a single, comprehensive document which can be consulted in connection with

- Providing clear guidelines for the testing and evaluation of new development proposals or for material changes to the site or buildings
- Preparing long-term conservation programmes for the site and its various components
- Making day-to-day decisions with regard to maintenance and repair

16 Structure of the Conservation Plan

The Conservation Plan is presented in one volume which contains the following sections

- Understanding
- Significance
- Issues and policies

17 Updating the Conservation Plan

Conservation policies should not be considered as being static, updating and amendment may be required for both philosophical and circumstantial changes. This Conservation Plan should, therefore, be considered as the first in an ongoing exercise, to be updated at intervals of not more than five years, or whenever changing circumstances demand.



2 UNDERSTANDING

2.1 Richmond and its environs

The Richmond area has been occupied since the earliest times with remains of Bronze Age and Iron Age settlements. There is no evidence of any sizable pre-Norman village, but there may have been an Anglo Saxon church on the site of the present parish church. The town was founded by the Norman, Alan Rufus, in the late eleventh century, principally as a defensive stronghold. It was the chief town of the Honour of Richmond, an important administrative unit which extended west to Lancashire and Westmorland, north to the River Tees, and south to Wensleydale, and this in turn brought much trade to the town. The first recorded market was granted in 1155 by Henry II and the liberties of the burgesses was confirmed in 1275 by Edward I. Lead had been mined in Swaledale since Roman times, and tanning and leather dressing was carried out from the middle of the twelfth century. From the late medieval period, the principal economic activity was the manufacture of hand-knitted woollen stockings and sailors' caps.

Richmond was given a new charter in 1668 by Charles II, and this was re-confirmed after the Glorious Revolution of 1688, with the result that until 1835 the town government was vested in the mayor, twelve aldermen, and twenty four common councillors (Wenham, 1978, 1). Richmond developed as a social centre during the eighteenth century, the Kings Head opened in 1725 and this was an important social venue before a new Town Hall was built in 1756 on the site of the Guildhall of St John. The Town Hall provided facilities for balls and assemblies and slightly later in 1788 the Theatre Royal opened, described by Pevsner as 'one of the oldest and one best-preserved Georgian theatres in England'.

Richmond can be considered as the capital of Swaledale, and is set in some of the most attractive scenery in the north of England, with local attractions such as Easby Abbey, one mile to the east, founded in c1155 and one of the most impressive ruined abbeys in Yorkshire. The town itself is a charming mix of the medieval, particularly the Castle, together with good examples of Georgian and Victorian architecture.

2.2 Richmond Racecourse

2.2.1 Early history through to eighteenth century

North Yorkshire Sites and Monuments Record has confirmed that it holds no records for the site.

The earliest known account of horse racing in the Richmond area occurs in June 1512 at Gatherley Moor, some five miles outside the town (Fairfax-Blakeborough, 1948, 171). In 1576 there is an entry in the Corporation Coucher which refers to a 'Cup for the Horse Race being in the possession of the Alderman' (Clarkson, 1821, 282). The mention of a cup, possibly made of

silver would appear to be quite unusual as it was more common at this time to race for silver bells which could then be fastened to the brow-band of the bridle of the winning horses

Throughout the seventeenth century there are various references to racing at Richmond. The Richmond Corporation Plate contains a silver tankard known as 'The Snow Tankard' which is dated 1615 and bears the inscription 'The gift of Sir Mark Milbark, Bart, and John Hutton, Sen, Esq, to the Corporation after a disputed Race in a great snow at Easter'. Before the eighteenth century, races were often between just two horses, frequently ridden by their owners with a side-bet between them. It is thought that in the case of the 'Snow Tankard' the two sportsmen could not decide who had won and therefore presented it to the Corporation.

Races are again reported in 1622 with a cup being contested by six horses. The Corporation records state

And further the said James Raine, Alderman, with his brethren, hath maid up a sune of xii poundes for to buy a free cupp for those knights, gentlemen, or good-fellowes that were disposed to have horses or mares to run for the same (Clarkson, 1812, 282)

There is then a gap during the Civil War and it is only at the Restoration that racing begins again in earnest. Newspapers are a principal source of information concerning all equine topics in the late seventeenth century, particularly *The London Gazette*. Throughout the 1670s to 1690s there are regular references to races at Richmond, most took place during September, which coincided with the big cattle and horse fairs, with others at Easter, and in 1706 Queen Anne presented a cup made by Pierre Harache II, of London, this is illustrated in Christie's *Magnificent Gold Sale Book*, 2001,

By 1692 races were held at the Great Pasture, also known as the High Moor, which is situated half a mile south of Beacon Hill, the highest point of the Borough of Richmond (*London Gazette* July 4/7, No 2781 1692)

2.2.2 The development of the racecourse

During the eighteenth century the races at Richmond flourished, with the exception of a short break in the 1730s. In 1753, the 'spirit of horse-racing having again pervaded every part of this country', a collection was made through the town to raise funds for the purchase of trophies for the race with the Members of Parliament being charged fifteen guineas each, the vendors of 'wine and punch' from huts on the race ground being charged one guinea, whilst those selling ale were charged only five shillings (Clarkson, 1812, 283)

The Richmond Borough Coucher Book gives some insight into how race meetings were organized in the mid-eighteenth century. The minutes of meetings between the Mayor, Alderman and the Common Council include the Pasture Master's accounts, those for 1754 include details of expenses for the

previous year's meeting, including '18 shillings charg'd by Thomas Robinson for setting up the Scaffolds and posts at the Races and Twenty shillings charged by George Lambert for finding cord and cording the Race which is directed shall be paid by the Clerk of the Races, if he has a sufficient balance for that purpose' In 1755 the book records '£5 7s 4d in repairing the race Ground and Roads in Whitcliffe (the present Racecourse) and for erecting Scaffolds and cording the Race '

In 1759, it is 'Order'd That Mr Joseph Lonsdale and Mr Robert Harrison both of the Borough have the liberty to Erect a Scaffold upon the Round Hill in Whitcliffe during the time of the Races twenty yards in length and Five Yards in Breadth and that they pay three Guineas a year for such liberty to the Chamberlains for the use of the Corporation so long as the races shall be continued, and that no other person have liberty to Erect a Scaffold there during that time' (NYCRO CRONT 1520)

The first race for the Richmond Gold Cup on Whitcliffe Pasture was run on 10 September 1759, and this was soon to become one of the most prestigious trophies in the North of England In 1766 Thomas Dundas commissioned the fashionable architect Robert Adam to design a classically inspired vase-shaped cup complete with appropriate equine decorations, the cup was crafted by the London goldsmiths Daniel Smith and Robert Sharp, and the Adam drawing is in the Soane Museum Five horses competed, the winner being Shadow, owned by Charles, 2nd Marquis of Rockingham Christie's *Wentworth Sale* Catalogue, 1998, contains photographs of the Adam designed 1766 and 1769 cups, together with the 1829 and 1830 cups The last gold cup race at Richmond was held in 1858



Figure 2 Robert Adam's Richmond Gold Cup 1766

Entrance to the race in 1759, which was worth £70, was free for any horse and was run over a four-mile course. The winner for the first five years was Dainty Davy, owned by the Duke of Cleveland. Newspaper reports for the September 1760 meeting give some idea of the financial rewards of racing, sweepstakes were run for four hundred, three hundred, and eighty guineas, the Gold Cup was valued at seventy guineas, and there was also a Town's Purse and a Members' Purse, each of £50. All this suggests that by 1760 racing had become an integral part of the Richmond "season" and that the Corporation and racing fraternity were closely allied in promoting the races for the good of the town and the sport.

At some time in the mid eighteenth-century the races were transferred from the Great Pasture (High Moor) to the present location at Whitcliffe Pasture (Low Moor). An early nineteenth-century account states

The High Moor was formerly the place of contest till about the year 1765, when the course was removed lower down to better ground, which being properly leveled at a great expense, is looked upon as one of the best in the North for trying the goodness of a horse's bottom. As the form is oval and the company in the midst, the spectators, with a very little interval never lose sight of the racers. This diversion, whatever disservice it may do to the country in general by inducing those most useful servants of the public, the industrious artificers and labouring poor, to waste their time and gamble away that money which should go to the support of their families, is certainly of benefit to the town, as it is the cause of a great deal of ready money being circulated in it in various ways (Clarkson, 1821, 283)

However the Richmond Borough Coucher Book records that races had in fact been run at Whitcliffe in 1755, 1759 and again in 1760. The new oval track was just over a mile and a half in length and the horses ran clockwise. How the 'great expense' was financed has not been established, but as the Corporation was paying for repair work to the race ground in 1755, it may have borne the initial cost. By 1771 general maintenance work at the course had been regulated with the appointment of a permanent groundsman (the Charles Dawson referred to below was probably the trainer who built Sylvio House, near the Racecourse), the Coucher Book records

Order'd that Mr Charles Dawson be and he is hereby appointed as a proper person to take care of and preserve in good order the present race ground in Whitcliffe pasture and that he be allowed by the Corporation the annual sum of one pound ten shillings (NYCRO CRONT 1520)

2 2 3 History of the racecourse buildings

2 2 3 1 The Grandstand

Until 1775 one of the most prestigious races in the country, the royally sponsored Hambleton One Hundred Guineas, had been raced at Hambleton, above Sutton Bank, North Yorkshire. For ensuing years, it had been decided to change the venue, and stage the race at York and Richmond in alternating years, starting with York in 1776 and moving to Richmond in 1777. This meant that the facilities at Richmond Racecourse needed to be improved, and, at a public meeting held in September 1775, it was decided to raise finance for an ambitious project to build a permanent new stand 'upon some part of the race Ground of Richmond for the better accommodation of the ladies and gentlemen attending the Races' (NYCRO MIC 1318). The result was a public subscription, each subscriber paying five guineas for a gilt token which entitled him or her to a perpetual admission ticket which could be transferred. Eighty-one people subscribed with £485 being quickly raised.

It is probable that work on the new stand started in 1776 as the Richmond Coucher records on 9 January 1776 'that (in pursuance of an application having been made) leave be granted to the present stewards of the races to erect a stand upon any part of the new Race Ground and the profits or advantage to be made thereof (if any) be applied as they or the proprietors shall think fit paying thereout to the Corporation the yearly rent of five shillings at Martinmas every year' (NYCRO CRONT 1520). There is no subsequent reference to this stand in the Coucher implying that the Corporation viewed it as a private venture. The stand appears to have been finished by May 1777, evidenced by an advertisement written by Charles Dundas which appeared in some editions of the *The York Courant*.

It's hoped that the Grand Stand which is very commodious and elegant and the improvements that have been made this year in the race ground at a considerable expense will meet with the satisfaction and approbation of the gentlemen upon the turf and the publick in general (NYCRO MIC 1318)

The recorded cost of the Grandstand was £1200 (Clarkson, 1812, 281), this compares with £1,896 for York (1756), £2,637 for Doncaster (1776), and £1,702 for Nottingham (1777) (Gibson, 1998, 87). Clarkson gives no source reference, and it is possible that his figure understates the sum expended. A draft of the proposal to open a subscription (NYCRO DC/RMB) of 31 August 1775, suggests that subscriptions were in fact paid or promised to the stewards, of whom one was Charles Dundas, there is reference in the Zetland Archive (NYCRO MIC 930 ZNK XI/9/125) to a loan made to Charles by his uncle on 13 November 1776 in the sum of £1,982 10s 0, and further research in the papers of Dmmmond's Bank may shed further light on this.

Although not mentioning the Grandstand, there is a reference to John Carr in the Zetland Archive, a letter dated 9 November 1777 from Thomas Comforth, the Dundas estate manager at Aske, to Sir Lawrence Dundas states 'Inclosed you have the agreement betw You and Mr Carr ' (NYCRO MIC 534 ZNK XI/2/306) Neither Colvin, *Biographical Dictionary of British Architects*, (1995), nor Wragg, *John Carr of York*, (Worsley, ed, 2000), record Carr as carrying out work for any member of the Dundas family around that date

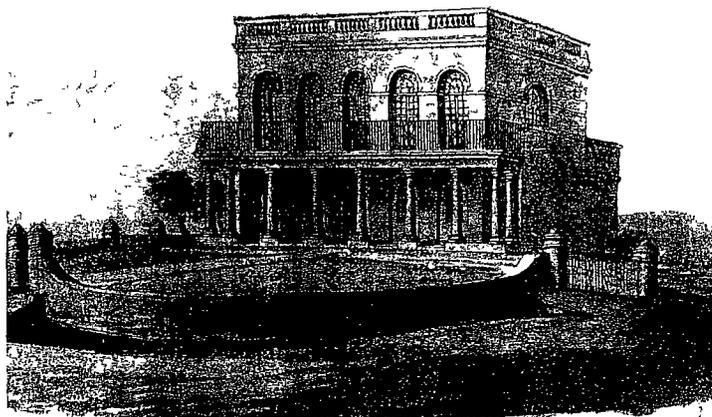


Figure 3 Sketch of the Grandstand in the eighteenth century

Although the Corporation was not involved in actually building the stand, it was still responsible for the racecourse and during the years 1776 and 1777 it put in hand various unprovements ahead of staging the Hambleton One Hundred Guineas. In November 1776, a Committee was set up by the Town Council with a remit to, 'level drain and put in good order so much of the Course or Race Ground as the sum of twenty pounds will effectually do'. On 10 December 1776 it was recorded 'that the report from Mr Alderman Lonsdale and others the Committee appomted to amend and repair the Race Ground of the sum of twenty pounds being deficient to put the same into effectual and proper condition, a further sum of fifteen pounds be advanced them by the Chamberlain out of the revenues of the Corporation'. Finally, in April 1777, the Chamberlain was instructed to 'pay the Committee for repainng the Race Ground five pounds, to be by them applied in making the back tum at the Low End a hanging level, or in securing the same by a fence so as to prevent any damage to the horses'(NYCRO CRONT 1520)

2 2 3 2 The Zetland Stand

The Zetland Stand was built by the Dundas family, resident at the nearby Aske Hall Leslie P Wenham (1986, 72) suggests that it was built 'a few years later' than the Grandstand, but *A Plan of Aske and Richmond Estates The Property of Lord Dundas*, surveyed in 1813, shows the Race Course as having only the Grandstand (NYCRO ZNK M1/6, 108-9, Appendix B1) as does the 1840 Tithes Award map (Appendix B2) Wenham (1984, 12) records that 'the most famous of all the Richmond horses was Voltigeur which won the Derby in 1850' having won its first race at Richmond in the previous year To celebrate the Derby victory, the Second Marquis of Zetland built a new gateway to the Aske estate, and it is possible that he may also have been responsible for the Zetland stand

2 2 3 3 The Judges' Box

The Judges' Box was built in 1814 at a cost of £200, paid for by either the Corporation or by the then mayor, W S Goodburne, whose name is recorded on an iron plaque on the external wall It is described as having been designed by 'an ingenious architect of the place' (Clarkson, 1821, 281), and it has been conjectured that this might have been to John Foss of Richmond

2 2 3 4 The Lodges

The two entrances to the Racecourse were originally each provided with a lodge, but High Lodge (originally known as West Lodge) is the sole survivor The date of construction has not yet been established but the west lodge is shown on the Dundas Estate plan of 1813 (NYCRO ZNK M 1/6, Appendix B1) and the list description suggests circa 1775 The East Lodge was a single storey building, as may have been the West Lodge and it was demolished in the late 1930s



Figure 4 High Lodge



Figure 5 East Lodge

2 2 3 5 Other structures

The later-eighteenth-century Corporation Chamberlains' account books suggest that there may have been other buildings and structures on the site. An entry for 5 September 1782, for example, records 'By Mr Hay for paint and oil had by Hirdman to pamt scaffold and posts - 2s 9d' and on 16 February 1784 payment is made for 'Pamt for the little stand on Race Ground - 3s 7d' (NYCRO MIC 3386)

It is quite possible that since entry to the Grandstand was restricted to ticket holders and, presumably, their guests, other racegoers might have been accommodated on scaffolds as previously. What exact form these took and where they might have been located has not been established, however, for the Corporation to take responsibility for the painting suggests that the former practice of licensing the erection of a temporary stand for the duration of the meeting no longer applied and that a more permanent structure was in place.

2 2 4 Nineteenth century history

In 1802 an Act of Parliament was passed authorizing the enclosure of land in Richmond, including the racecourse, but a special provision was included to safeguard the future of racing on the site.

And be it further enacted, That that Part of the said Common Pasture called Whitcliffe, which hath been for several Years past used as a Race Ground, and whereon the Stand for viewing the Races is erected, together with so much of the adjoining Part of the said Pasture, as the said Commissioner shall set out, shall remain in the same State and Condition as the same now is, in order that the same shall or may be depastured from Time to Time hereafter, by the several Owners of the antient Burgage Tenements in the Borough of Richmond aforesaid.

A similarly worded clause is found in the 1810 Enclosure Award.

That the races were still well received in the early nineteenth century is apparent from a newspaper report in 1815 which states:

Richmond Races were better attended than for many years past. The racing was excellent, the ground in good order, and an excellent new stand for the judge. A very elegant commodious long room has been built by Lord Dundas, at the King's Head Inn, for the ordinaries, at which near a hundred ladies and gentlemen dined, and the ballroom each night was crowded, with all the fashion and beauty in the neighbourhood (Faufax-Blakeborough, 1948, 216)

The second half of the nineteenth century saw the slow decline of Richmond as a racing venue. By the 1880s the local press was reporting that at the meetings 'no laughing family parties, no picnics, no luncheon in the open' were being held (Fairfax-Blakeborough, 1948, 331). In July 1890 *The Darlington and Stockton Times* reported

An influential meeting of gentlemen interested in the race meeting on Richmond Hill was held last night, the Mayor (Mr George Roper) presiding. It was reported that last year £200 was taken at the turnstiles and £225 at the grandstand. Lord Zetland continues to subscribe £100 and Mr G Elliot, M.P. £25. Both gentlemen promised to increase their subscriptions, and the Mayor agreed to double his (Fairfax-Blakeborough, 1948, 332).

There were a number of reasons why racing at Richmond became less popular, including the fact that neighbouring courses such as Catterick were easier to get to. The Jockey Club was a further, important factor, not only did it consider the course old-fashioned and in need of changes to improve safety, but when it altered its rules regarding prize money, Richmond was reluctant to comply. In May 1892 a meeting was held at the King's Head, Richmond, to discuss the future of the annual event. It was disclosed that the 1891 meeting had incurred a deficit of £96, and that after subscriptions by the gentry, the town had only contributed £62. In the previous year, Lord Zetland, concerned that the accommodation at the Grandstand was very poor in comparison with other racecourses, had approached the Corporation seeking approval to build a new private stand, but this had been refused. Having taken all these circumstances into account, the Jockey Club removed Richmond from its list of racing fixtures, with the result that 1891 was the final meeting held.



Figure 6 The Grandstand in the 1860s

There is some evidence that in the mid-nineteenth century the grandstand was also being used for various social functions. The local historian, Leslie P Wenham, has suggested that it was licensed as a public house in 1834. A poster, dated October 1844 and displayed in the Richmondshire Museum, refers to an 'open house' held at the grandstand by the Tories who were fighting a municipal election that year. The poster voices the criticism of other interested parties in the town of such 'a place of more than ordinary profligacy and drunkenness' (Wenham, Private Correspondence)

2.2.5 Twentieth century to present date

In 1904 there was an outbreak of smallpox in Richmond, and, as it was thought too dangerous for cases to be sent to the existing isolation hospital, the Corporation used the Grandstand instead. Although there were no further outbreaks, the Corporation maintained the building in a state of readiness until 1941 when agreement was reached with Middlesborough Town Council that future cases would be treated there (NYCRO MIC 3641). The Richmond Borough Executive Committee Minutes provide an insight into the level of care that was taken in maintaining the building during this period, the fireplace in the Grandstand was repaired in 1913 at a cost 'not exceeding £1', and the building was thoroughly cleaned every year. In 1923 there is a reference to the rooms at the Grandstand being 'colour washed and cleaned', and in 1925 the Borough Surveyor ordered that, 'the Grandstand roof be repaired and fires lighted in the building twice a week'. In 1926 it is decided that 'the iron bedsteads be re-lacquered' (NYCRO MIC 3541).

In addition to being maintained in readiness as an isolation hospital, the racecourse and Grandstand were also used by the military during the first half of the twentieth century. The course was used as the venue for the annual training camp of the North York Militia and Richmond Yeomanry and in 1913 the Borough Clerk reported that he has had a verbal application on behalf of the 4th Battalion of the West Yorkshire regiment asking for terms for hire of the Grandstand as an Officers' Mess from 20 July -15 August next year. It was agreed to lease the building to the army for a £10 charge and to allow other regiments the same terms (NYCRO MIC3541).

In 1941 the Borough Surveyor's report notes an enquiry from HM War Department regarding a lease of the large Grandstand and there is also a note of an inspection of the structure by officers from the Northern Civil Defence Region with a view to the Grandstand being requisitioned (NYCRO MIC 3641). It is not entirely clear what the outcome of these discussions was, but it appears that the building was used as an observation post manned by the RAF and Observer Corps during the Second World War.

In September 1941 the Borough Finance Committee were concerned about the condition of the building and it was formally inspected by the Town Clerk and Borough Surveyor, they reported 'a great deal of wanton damage to both the fabric of the building and the iron railings which surround it'. The upshot was that the committee recommended that, except for the 'several iron gate entrances', all the railings around the Grandstand be removed and passed over to the Borough Surveyor, who was responsible locally for the campaign to salvage ironwork for re-use as munitions. It was also reported that the Town Clerk was 'taking up with the Military Authorities and others, the question of placing the old grandstand, and the Old Judge's Stand out-of-bounds, in order that, in due course the Corporation can take suitable steps for the preservation of these unique buildings' (NYCRO MIC 3641)

After the end of the Second World War the attitude of the Corporation seems to have shifted dramatically and it was decided to remove the lead from the roof in order to sell it. However the lead was stolen before it was removed from the site.

In 1952 the Grandstand was included in the first statutory list of buildings of special architectural and historic interest and was listed Grade II. Also included was the Judges' Stand and Moor Cottage (the former west lodge, now known as High Lodge)

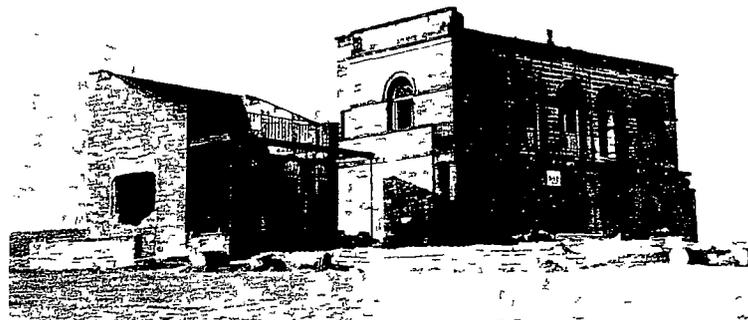


Figure 7a The Grandstand and the Zetland Stand in 1952



Figure 7b The Grandstand and the Zetland Stand between the 1940s and in 1952

The Borough Council themselves applied to demolish the Grandstand in 1969 on the grounds that it was unsafe for children who were playing in the structure. North Riding County Council refused consent. In 1970 the Borough Council demolished the upper storey. The Council had hoped that the costs of demolition would be met by the sale of salvaged material, but this was thwarted when the Burgage Pastures Committee, led by Lord Zetland, refused permission to transport the material across the site.

By 1985 Richmondshire District Council had started a concerted effort to find a new use for the Grandstand which would lead to its restoration. Approaches were made to the Landmark Trust and Richmondshire Preservation Trust with no success. English Heritage was contacted in 1986 and the building was assessed as clearly having been outstanding when it was complete and being 'one of Richmond's finest Georgian buildings and not only one of the earliest known racecourse grandstands in the country but, with the loss of those at York, Nottingham and Doncaster, the earliest surviving example by a considerable margin, the greatly altered earliest remaining part of the stand at Aintree dating from 1829' (EH files).

In 1988 English Heritage commissioned a report on the amount and quality of stonework still on site, this indicated that a large quantity was extant and that missing or damaged elements could be successfully copied from other sources. For this reason, English Heritage indicated that it was willing to help fund the restoration of the Grandstand.

In 1990 the Vivat Trust investigated the feasibility of using the Grandstand, if suitably restored, for holiday lettings, but, despite lengthy and protracted discussions, agreement could not be reached.

2.2.6 Richmond Racecourse and Georgian Richmond

Georgian Richmond had a lively and well-attended social season and as the eighteenth-century progressed there developed an increasingly close connection between "town and turf". Borsay (1989, 185) suggests that by 1770, ninety per cent of race meetings were held near market towns because these could provide racegoers with a range of services such as accommodation, entertainment, and stabling. Richmond was no exception. The annual September race meeting was held to coincide with the major cattle and horse fairs as well as the assembly of the North York Militia and it soon became the highlight of the social season. An added attraction of the race week was cock fighting, which took place each morning in the Cockpit behind the King's Head Inn, and was accompanied by heavy betting, sometimes said to exceed that wagered on the afternoon's racing. During the period from 1750 to 1850, all the advertisements for the races conclude with 'ordinaries and Assemblies as usual', these were held in the Town Hall or after 1812 in the Long Room at the King's Head, built by Lord Dundas. The assemblies were rather select affairs, tickets being available only to subscribers. In addition to these social events, plays were performed in the Long Room of the Bishop Blaize Inn until 1788 when the new Theatre Royal opened.

The Corporation was closely involved with the annual race meeting, it maintained the course and set it up for the week's races, it raised the money for the cups by way of subscriptions and entry fees, although the Town's Purse was raised from the residents, and it appointed the two local stewards who supervised the event

2.2.7 The Dundas family

The Dundas family came to Richmond in 1762. Sir Lawrence Dundas (1713-81) was the second son of an Edinburgh merchant and he is best known for making a substantial fortune, estimated at between £600,000 to £700,000 through supplying the Hanoverian armies, particularly during the Seven Years War. In 1762 Sir Lawrence bought two estates in the county, Marske-by-the-Sea and Aske. The latter he bought from Lord Holderness for £45,000, shortly after he had acquired his baronetcy. He planned extensive alterations to Aske Hall with his architect John Carr of York, but these remained largely unexecuted, although new stables were built (Wragg, 2000, 106). Sir Lawrence was closely involved in town affairs, particularly the races, as were other members of the family. The original list of subscribers to the Grandstand includes, Lawrence, Thomas and Charles Dundas, the latter being one of the two stewards responsible for overseeing the building project, and also Lady Charlotte Dundas, one of only two women who appear as subscribers.

Apart from the attraction of the races, Sir Lawrence was drawn to Richmond for political reasons, the town's two Parliamentary seats. Only the owners of 273 burgage houses in the town were eligible to vote and anyone owning 137 of those properties could in effect nominate the town's parliamentary representatives. Sir Lawrence owned 160 burgage houses by 1762, 131 of which had been bought from the Earl of Holderness for £30,000 in 1760 before he purchased the Aske estate (Hatcher, 2000, 146), thus turning Richmond into a Dundas Pocket Borough. In 1824 the Dundas family had 163

The 2nd Baron Dundas was created Earl of Zetland in 1838, hence the name of the family stand. The 3rd Earl was created Marquis of Zetland and Earl of Ronaldshay after the stand had gone out of use. The Dundas family still remain at Aske and have been closely associated with the Richmond racecourse and the wider North Yorkshire racing circuit to the present day.

2.2.8 Richmond Burgage Pastures Committee

Burgage is a form of tenure applicable to property connected with the old municipal corporations and their privileges, and dates back to pre-Norman times. One of the rights enjoyed by the Richmond burgage owners was the right to pasture, or stint, as it was known, their cattle on various designated open spaces outside the town. Whitcliffe Pasture, an area of some 940 acres, was one such 'stinted pasture'. The Pasture Master was responsible for ensuring that any regulations and restrictions concerning the stinting were adhered to, and that the correct number of cattle were put out to pasture.

During the period when Whitcliffe was used as a racecourse, there appears to have been a degree of shared responsibility, whilst the Corporation was responsible for organising the races and appointing the stewards, some costs, such as course repairs and erecting temporary viewing scaffolds, are recorded in the Richmond Borough Coucher Book in the accounts of both the Pasture Master and the Chamberlain. That the situation was both complex and controversial is evidenced by the preamble to the 1802 Enclosure Act, which suggests that the different rights held and exercised by the various interested parties were the subject of disagreement. Although the 1802 Act ensured that the Racecourse site would remain an open space, still subject to the Burgage rights, it did little to clarify the precise nature of ownership.

In 1853 the *Richmond (Yorkshire) Burgage Pastures Act* was passed, the principal objective of which was to remove the individual rights of the burgage owners and vest them in a new Committee. It also reaffirmed the Corporation's interest in the soil of the racecourse and the rights of the subscribers of the Grandstand. The Burgage Pasture Committee also gained the power to lease the land and to hold rents and profits in trust for the Burgage Owners.

The Committee's income is from fees charged to trainers and owners for the use of the Racecourse and Gallops. The Committee also receives an income from English Nature in respect of McGuinness's Meadow. The Pasture Master is appointed by the Committee.

2.3 Richmond Racecourse structures and spaces

2.3.1 Structures

2.3.1.1 The Grandstand

The Grandstand is situated on high ground towards the west of the Racecourse (See Figure 1). A public footpath runs from the entrance by High Lodge, passing close to the west. Now both partially demolished, the Grandstand and the Zetland Stand are protected by a cordon of security fencing, although when the Racecourse was visited in March 2003, this had been partially breached and the runs fully accessible.

The original Grandstand had a five bay arcaded ground floor with a Tuscan colonnade supporting a balcony at first floor level. The first floor was also of five arcaded bays, and the flat roof with a balustrade was used as a viewing platform. Access to the upper storey was by way of a projecting stair tower at the rear. There was a single arcaded window at first floor level on each side, and an arched window to light the staircase hall. The ground floor storey was larger than the first floor, providing viewing platforms round the Grandstand, the front being supported by the arcade. Access to the upper viewing platform was by way of a staircase on the first floor gallery, to the left of the staircase extension. A flat roofed extension was constructed at some stage to the left of the staircase hall, its function is unclear.

The ground floor had a passage leading through to the staircase, the space to the left being subdivided and that on the right being open. A small chamber, entered through an arch, is located on the ground floor at each side, these may have contained lavatory facilities. The first floor was one large room with round-arched recesses in the rear wall, the centre being the entrance to the staircase hall.

Despite having been listed Grade II in 1952, Richmond Borough Council demolished the upper storey in 1970, the walls being collapsed into the ground floor rooms, and the columns laid on the ground. The stonework was removed under archaeological supervision in 1989 with the support of an English Heritage grant and is now heaped on what was a raised forecourt. The forecourt walls have been dismantled and are on site.



Figure 8 The Grandstand main front

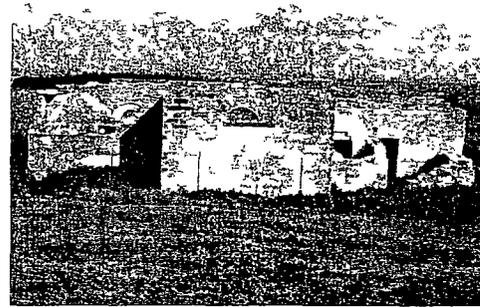


Figure 9 The Grandstand rear



Figure 10 The Grandstand ground floor



Figure 11 The Grandstand staircase hall

The Grandstand is a rare surviving example of a racing grandstand dating to the 1770s and is correctly assessed at Grade II*

2.3.1.2 The Zetland Stand

The exact date of construction has not been established but it is thought to have been built in the middle of the nineteenth century. It was originally a four bay structure at ground floor level, with a viewing platform extending forward at first floor level. Behind the viewing platform was open raked seating as with the Grandstand there was an elevated area in the front with a stone retaining wall.

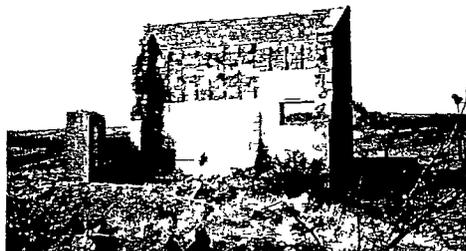


Figure 12 Zetland Stand front

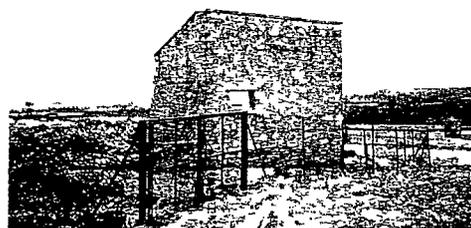


Figure 13 Zetland Stand rear

The Zetland Stand is a very rare example of a private stand built by a very wealthy and politically well connected family for entertaining during race meetings. It is not at present listed, and its future should be safeguarded by applying to the Department of Culture, Media and Sport for listing.

2.3.1.3 The Judges' Box

The Judges' Box stands on the south of the racecourse. It is a small, two-storey building with a pyramid roof and a bow window facing the track. It was built in 1814, but it is uncertain whether the necessary finance was provided by the then mayor of Richmond, or by the Corporation. The building is not currently in use and has been boarded-up. The interior has not been inspected.



Figure 14 The Judges' Box

The Judges' Box is an important surviving feature of the early racecourse, it is properly listed Grade II

2.3.1.4 High Lodge

High Lodge (formerly known as West Lodge) stands adjacent to the western entrance, and was one of originally two lodges. The two lodges may well have been contemporary with the building of the Grandstand, but no documentary support for this has been found in the Corporation records.

The present tenants undertook limited alteration and repair work, including removing baths, the building has, however, been repaired and returned to a worthwhile use in exchange for a ten year lease.

High Lodge is listed Grade II

2.3.1.5 High Gingerfield Farm buildings

High Gingerfield Farm and outbuildings do not appear on the 1813 plan of the Dundas Aske and Richmond Estates, but they are shown on the 1840 Tithe Map.

No historical connection has been established between High Gingerfield Farm and Richmond Racecourse.

2.3.2 The racecourse

The racecourse is an elliptical track, slightly over one and a half miles in length. It is thought that the present course reflects the original layout. Races would involve a number of circuits of the course, the first gold cup race, for example, was over four miles.



Figure 15 The Racetrack

The Racecourse was originally enclosed by a stone wall, the materials for which were quarried next to McGuinness's Meadow. The wall is mostly extant, although there are stretches along the northern perimeter which have been replaced by wooden railings. The walls are the property of Richmond Burgage Pastures Committee, but Mr Garget has advised that the adjoining landowners usually maintain the wall along the southern perimeter.



Figure 16 The Racecourse wall



Figure 17 Cinder Track

2.3.3 Possible former buildings

The only known building on the site, apart from temporary wooden stands, is the former entrance lodge at the eastern entrance. This was a single-storey building and was demolished in the late 1930s.

2.4 Richmond Racecourse and the history of horse racing

Horse racing as we know it today first became a major pastime in the seventeenth century. Some of its early growth can be explained by contemporary government policies intended to encourage the breeding and stabling of horses to meet military requirements. Among the upper sections of society, horse breeding and training became extremely popular and this in turn had a knock-on effect on competitive racing. During the Commonwealth period, although racing was not banned, there was a marked downturn in activity, interest picked up sharply in the 1680s leading to a boom which lasted until the 1730s.

This half-century saw not only a large increase in the number of venues as well as the substantial upgrading of facilities and fixtures at established meetings. The prestige of meetings was improved by increasing prize money and a number of meetings were extended, York, for example doubling from three days in 1709 to six in 1713. More significantly for York, the races moved to a new venue, the Knavesmire, and substantial landscaping works were carried out including drainage to provide 'one of the best horse-courses in England' (Borsay, 1989, 183). The racing boom was brought to a halt by the introduction of legislation in 1740 which stipulated that all prizes and matches should be of at least £50 in value. As the vast majority of races at that time were below this level the result was to plunge racing into a crisis, with an estimated two-thirds of the country's courses closing (Borsay, 1989, 185). By 1760, racing started to pick-up once more, probably reflecting a rationalization and commercialization of the sport following the abandonment of the smaller venues.

Another influencing factor in the development of horse racing in the eighteenth century was the formation of the Jockey Club, initially a group of gentlemen with a common interest in the Turf and first mentioned in the *Kalender* of 1752. The group centred around the gentlemen's clubs of London and at first they were not seen as legislators or reformers, however, by 1758 the Club had introduced a system of weighing in after a race and the wearing of the owners racing colours became mandatory in 1762 (Tyrrel, 1997, 17).

2.5 The architecture of racing

The formalization and commercialization of racing led to the development of more permanent forms of structures on racecourses. Up until the mid-eighteenth century the only accommodation at races had been the temporary viewing platforms or 'scaffolds'. The King's Stand at Newmarket was a two-storey square tower with a viewing window at the top. It is thought that the emergence of a formal 'grandstand' owes much to hunting lodges with their large, open rooms at first floor level with many windows for viewing, and with refreshment and other services being provided on the ground floor. Hunting lodges, an outstanding example being Lodge Park, Sherborne, Gloucestershire (Grade I, owned by The National Trust. The Grandstand has been recreated by The National Trust) built by Sir John Dutton around 1634, also had access onto a flat, balustraded roof, which spectators could climb up to for a better view. Quite apart from the architectural evolution of the stands there was a pressing social need for some form of physical separation between the various social classes attending race meetings.

A turning point in grandstand architecture was the building of the Knavesmire grandstand at York. Four architects submitted designs for the stand and the York Race Committee chose that designed by John Carr.

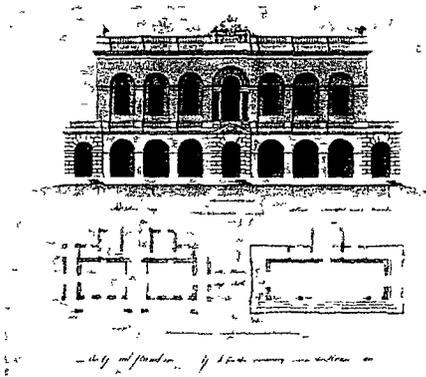


Figure 18 Knavesmire Grandstand, York, designed by John Carr

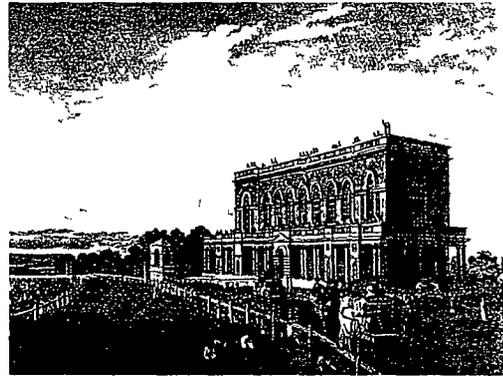


Figure 19 Doncaster Grandstand, designed by John Carr

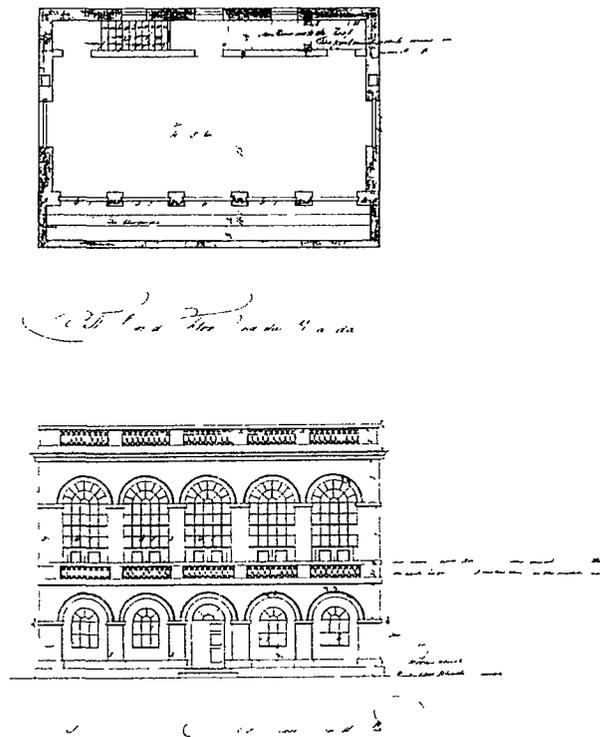


Figure 20 Kelso Grandstand plan and elevation by John Carr

The various designs indicate the main characteristics required of such buildings. The ground floor was to have storage and cellar space, as well as rooms for tea, coffee and cards, and closets. From this floor a staircase rose to a principal room on the first floor. This room had a large number of glazed windows which led out to a balcony to allow viewing. Further access onto a balustraded roof was also available where a gently sloping gradient allowed equal views for spectators. Carr's Knavesmire Grandstand was opened at the August races of 1756. This stand established a template for many other courses, and over the next few decades stands were built which derived both their form and role from that at York, examples being Wothorpe, Stamford (1766), Beverley (1767), Doncaster (1776), and Nottingham (1777), the last two being designed by Carr.

Often the stands were enclosed by a stone wall or wooden fence with gateways. This enclosure provided a physical demarcation between those allowed in the grandstand, very often subscribers with tickets or tokens, and the rest of society. It also seems that these areas were used for betting and were especially welcomed as a space away from the ladies and more genteel practices of the tea and coffee rooms. Interestingly it appears that anyone was allowed into the enclosure to bet.

At some point towards the end of the eighteenth and beginning of the nineteenth centuries, tiered seating was introduced. It is clear from a few surviving drawings that Carr had used this principle on some of his first floor balconies, usually incorporating only three or so steps, and which he described as a 'miranda' (Gibson, 1998, 83). In the early nineteenth century a number of earlier stands, for example York and Newcastle, had sets of raking seats installed on the previously flat roofs.

By the 1840s Tattersall produced a specification for a grandstand which contained on the ground floor a betting room, steward's room, refreshment room, a private room and ladies' cloakroom. Upstairs there was a general refreshment room towards the rear, with the tiered stand to the front and further seating on a balcony. The roof contained yet more provision for spectators.

The incidence of private stands at racecourses is highlighted by the presence of the Zetland Stand at Richmond. Royal stands, for example the early example at Newmarket and later stands at Ascot are known to have existed, as indeed are some later Victorian ones, for example, York appears to have a private members' stand towards the end of the nineteenth century and at Langton Wold, near Malton, North Yorkshire, a private stand was built for Lord Middleton in 1857 (Pyper, 1997, 77).

Another common building type on racecourses was the 'Rubbing House'. This is where horses were taken to be rubbed down between heats using wooden scrapers to remove the sweat. The practice was sometimes referred to as 'Yorkshire Sweating Gallops' and it is not known whether this was widespread throughout the country. Maps of both Langton Wold and the Knavesmire show rubbing houses and it is known that Lord Rockingham insisted upon a rubbing house at the new course at Doncaster in 1776 (Wilkinson, 2003, 63). Early maps mark a Rubbing House to the west of the Racecourse on Richmond Out Moor, and there is a further local example at Middleham (High Moor). Both are now dwellings.

Another feature of racecourse was the winning post often accompanied by a judges' box. The judges' boxes varied from simple raised wooden sheltered platforms to fine architectural examples such as that at Richmond. Apart from offering the judges a clear vantage point, this area of the course was where jockeys were weighed-in after the race. Furthermore, the winning post sometimes provided a stand or platform for the exhibition of prestigious cups. At Hambleton, North Yorkshire, the winning post was called the Dialstone, a tall square stone pillar. A highly prestigious race at Hambleton was the Gold Cup, and a series of early eighteenth century paintings by Wotton show the Cup standing on top of the Dialstone with the scales attached on one side.

The placing of the buildings at Richmond within this wider context is difficult because no thorough survey of these building types has been undertaken.

English Heritage's website, *Images of England*, provides details of the following listed horse racing grandstands which are roughly contemporary with the 1775 Richmond Grandstand

Langton, Ryedale, North Yorkshire, mid-eighteenth century, Grade II converted into a dwelling

Worthorpe, Cambridgeshire, 1766, Grade II*, recently converted into a dwelling

Blickling Norfolk, c1770, Grade II, converted into a dwelling in the nineteenth century

York retains the ground floor of the Carr grandstand ex-situ, however it has been heavily encroached upon by the modern developments at the course and has no contextual setting Carr's grandstands at Doncaster and Nottingham have both been demolished, and his design for Kelso was not executed

Richmond survives in-situ with its plan-form evident, still retaining unspoilt the magnificence of its setting and relationship with the course clearly evident Similarly the Zetland Stand appears to be an extremely rare surviving private stand dating to the middle of the nineteenth century The Judges' Stand completes an outstanding grouping of associated buildings dating from this period which have retained their original setting and provide a very special insight into the architecture and landscaping of English racing Apart from temporary stands, all the original buildings are extant, with the exception of the east lodge

2.6 Ecology and Landscape



Figure 21 Panorama No 3

2.6.1 Summary impressions

Much has been written about the built infrastructure at Richmond Racecourse and it is understood that the circuit turf is highly valued as a racing surface However, it is not thought that any comment has ever been made regarding the nature conservation value of the grassland comprising the wider site apart from the recognition afforded to 'McGuinness's', a small meadow area that has been notified as a Site of Special Scientific Interest [SSSI] in 1991

The study area's interest could be categorised as follows

- a The diversity and proximity of contrasting, unimproved grassland types - ranging from highly acidic (tending to heathland around the northern sector of the Grandstand mound), through acid/neutral grassland across the majority of the site, to distinctly calcareous zones along the southern edge. This calcareous element is mirrored on the north side within the SSSI meadow, pasture and quarry.
- b The different communities are moderately good examples of their type in their own right, with a high diversity of typical and uncommon species, a feature particularly evident in the two localised calcareous areas.
- c The long-established, traditional management regime has maintained moderately stable conditions year-on-year, increasing the probability that any plant and animal species requiring a comparatively long period to establish would be able to colonise the site successfully.
- d The early June date of this survey has generated long plant species lists from the site, but few invertebrate records. Walkers on the site report that many butterfly species are seen on site. It is considered that a visit to record the site in July would confirm this and a visit in late August/September would add significantly to the already impressive plant species lists.

Indicative species lists for each of the distinct communities encountered on the site are included as Appendix E. Reference could also be made to the map included as Appendix F, which helps to illustrate the specific ecological issues covered below.



Figure 22 Panorama No 2

2.6.2 Discussion

As mentioned above, the steady-state management has contributed a great deal to the present-day diversity of the site, but the influence of the underlying geology and physical processes operating on the surface soils are also of fundamental importance.



Figure 22 Panorama No 1

The influence of the underlying limestone is strongest where soils are very thin and the bedrock exposed, such as along the southern edge in the quarry. On other parts, where deeper soils have formed (across most of the flatter parts of the site), regular periods of grazing by suckler cows or sheep, without liming or fertilising, has resulted in the development of a distinctly acidic sward. The absence on the site of any water features, or plants indicating waterlogged conditions, suggest free-draining soils. In this area of moderately high rainfall, nutrients (and any lime influence) will have been leached from the soils, creating the acid conditions observed across much of the site today. No soil samples were taken, but it is also possible that sandy strata overlie the limestone bedrock over the higher parts of the watershed, which would increase any tendency towards acidification.

2.7 Conservation and excavation work on the site

North Yorkshire Sites and Monuments Record has no records relating to the site and Mr Garget has stated that he is unaware of any excavations having taken place on the site.

The Judges Box was repaired by Richmondshire District Council in 1986, and general repair work and internal improvements were undertaken by Mr M E Irwin, tenant of High Lodge, during the first five years of his lease, which started on 1 April 1997.

In 1989 the collapsed masonry from the Grandstand was removed and laid out in the compound under the supervision of English Heritage, notes, including rough drawings are in the English Heritage site file, York. At this juncture, more detailed drawings were prepared by Jane Hatcher, which included conjectural reconstructions based on earlier photographs and drawings, a copy is in the Richmondshire District Council site file. This report and related plans have not been made available for inclusion in the Conservation Plan.

2.8 Architects and builders

The architect, or architects, for the Grandstand, the Zetland Stand and the Judges' Box are unknown. There has been much speculation that the Grandstand was built to designs by John Carr of York (1723-1807) as it is so strikingly similar to his documented stand at the Knavesmire, York. However, research into Carr's work is hampered by a lack of drawings and no complete catalogue of works survives. No drawings exist at the North Yorkshire Record Office, Northallerton, either in the Richmond Corporation archive or that of the Dundas family. The stewards of the racecourse at the time of the erection of the Grandstand, Charles Dundas and Henry Peirse, formed a committee to receive the drawings but none have yet been found in the few relevant papers deposited at NYCRO.

Further avenues of research must be any Dundas papers which can be found in the national archives and the Dundas family bank accounts which were held at Drummond's Bank. Apart from Carr, it is possible that the local architect and builder John Foss (1745-1827) was responsible. It is known that on occasion Foss adopted and adapted standard Carr details into his own work. Foss was trained as a stone mason and acted on several occasions as a contractor and clerk of works for Carr, most notably at Middleton Lodge, Middleton Tyas. Indeed the agreement between Foss and George Hartley the owner of the Lodge, signed in 1777 states that Foss is to build the new house 'according to the plans and under the Inspection and Direction of Mr John Carr' (Worsley, 2000, 179). His documented work as an architect, however, starts from the 1790s (Colvin, 1995, 371-2).

The Judges' Box could well have been designed by John Foss since Clarkson's description specifically refers to a local architect, and Foss was the leading Richmond architect at that time.

With regard to the Zetland Stand, no firm date has been found for the erection of the building, nor is there any indication of the architect. Map evidence suggests that it was built after 1840, and, stylistically, a mid-century date would seem appropriate.

3 SIGNIFICANCE

3 1 Summary of the significance of Richmond Racecourse

Richmond Racecourse is a unique surviving example in England of a racecourse dating to the 1770s with additional racing buildings dating to early and mid-nineteenth century. The racetrack is still in use by local trainers and the layout of the course and buildings can be readily appreciated. Taken as a whole, Richmond Racecourse is considered to be of national significance.

3 1 1 Architectural significance of the racecourse buildings

The Grandstand (Grade II*), the Zetland Stand (presently unlisted but arguably deserving listing Grade II and Group Value), the Judges' Box (Grade II), and High Lodge (Grade II) form a unique group of eighteenth, and early and mid-nineteenth-century racecourse buildings. Their use and function can still be fully appreciated despite the partial demolition carried out in 1970.

Because of their rarity, the Richmond Racecourse buildings are considered to be of national significance.

3 1 2 Sporting significance

Richmond Racecourse has changed very little since its creation in the mid-1760s. The track still follows its original line, and, apart from the demolished east lodge, all the buildings stand. Horse racing has long been popular in Yorkshire and Richmond was one of the earlier courses and scene of the important Hambleton Hundred Guineas race, and the Richmond Gold Cup.

Although important in the early history of racing, Richmond does not have the national stature of venues such as Newmarket, Epsom, or Ascot, and is considered to be of strong regional significance.

3 1 3 Social significance

Racing was an important element in eighteenth and nineteenth century society. Richmond still retains much of its Georgian architecture and form, including the unique Georgian Theatre, the best extant example in England. The Racecourse is another important surviving set of historic buildings on its surviving site, which greatly adds to the understanding of Georgian social history, and is considered to be of national significance.

3 1 4 Tourism and visitor significance

Richmond Racecourse has strong potential as a visitor attraction, particularly if themed as part of Richmond's Georgian past. However, limited parking and the fragility of the important landscape mean that careful consideration will need to be given to whether the risk of long-term environmental damage outweighs any benefits.

3 1 5 Landscape significance

Following extensive walking of the site and recording of species lists within visually different vegetation zones, it is considered that the land managed by Richmond Burgage Pastures Committee is of very high nature conservation importance. Without doubt, this is a local importance, probably of regional significance, and given the juxtaposition of the two parcels of Gingerfields Site of Special Scientific Interest, would warrant consideration by English Nature as a possible significant extension and consolidation to the existing SSSI.

4 ISSUES AND POLICIES

4.1 Introduction

Conservation Plans consider the issues that need to be addressed for the future conservation and management of the site and the buildings and structures thereon and suggest policies to meet them. The most pressing consideration for Richmond Racecourse is the future use of the Grandstand and the Zetland Stand, both considered to be of national significance because they are the most complete examples of eighteenth century through nineteenth-century horse racing architecture in England. By their nature, Conservation Plans cannot offer solutions to often intractable problems, but they can suggest the adoption of a series of policies which will assist in the decision making process and will ensure that these have a wide measure of support from stakeholders and the wider public.

4.2 Vision and commercial reality

The Grandstand and the Zetland Stand are in their present ruinous state as a direct result of long term neglect exacerbated by the ill-conceived decision to demolish the two buildings on safety grounds in 1970. Various alternative uses for the Grandstand have been considered but, in the event, their implementation has not proved possible. Rescuing these two important buildings and saving them for coming generations can only be successfully achieved if those most closely involved have a clear vision for their future coupled with the experience and expertise needed to assess how this can be achieved in realistic commercial terms and how their long term safety can be financially assured.

4.3 Management and decision making

Issue There is currently no committee or panel representing the various owners, users and stakeholders of Richmond Racecourse which could take responsibility for considering the alternative proposals for the Grandstand and the Zetland Stand, for recommending the most appropriate scheme and for implementing and managing the resultant project.

Discussion Day to day management of the Racecourse (excluding the Grandstand, Zetland Stand and the immediate area within the security fencing) is the responsibility of Richmond Burgage Pastures Committee. Various other parties, however, have an interest in the future of the Racecourse as owners, users, or stakeholders (see Section 1.3). Although it would not be appropriate for all parties to be equally involved, it is important that the key interests (Richmondshire District Council, Richmond Burgage Pastures Committee, Zetland Estates, English Heritage, and English Nature) come together as a body with approved terms of reference and agreed objectives.

It may be appropriate for such a body to restrict itself to matters of policy and supervision, delegating responsibility for implementation to appropriate sub-committees assisted by professional advisers. It should also act in a steering capacity, particularly with regard to wider public consultation.

Policy A committee, including at least representatives of Richmondshire District Council, Richmond Burgage Pastures, Zetland Estates, English Heritage, and English Nature should be formed to oversee the redevelopment or conservation of the listed buildings on the Racecourse. Appropriate terms of reference and an implementation timetable should be agreed.

4.4 The Grandstand and Zetland Stand alternative courses of action

Issue The fabric of the Grandstand was inspected by Stephen Parry Dipl Arch RIBA, a partner in Briggs Potts Parry & Ives, Chartered Architects, on 31 August 2000, and a report was prepared for Richmondshire District Council dated 6 September 2000. His conclusion was that '[T]he building is now a ruin and subject to ongoing dilapidation as a result of weather and vandalism' (Parry, 2000, 6). Some two and a half years later the position has probably deteriorated, although not sufficiently to materially alter the report's conclusions.

The report considers four options for the Grandstand

- 1 Demolish the remaining structure and clear the site
- 2 Restore the building to its original form
- 3 Restore the exterior elevations of the building and convert the interior for a new use
- 4 Preserve the remains of the building as a properly managed ruin

Option 1 was considered inappropriate because of the historic importance of the Grandstand as evidenced by its Grade II listing. Option 2 was considered impractical because the building would not have an economic rationale unless commercial racing returned to Richmond. Option 3 had clear advantages, but the cost, estimated at £1,250,000, was considered too great to attract a partner for the project. Option 4 was the preferred course of action, and the necessary costs estimated at £150,000.*

The report recommended the demolition of the Zetland Stand

Discussion The above four options for the Grandstand still apply, but there are also two additional options which warrant consideration:

- Restore the Grandstand as a single storey building with an open flat roof area and convert the interior for residential or commercial use
- Restore and convert the ground floor and add a new first floor which respects the original form and massing but is architecturally distinct

Although not within the scope of Stephen Parry's report, he did observe that '[T]he Zetland Stand has lost most of its features of interest and would be best removed completely' (Parry, 2000, 7). Although the Zetland Stand is not at present listed, it is a rare example of a private stand at a fashionable racecourse, and it therefore has architectural and social significance. Because of its significance, the Zetland stand should be preserved, at least as a managed ruin.

Policy In the first instance, the Grandstand and the Zetland Stand should be consolidated and made safe for visitors. The work should include the supervised removal of the stones and other building material within the security fence to a secure store where an updated investigation can be carried out. The various options should then be considered and costed. Feasibility studies to RIBA Stage D should be commissioned for the preferred solutions.

4.5 Funding

Issue The future of the Grandstand and the Zetland Stand is entirely dependent on securing adequate funding for the preferred scheme and for the long term conservation and maintenance of the restored structures.

Discussion Steps should be undertaken as soon as possible to secure funding for the ruin consolidation and building material removal and investigation. Once costed feasibility studies have been prepared consideration can be given to sources of funding for the long-term conservation of the structures.

As income from licensing trainers to use the gallops declines it will be necessary to ensure that the Richmond Burgh Pastures Committee has sufficient income to continue to maintain the historic landscape.

Policy Approaches should be made to English Heritage, Richmondshire District Council, and other potential sources of funding, to raise the necessary finance for the stabilization of the ruined structures and continuing management of the historic landscape. Advice should also be sought on the establishment of a charitable trust, or other appropriate vehicle, in which the ownership of the Grandstand, the Zetland Stand, and the Judges' Box could be vested in order to secure their long term security.

A funding plan should then be developed which identifies the level and sources of funding available to the ownership vehicle, both for implementation of the preferred scheme and for long term maintenance.

4 6 Access to the Grandstand and Zetland Stand

Issue There is no vehicular right of access to the Grandstand and Zetland Stand

Discussion This would be a precursor to rebuilding or redeveloping the area within the security fence, and could impact on potential future uses of the two buildings. Any access would need to take into account the historic nature of the buildings and fit visually with the Racecourse. Consideration would also be needed with regard to crossing the racecourse track and how this might impact on its use by horses. All modern racecourses have points at which vehicles can cross the racetrack.

Policy Consider the implications of allowing access and formulate an appropriate policy.

4 7 Use of the Judges' Box

Issue The Judges Box is the best preserved of the buildings on the Racecourse but it is currently unused and boarded-up as a security measure

Discussion The long term security of the Judges Box will be best achieved if a use can be found for it. Its size means that alternative uses are necessarily limited, but, if the level of visitors is planned to increase materially, there may be scope for its use to sell refreshments or as an exhibition space covering the history of the Racecourse.

Policy Alternative uses need to be considered and a financial plan prepared.

4 8 Management Plan

Issue Richmond Racecourse is significant because it is essentially as built in the eighteenth through nineteenth centuries, subject to dilapidations. It is important that the whole of the site be managed with a view to preserving and enhancing this significance.

Discussion A Management Plan is the vehicle for converting the general policies set out in a Conservation Plan into a series of financially evaluated action proposals. The Management Plan also sets priorities, and designates management responsibility.

Policy Prepare a Management Plan which can be considered and approved by the appropriate interested parties, and then implemented.

4 9 Urgent repair and stabilization

Issue The Grandstand and the Zetland Stand are deteriorating through a combination of exposure to the elements and vandalism, and may deteriorate further even whilst the suggested stabilization programme is under review

Discussion The process of considering alternative conservation and rebuilding schemes, preparing detailed plans, and securing the necessary finance will inevitably take time. Further deterioration may well add more to the eventual cost than undertaking limited repair work at the earliest opportunity.

Policy The need for carrying out emergency repairs should be identified, together with the method of their funding. All repairs should retain the maximum amount of historic fabric, re-using original stone and brick where this is available.

4 10 Site archive

Issue Information on the buildings and the landscape of the Racecourse is currently available at various locations including Richmondshire District Council, North Yorkshire County Record Office, and in private hands

Discussion During the process of considering alternative schemes it will be necessary to review early plans, drawings, and images of the buildings and the surrounding landscape. This historical information would then inform both the repair proposals and the subsequent management regime. Copies of relevant data can be used to develop a site archive, which can be augmented by further investigation and survey work, together with details of repair and restoration and subsequent maintenance documentation.

Policy Initiate a site archive under appropriate supervision, the location to be agreed.

4 11 Ongoing repairs and maintenance

Issue Whatever repair or restoration work is carried out, there will be a need for an ongoing, planned programme. Formalized policies should be drawn up to guide those commissioning work as well as contractors' staff

Discussion The following general policies should underpin the detailed policies included in any subsequent Management Plan and their objective and intent should be reflected in the conservation and repair work programmes and procedures which are drawn up:

- To repair, develop and maintain the buildings and structures in accordance with international and national conservation principles and policies and to ensure that all statutory and legal requirements are met
- To ensure that wherever and whenever works are executed, those works should aim to preserve, enhance or promote the progressive

recovery of the architectural quality and significance of the individual and collective buildings

- To ensure that the design and carrying-out of repairs or alterations take account of the history of the buildings and structures and utilise historically-appropriate materials and techniques and ensure these are undertaken in accordance with suitably qualified professional advice and using contractors with experience of working on buildings of historical significance
- To ensure that all health and safety issues are resolved bearing in mind both the need to maintain and preserve the historic appearance of the buildings and at the same time provide safe access, circulation, and enjoyment thereof
- To establish and maintain a regular programme of inspection supported by careful maintenance and repair
- To pursue a policy of minimum intervention to the fabric of the building
- To ensure that preparations for site work always assume the potential existence of significant archaeological remains
- To permit changes and alterations which upgrade the provision of services and involve the introduction of new technologies into any building where they can be carried out in a manner which is sensitive to the historical integrity of the buildings and without the loss of quality and character in the spaces involved

Policy Consider and approve general repair and maintenance policies, and then draw up ongoing work programmes to meet their intent and objectives

4.12 Visitor strategy

Issue The 'significance' section of the conservation plan concluded that the Racecourse is of national significance as the best preserved example of an eighteenth through nineteenth-century racecourse. There is scope to increase visitor numbers but this should be in a planned manner so as to ensure that the site is not damaged or compromised

Discussion A properly researched visitor strategy needs to be drawn-up setting attainable targets and outlining how these can be achieved given the marketing spend available. Any strategy needs to take into account the areas of particular interest and significance

The visitor strategy can also be an input into longer-term site development plans. As visitor numbers increase additional catering, educational, and toilet

facilities may be required and the problem of limited parking will need to be addressed

The strategy will also need to consider local feelings, particularly traffic congestion, road safety, and noise from special events

Policy Draw-up a visitor strategy taking into account tourism plans and objectives of Richmondshire District Council and appropriate to the significance of the site

4 13 Parking

Issue Parking is at present very restricted, a maximum of four cars can be accommodated off the road at the east entrance and less at the west entrance. Parking is also an issue with relation to the future use of the Grandstand, Zetland Stand, and Judges' Box

Discussion If it is intended to increase visitor numbers, additional parking space will need to be provided, but its provision within the perimeter wall would negatively impact on the presently unspoilt nature of the Racecourse landscape. Alternatives, such as the provision of a bus service from Richmond during peak visitor times, might reduce parking, and would need careful consideration when devising the visitor strategy. Alternatively, off-site parking may be available within walking distance of the Racecourse

Policy An appropriate parking policy needs to be devised which accommodates an increase of visitor numbers but does not compromise the Racecourse

4 14 Interpretation

Issue There is currently no explanatory material on the site which provides visitors with historical background or describes the significance of the buildings and the site

Discussion The history of the Racecourse and its buildings is an important element in the Georgian and Victorian history of Richmond and visitor appreciation would be considerably enhanced if such information were available both on site and in pamphlet form from the Tourist Centre and other appropriate sources

Policy Suitably informative interpretive material should be prepared and made available to visitors to Richmond and the Racecourse

4 15 Ecology and landscape

Issues and Possible Solutions

e-mail
Kirsty
Agree that
site should be
revised
& safeguard
& manage the
ecological
interest of
the site
This would
include
issues 2, 5,
6, 7, 8, 9

An ecological management strategy should be developed for the site which balances the ecology of the site with its historic significance, its continued use as gallops and the visitor access strategy Specific points to be considered are

1 Acidification - this is not a problem in nature conservation terms, being a natural process at the heart of the site's interest and should not be subjected to remedial liming

2 Invasion by scrub, rank grasses and tall herb vegetation is happening to a limited extent, but noticeably in the least-managed parts of the site Again this a natural process, which could eventually lead to the development of woodland (as has happened in the quarry), but if this were to happen too widely across the site, it would be considered to be a deterioration in the site's current interest, as open-habitat species are gradually shaded out Encouraging a slightly heavier grazing pressure should be sufficient to keep this process in check At the same time, it should be borne in mind that on this exposed landscape, a few areas of scrub will provide important shelter for birds and insects, and so not all growth should be removed

There are
species
protection issues
to be
addressed
specifically

3 Dog fouling provides a significant and undesirable fertiliser loading to parts of the site, most noticeably around the Washton Road entrance Two possible strategies that could be considered

a Cropping and removing the vegetation at the end of the growing season would help reduce nutrient levels

b Bans on dog fouling are unfriendly and are unlikely to be wholly observed A prominent sentence on an interpretive board about the ecology of the site could explain the damage done by dog fouling in a more persuasive way

a) the picking of
wildflowers (issue
4) is not a
practical
lead to program
(L & P 198)
as annual

4 Picking of wildflowers in many cases does little harm, but it was noted that the two largest blooms appeared to have been cut from the small colony of orchids (of which only seven plants were counted) Again, advice could be provided via an interpretive board at the entrance

b) but (issue
10)
but
survey needed

5 Potential loss of condition of the racing circuit itself is possible if its former traditional use is not maintained Formerly, the racing of horses would have resulted in compaction of soils as well as a breaking up of the turf, significant physical influences that would be lost as usage decreases It is not known whether any scientific study has looked into this effect, so it is pure hypothesis that the greatest effect of cessation of horse racing might be an increase in the earthworm population (which would no longer be crushed or cut up) In turn, this could have the effect of increasing aeration in the soil, making the going 'softer' The only easy way to replicate this physical 'damage' would be to encourage the occasional use of the circuit by local riders An annual 'event'

might help to maintain the full suite of turf management that used to be the norm. It is understood that a harrow is occasionally used around the circuit, and that some mowing is done if the grass gets too long. These activities are unlikely to have any significant effect on wildlife interests, and should continue if they are felt to be of benefit to the physical condition of the turf.

6 At one location, where the quarry abuts the racecourse along the northern edge, the rock face has crumbled away to such an extent that the Circuit is actually undermined. Any remedial treatment of the quarry face (if this were possible) should be discussed initially with English Nature. It is not difficult to imagine that the thump of hooves along this stretch over many decades could have loosened the stone. Whether horses run over this area again or not, the collapse constitutes a significant risk to pedestrians and should be fenced-off using high visibility tape, or a more substantial post-and-rail fence.

7 Any wish to consolidate access tracks to the Grand Stand, from the Hurgill Road entrance would not appear to constitute a threat to botanical interests, as these areas have already been subject to a degree of disturbance over the years, leaving them comparatively less natural, 'better' examples of the communities exist widely across the remainder of the site.

8 The condition of the perimeter wall is generally good, but some provision should be made for the inevitable collapses that will occur from time to time. Time did not permit a full study of the lichen flora associated with the walls, but from a brief inspection is suspected to be of moderate interest. Should any wall rebuilding be required, an attempt should be made to replace stones in such a way that their encrusted faces remain exposed, reducing the time it takes for repaired sections to blend into the landscape.

9 The two areas where trees have been planted, particularly the larger area along the north-eastern edge, require attention to the support stays and tubes, which have become somewhat windblown. This is a maintenance task that may already be included as part of the planting contract.

10 Any reconstruction work to the historic buildings would not appear to conflict with ecological interests. No close inspection was made inside the perimeter safety fence, but the years of abandonment have left a bramble and thistle infested area, used primarily by rabbits (a very important grazing agent across the site as a whole). It is conceivable that this long-undisturbed area could also support slow worms (if they are recorded from elsewhere in the vicinity) so dismantling and resorting of stone piles should be conducted with care, initially at least.

4.16 Security

Issue The Grandstand and the Zetland Stand are both dangerous structures and are inadequately fenced off.

Discussion The security fence is not sufficiently strong to keep out intruders, mainly thought to be local youths. Not only is there the risk of theft of stones

and vandalism to the two structures, but there is also the possibility of physical injury if stones fell on intruders. This might in turn result in legal action against Richmondshire District Council or the Burgage and Pastures Committee.

Policy The security fence should be strengthened and regularly checked for damage until such time as the ruins have been stabilized and the stones and other building material removed.

4 17 Statutory protection

Issue The buildings and landscape form a unique group and need to be preserved through appropriate statutory protection.

Discussion The Zetland Stand is not listed and the list descriptions of the Grandstand and the Judges' Box would benefit from revision and amplification. The landscape should be protected by registration as a Historic Landscape, and consideration should be given to designating the site as a Conservation Area. English Nature should also be consulted with a view to extending the SSSI.

Policy English Heritage, English Nature and Richmondshire District Council should be approached on the appropriateness of the above suggestions.

4 18 Housekeeping

4 18 1 Boundary wall

Issue The stone boundary wall has fallen down at several locations and been replaced with wooden railings.

Policy The boundary wall is one of the historic elements of the Racecourse and should be rebuilt to its original specification.

4 18 2 Litter and mess

Issue If visitor numbers increase, litter and general mess will tend to become an increasing problem requiring discretely placed litter bins and litter collection after busy weekends.

Policy The cost of keeping the Racecourse in a clean and presentable state will need to be kept under review and the means of financing this, over and above current levels, will need to be determined.

4 19 Knowledge gaps

Issue The preparation of the Conservation Plan has disclosed certain areas where additional work might fill knowledge gaps

- Racecourse architecture is a relatively unresearched area, and a survey of eighteenth and early nineteenth-century surviving structures could fit well with English Heritage's current initiative of *Our Sporting Heritage*
- Research into Dundas family bank accounts at Drummond's Bank (absorbed into the Royal Bank of Scotland in 1934) might throw light on the financial arrangements relating to the building of both the Grandstand and the Zetland Stand
- A further ecology review would help to establish a comprehensive list of species and extend understanding of invertebrates on the site

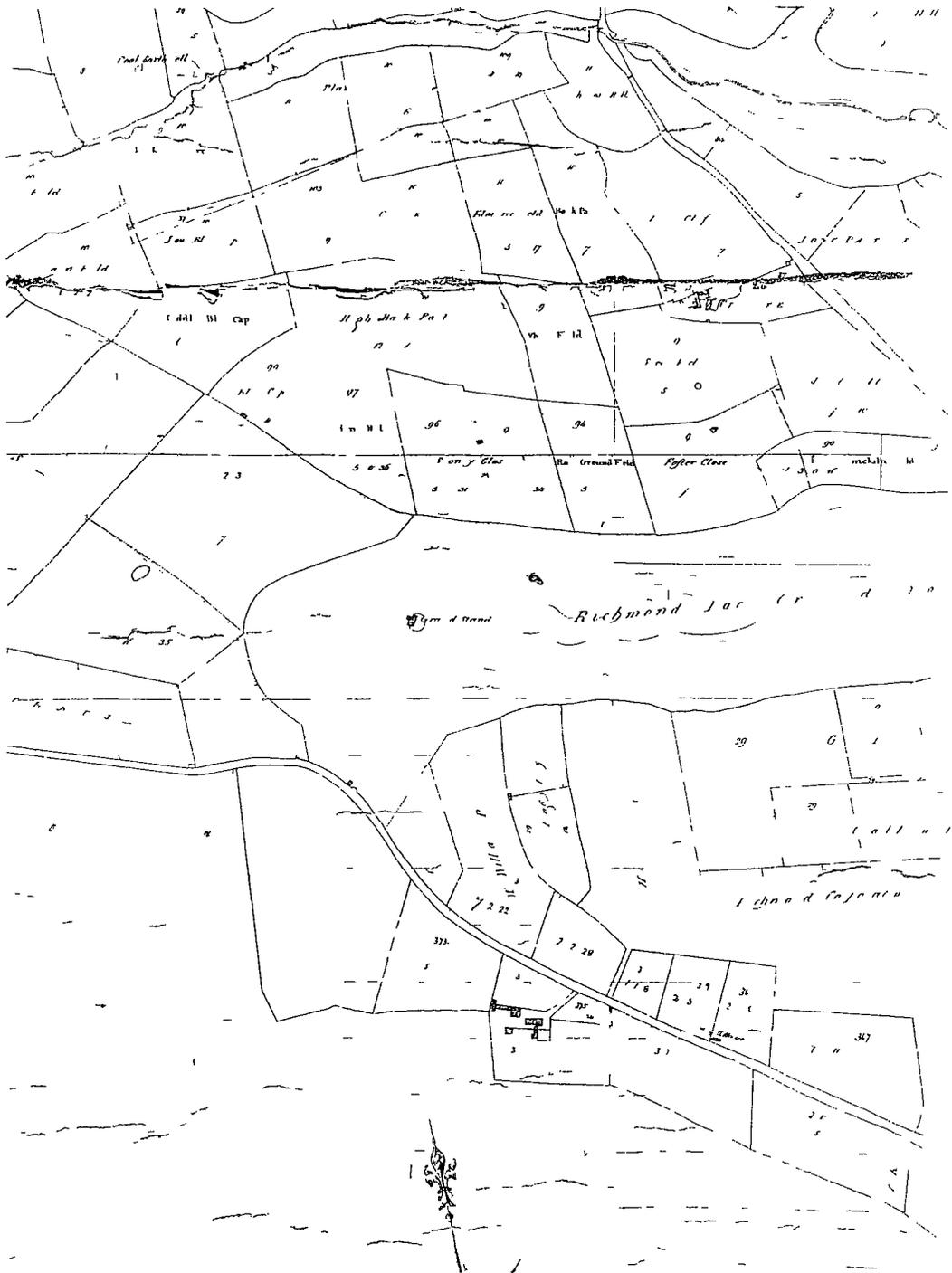
Appendix A

Chronology of development of Richmond Racecourse

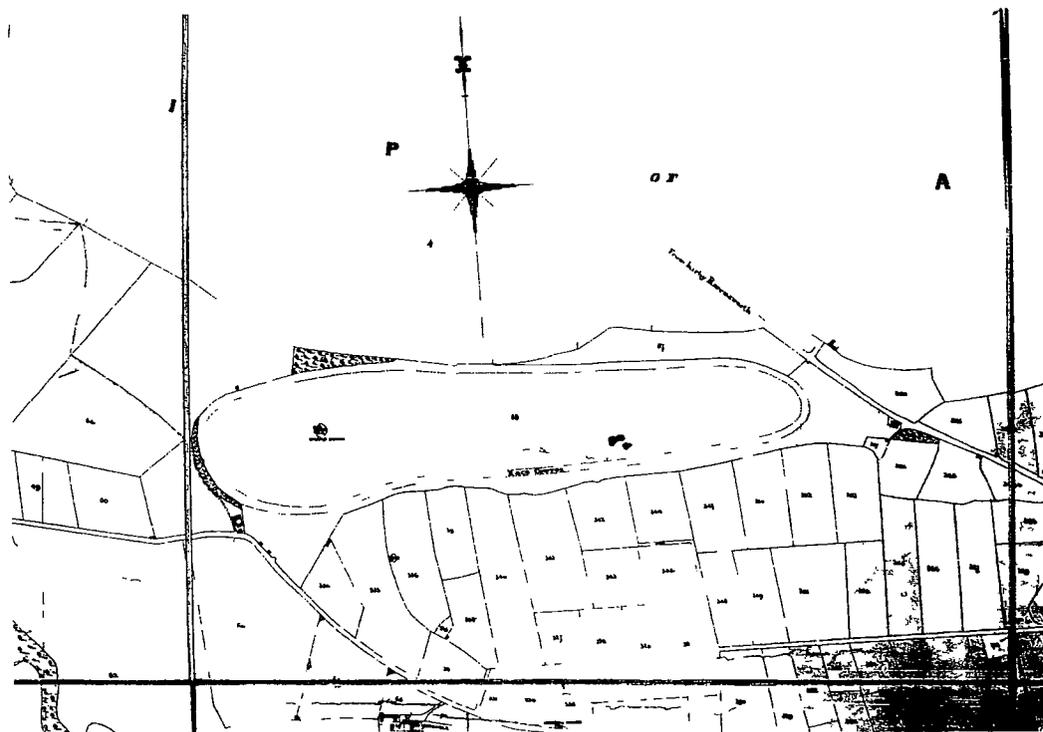
- 1755-5 John Carr designs Knavesmire Grandstand, York
- 1765 Transfer of racing to its present site on Low Moor
- 1776-7 The Grandstand is built
- 1777 Hambleton Hundred Guineas run at Richmond Racecourse
- 1777 Carr designs Nottingham Grandstand
- 1777-8 Carr designs Doncaster Grandstand
- 1814 The Judges' Box is built
- c1850 The Zetland Stand is built
- 1891 Last race meeting held at Richmond Racecourse
- 1914 The Grandstand is used as an isolation hospital
- 1930s East Lodge demolished
- 1952 The Grandstand is listed
- 1970 The Grandstand and the Zetland Stand are partially demolished
- 1989 Stonework is removed from the collapsed Grandstand

Appendix B

Early maps



B1 Aske and Richmond Estates, 1813



B2 Tithe Map, 1840



B3 Ordnance Survey 1892

Appendix C

List descriptions

Old Grand Stand, Old Race Course

Grade II* with Group Value (amended on 22 February 1994)

Fairly large rectangular building in ashlar. Ground storey, facing the course, has five round-headed arches with Tuscan arcade in front. Above this is a railed balcony which continues round the building. Large round-headed windows in the upper storey repeat the ground floor arches. The flat roof has a balustraded parapet. Interior has large upper room with two fireplaces, iron balustrade staircase. Built circa 1775. Half of colonnade gone. Openings bricked up. Earliest known race course grandstand. Top storey of Grandstand demolished in 1973.

Originally dated 1 August 1952

Judges' Box Old Race Course

Grade II with Group Value

Iron plaque 'Erected 1814/W S Goodbume Esq/Mayor'. In poor repair at time of survey. Small rectangular building in rough ashlar with one storey above a battered semi-basement. Shallow stone slate pyramid roof, central chimney. The north face has a bow window through the two storeys and plain frieze. The other faces have a window in each. Interior has small fireplace on each floor. Etruscan eaves.

Dated 1 August 1952

Moor Cottage (High Lodge) Old Race Course

Grade II with Group Value

Originally the West Lodge to the Race Course. Circa 1775. Rough ashlar. Two storeys, hipped slate roof, two round-headed windows with glazing bars.

Judges' Box, Old Grand Stand, smaller stand to south and Moor Cottage form a visual group.

Appendix D English Nature landscape description

Date Notified 11 7 91

County North Yorkshire Site Name Gingerfields

Status Site of Special Scientific Interest (SSSI) notified under Section 28 of the Wildlife and Countryside Act, 1981, as amended

Local Planning Authority Richmondshire District Council

National Grid Reference NZ 162025, NZ 167022

Ordnance Survey Sheet 1 50,000 92 1 10,000 NZ 10 SE

Area 6.89 (ha) 17.02 (ac)

First Notified 1991

Description

Gingerfields comprises two meadows in close proximity which are botanically rich and depend on the continuation of traditional grazing and mowing management for the survival of the flora. Such meadows have become increasingly rare nationally due to agricultural intensification.

The eastern field ('McGumness's') is bounded by trees and shrubs including ash *Fraxinus excelsior*, hazel *Corylus avellana*, blackthorn *Prunus spinosa* and dog-rose *Rosa canina*. The sward is characterised by sweet vernal-grass *Anthoxanthum odoratum*, crested dog's-tail *Cynosurus cristatus*, yellow oat-grass *Trisetum flavescens*, quaking-grass *Bnza media* and false oat-grass *Arihenatherum elatius*. Herbs are abundant and include wood crane's-bill *Geranium sylvaticum*, meadow crane's-bill *G. pratense*, oxeye daisy *Leucanthemum Vulgare*, red clover *Trifolium pratense*, cowslip *Pnmula veris*, meadow vetchling *Lathyrus pratensis*, lady's-mantle *Alchemilla agg.*, betony *Stachys officinalis* and goat's-beard *Tragopogon pratensis*.

The western field supports two distinct grassland types. Areas of thin soils have a calcicolous (lime-loving) sward typified by sheep's-fescue *Festuca ovina*, salad burnet *Sanguisorba minor*, common rock-rose *Helianthemum nummularium*, lady's bedstraw *Galium verum* and mouse-ear hawkweed *Hieracium pilosella*. The majority of the field supports a more neutral sward of crested dog's-tail, sweet vernal-grass, common bent *Agrostis capillans* and perennial ryegrass *Lolium perenne*. Herbs include ribwort plantain *Plantago lanceolata*, cat's-ear *Hypochoeris radicata* and great burnet *Sanguisorba officinalis*. Most notably, the field supports a large population of the regionally rare species, meadow saffron *Colchicum autumnale*.

Appendix E Botanical Lists (6 June 2003)

RICHMOND RACECOURSE Botanical Lists (6th June 2003)

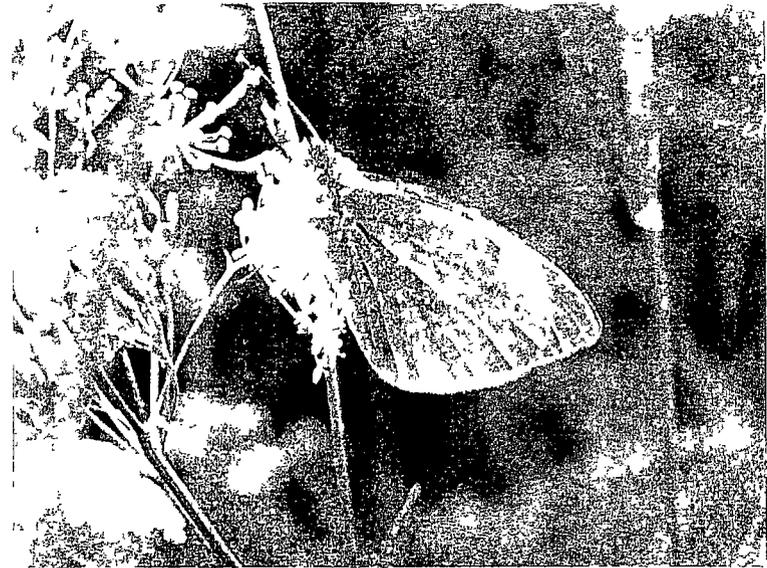
Scientific Name	English Name	Grassland type				Wooded quarry	Notes
		Calcareous	Acidic	Heathy	Rank/Tall herb		
<i>Achillea millefolium</i>	Yarrow	o					
<i>Alchemilla filizaulis</i> ssp <i>vestita</i>	Hairy Lady's mantle	o					
<i>Arrhenatherum odoratum</i>	Sweet Vernal Grass	la					
<i>Briza media</i>	Quaking Grass	f					
<i>Carex flacca</i>	Glaucous Sedge	la					
<i>Cerastium glomeratum</i>	Sticky Mouse-ear	o					
<i>Crucjata laevipes</i>	Crosswort	la					
<i>Cynosurus cristatus</i>	Crested Dog's tail	r					
<i>Galium verum</i>	Lady's Bedstraw	o					
<i>Koeleria macrantha</i>	Crested Hair grass	lf					
<i>Lathyrus oratensis</i>	Meadow Vetchling	o					
<i>Leontodon hispidus</i>	Rough Hawkbit	lf					
<i>Lotus corniculatus</i>	Bird's foot Trefoil	o					
<i>Luzula campestris</i>	Field Wood rush	f					
<i>Oriens repens</i>	Rest harrow	la					one patch beside path
<i>Orchis mascula</i> ?	Early Purple Orchid	r					7 plants only in a localised area
<i>Pilosella officinarum</i>	Mouse-ear Hawkweed	o					
<i>Plantago media</i>	Hoary Plantain	f					
<i>Primula veris</i>	Cowslip	r				r	one clump at each site (planted?)
<i>Ranunculus bulbosus</i>	Bulbous Buttercup	f					
<i>Rhinanthus minor</i>	Yellow rattle	la					
<i>Sanguisorba minor</i>	Salad Burnet	f					
<i>Thymus polytrichus</i>	Wild Thyme	r					one small patch on rock by path
<i>Trifolium medium</i>	Zig zag Clover	o					
<i>Trisetum flavescens</i>	Yellow Oatgrass	o					
<i>Veronica chamaedrys</i>	Germander Speedwell	f					
<i>Viola riviniana</i>	Common Dog violet	r					
<i>Agrostis capillaris</i>	Common Bent		ld				
<i>Conopodium majus</i>	Pignut		a			f	
<i>Festuca pratensis</i>	Meadow Fescue		f				
<i>Festuca rubra</i>	Red Fescue		a				
<i>Holcus lanatus</i>	Yorkshire Fog		o				
<i>Rumex acetosa</i>	Common Sorrel		la				
<i>Stachys officinalis</i>	Betony		o				only noted in one area
<i>Stellaria grammaea</i>	Lesser Stitchwort		lf				
<i>Trifolium pratense</i>	Red Clover		o				
<i>Trifolium repens</i>	White Clover		o				
<i>Anemone nemorosa</i>	Wood Anemone			lf			
<i>Carex bismervis</i>	Green ribbed Sedge			r			2/3 small patches NE of Grandstand
<i>Deschampsia flexuosa</i>	Wavy Hair grass			ld			
<i>Galium saxatile</i>	Heath Bedstraw			la			
<i>Juncus effusus</i>	Soft Rush			r			
<i>Lathyrus linifolius</i>	Bitter Vetch			la			
<i>Nardus stricta</i>	Hard Grass			la			
<i>Potentilla erecta</i>	Tormentil			la			
<i>Ulex europaeus</i>	Gorse			o			
<i>Vaccinium myrtillus</i>	Blueberry			ld			
<i>Alopecurus pratensis</i>	Meadow Foxtail				a		
<i>Anthriscus sylvestris</i>	Cow Parsley				o		
<i>Anhenatherum elatius</i>	False Oat grass				a		
<i>Centaurea nigra</i>	Common Knapweed				la		
<i>Cirsium arvense</i>	Creeping Thistle				o		
<i>Dactylis glomerata</i>	Cock's foot				a		
<i>Deschampsia cespitosa</i>	Tufted Hair grass				r		
<i>Galium mollugo</i> sso <i>erectum</i>	Hedge Bedstraw				o		
<i>Geranium pratense</i>	Meadow Crane's bill				o		
<i>Geranium sylvaticum</i>	Wood Crane's bill				f		
<i>Hieracium sphondylium</i>	Hogweed				la		
<i>Hymenophyllum non scripta</i>	Bluebell				o	f	
<i>Lamium album</i>	White Deadnettle				r		
<i>Myrrhis odorata</i>	Sweet Cicely				la		
<i>Plantago lanceolata</i>	Ribwort Plantain				f		
<i>Ranunculus acris</i>	Meadow Buttercup				f		
<i>Ranunculus repens</i>	Creeping Buttercup				o		
<i>Rumex obtusifolius</i>	Broad leaved Dock				o		
<i>Urtica dioica</i>	Nettle				la	la	
<i>Vicia sepium</i>	Bush Vetch				f		
<i>Ager pseudoplatanus</i>	Sycamore					f	
<i>Arctium minus</i>	Lesser Burdock				r		
<i>Arum maculatum</i>	Lords and Ladies					f	
<i>Campanula trachelium</i>	Nettle leaved Bellflower				r		one small patch
<i>Circaea lutetiana</i>	Enchanter's Nightshade				la		
<i>Corylus avellana</i>	Hazel					f	
<i>Crataegus monogyna</i>	Hawthorn	o		o		a	
<i>Digitalis purpurea</i>	Foxglove					o	
<i>Dryopteris dilatata</i>	Broad Buckler Fern					f	
<i>Dryopteris filix mas</i>	Male Fern					f	
<i>Fraxinus excelsior</i>	Ash					a	
<i>Galeopsis tetrahit</i>	Common Hemonettle					la	
<i>Galium aparine</i>	Goosegrass					la	
<i>Geranium robertianum</i>	Herb Robert					la	
<i>Geum urbanum</i>	Herb Bennet					f	
<i>Hedera helix</i>	Ivy					f	
<i>Ilex aquifolium</i>	Holly					o	
<i>Mercurialis perennis</i>	Dog's Mercury					la	
<i>Phyllitis scolopendrium</i>	Hart's tongue Fern					o	
<i>Polystichum setiferum</i>	Soft Shieldfern					o	on main quarry face
<i>Prunus spinosa</i>	Blackthorn					f	
<i>Quercus robur</i>	Pedunculate Oak					o	
<i>Ranunculus ficaria</i>	Lesser Celandine					la	
<i>Ribes uva ursina</i>	Gooseberry					o	
<i>Rosa canina</i>	Dog Rose					o	
<i>Rubus fruticosus</i>	Bramble					o	
<i>Sanicula europaea</i>	Sanicle					r	only noted in one area
<i>Silene dioica</i>	Red Campion					o	
<i>Sorbus aucuparia</i>	Rowan					o	
<i>Ulmus glabra</i>	Wych Elm					r	

97 species

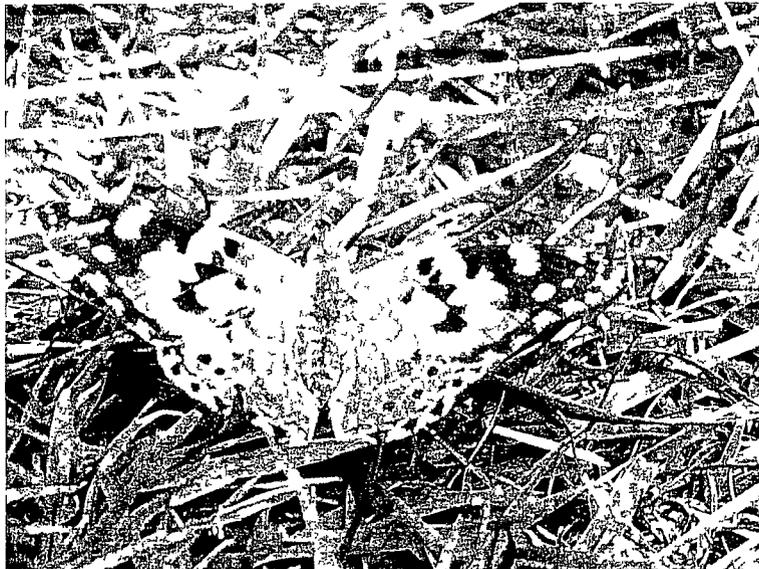
less common/notable species



Meadow Pipit



Large White butterfly 1



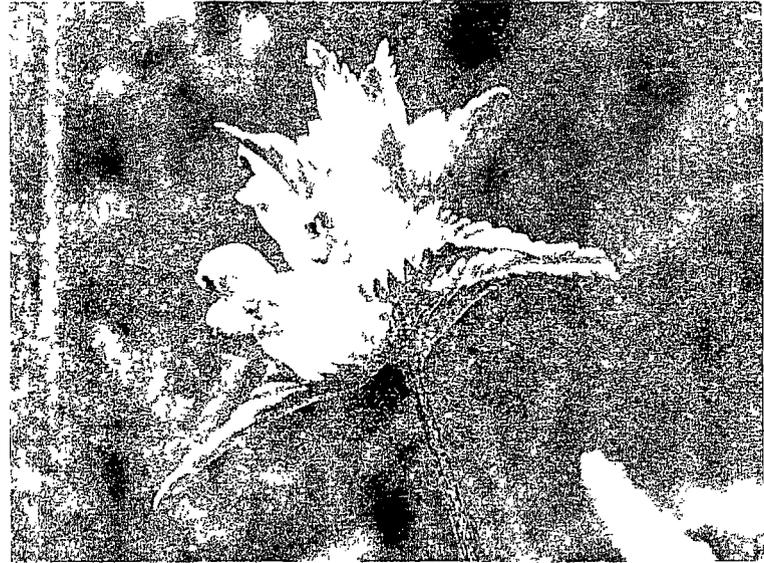
Painted Lady butterfly



Large White butterfly 2



Germander Speedwell



Yellow Rattle



Rough Hawkbit



Wild Thyme



Salad Burnett



Heath Speedwell



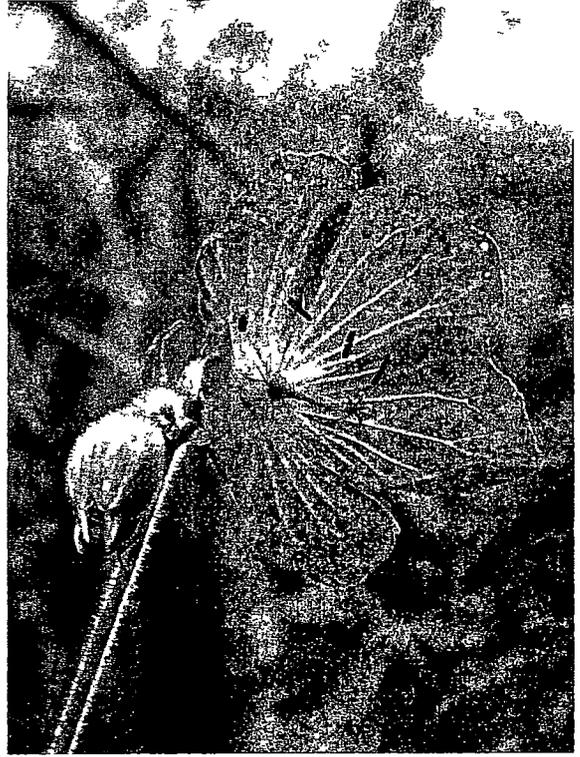
Early Purple Orchid



Mountain Vetch



Meadow Cranesbill 1



Meadow Cranesbill 2



Hoary Plantain



Wood Cranesbill



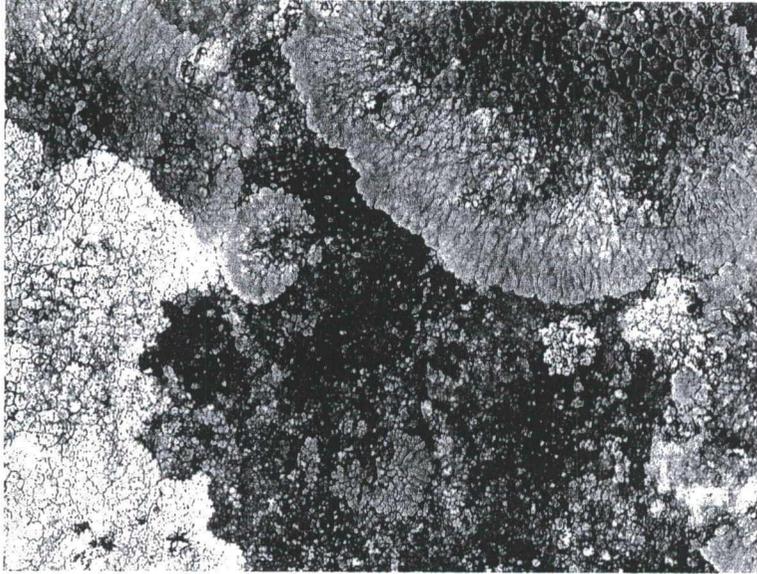
Lady's Bedstraw



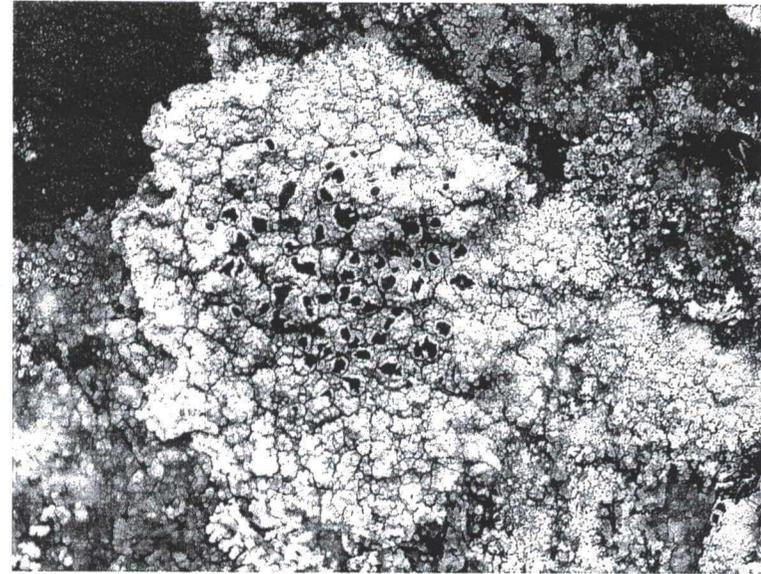
Green ribbed Sedge



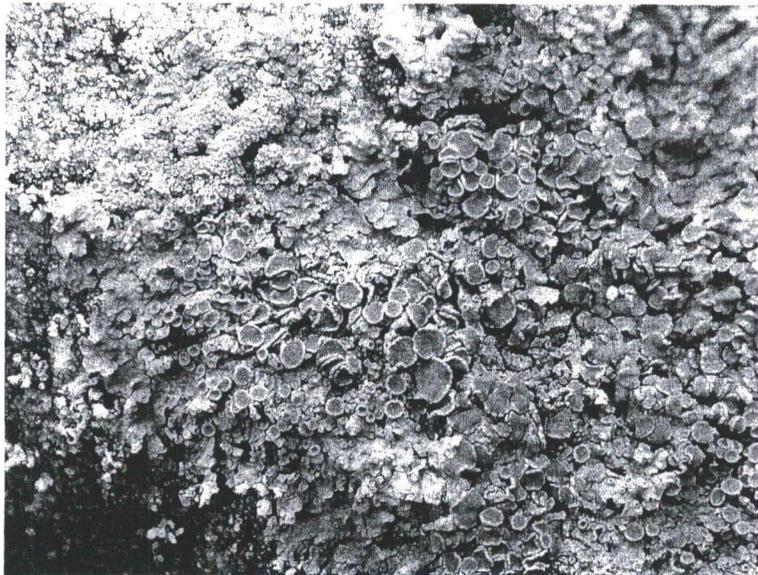
Quaking Grass



Caloplaca aurantia lichen



Lecanora campestris



Xanthoria calcicola



Lichen-capped wall

Appendix F Ecological map

Richmond Racecourse Conservation Plan

Gingerfield

Low Gingerfield Farm

Ecological Appraisal

Key to Photographs

- photograph location and direction
- panorama location and direction

Key to Habitats

- study area
- neutral/acidic grassland
- heathy acidic grassland
- species-rich calcareous grassland
- rank, tall-herb vegetation
- neutral/calcareous hay meadow
- gorse and scrub areas
- tree planted areas
- broad-leaved or mixed woodland
- hedgerow
- boundary trees
- all-weather gallop
- footpaths
- SSSI land



Washington Road

McGuinness's Meadow

Richmond Golf Course

Grand Stand (disused)

Low Moor

The Gallowfields Trading Estate

High Lodge

Hurgill Road

0 100 m 200 m 300 m 400 m 500 m



:500

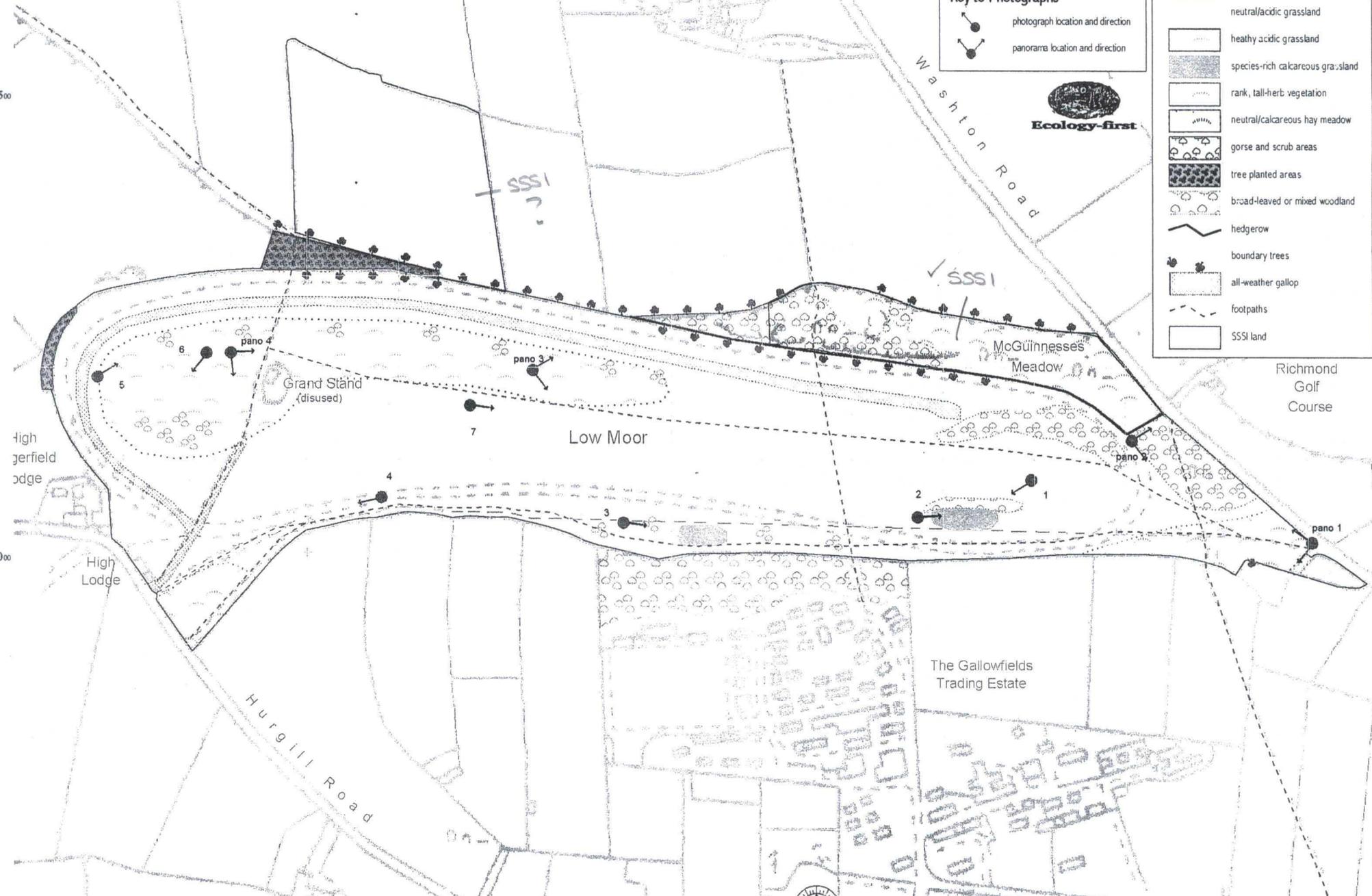
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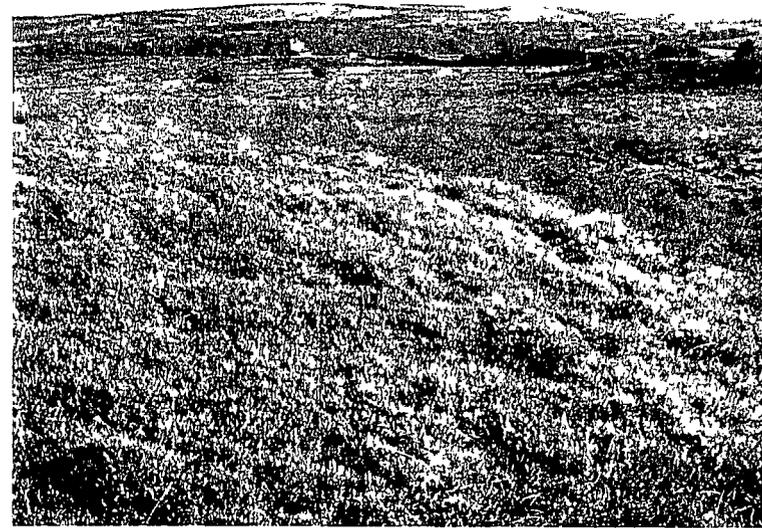
SSSI

SSSI





View 5



View 6



View 7



View 1



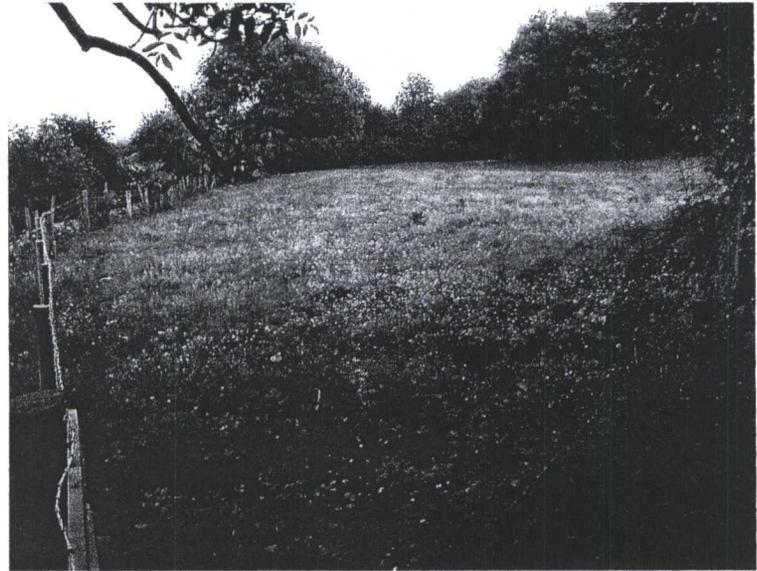
View 2



View 3



View 4



View 8



View 9

Appendix G Bibliography

G1 Archive Sources

North Yorkslure County Record Office [NYCRO] is the main repository of archives relating to the racecourse. The Richmond Borough Coucher Book (CRONT 1520) survives for the years 1752 to 1781 as do the Richmond Monthly Meeting Accounts between 1732 to 1895 (CRONT 1566). The latter however is by no means a complete series with large gaps in the coverage. Although the Richmond Enclosure Act and Award survive (CRONT 36) the Enclosure Map is missing.

The Corporation, as was, has also lodged a number of papers with the NYCRO, these include the Chamberlain's Accounts 1776 to 1832, records relating to the Richmond Pasture Master and a series of Richmond Racing Papers all classified as (DC/RMB).

A number of papers relating to the Dundas Family and the Estates have been lodged and are catalogued under the broad classification of (ZNK) unfortunately very few are relevant to the development of the racecourse.

Papers relating to the two stewards at the time of construction of the Grandstand, Charles Dundas (ZNK) and Henry Peirse (ZBA) have also been examined.

Most documents are held in a microfiche format and are referenced by the prefix MIC, followed by the number of the relevant reel.

The following maps have been located at NYCRO

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ZNK M 1/8, *Plan of Gingerfield Farm*, Thomas Bradley, 1819

MVC 1799/2SS, *Richmond Tithes Map*, 1840

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Ordnance Survey 25 mch 1913 Edition

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Wragg, B *John Carr of York*, ed Worsley, G 2000

H Sources and acknowledgements

As well as the above bibliography, a number of additional sources have been used

English Heritage has kindly allowed access to its files and particular thanks go to the Yorkshire and Humberside Conservation Team, especially Giles Proctor

Richmondshire District Council Files A number of files dating back to the early 1950's These deal with a variety of matters from development control to attempts to find archive drawings A number of institutions were approached the RIBA Library, The Institute of Advanced Architectural Studies,(York), Brierley, Leckenby and Groom (John Carr's Practice), Sheffield City Archives all of which reported no relevant papers The files also contain a large amount of correspondence from local historians, notably Mr L P Wenham

Mr Stephen Garget and Mr Ralph Waggett have provided much useful information and Jane Hatcher has discussed the historical sources of this Conservation Plan

The York Racing Museum Considerable and generous help has been received from the curator of this museum Mrs D Scott-Brown In particular several files of Mr L P Wenham's research have been deposited at the Museum

Mr Graham Snelling, The Curator of the National Horseracing Museum at Newmarket, has also been extremely helpful, especially concerning the issue of private stands

Dr Ivan Hall, generously gave his time to discuss the work of John Carr and John Foss and was particularly helpful in suggesting areas of future research

Mr Stephen Garget and Jane Hatcher have kindly read through the draft Conservation Plan and have provided many useful comments and observations