

PECKHAM TOWNSCAPE HERITAGE INITIATIVE

Background to the works

Southwark Council and a group of local volunteers with a keen interest in Peckham's heritage, formed Peckham Heritage Regeneration Partnership. As a result of this partnership working, Southwark Council bid for and won a grant from the National Lottery Heritage Fund to help improve Peckham for everyone who lives works and visits the area.

A long list of 44 eligible buildings were identified by looking at their architectural merit, their condition, and their position in the town centre. The buildings' owners have to make a significant financial contribution towards the works, so they are also important people for the project.

So far, eight town centre buildings have been repaired and brought back to their original condition thanks to the project. The Heritage Fund insists that work to each building is done using traditional methods and materials and, where possible, to be faithful to historic photographs and records.

This building, 100 Peckham High Street, is the final building in this scheme. The first floor extension built in the 1950s is being removed, the cottage, built in around 1830 is being brought back to its former glory and the history of the former British School (Boys) building dating back to 1871 is being preserved.

Extract from 'Peckham Heritage' book (to be published in autumn 2022)

Among the most significant historic fragments that remain in Peckham town centre is the picturesque group formed by 98-104 Peckham High Street, a survival of Peckham's past as a rural village. This early group of buildings was considered important enough to be mentioned in a report by the Royal Commission on the Historical Monuments of England, published in 1998, which noted that 98-104 Peckham High Street remain "very much at the centre of the old settlement".

The house at 98 Peckham High Street, parts of which date back from around 1700, was evidently built alongside an open passage - a right of way which gave access to the ancient Peckham Theatre, located at the rear of 100 Peckham High Street, with the site later used as part of Peckham Boys School from 1882 to 1884. 102 and 104, recorded as from the late 17th century, were originally timber-framed, one-room-plan houses. These are rare surviving

examples of a plan that was widespread in London in the 18th century, intended as "standard and respectable housing for artisans and labourers".

Two buildings in this group, 100 and 102 Peckham High Street, are included in the Peckham Townscape Heritage Initiative programme of repairs and restoration works. At the time of writing, 102 has been repaired and a new shopfront installed and works to 100 are due to be completed by November 2022. The works to this building will be transformative: the 1950s addition will be removed, and the first floor and roof will be reinstated to align with the neighbouring buildings. There will also be repair and restoration work to the former school building at the rear.



Peckham High Street in 1942 - London Metropolitan Archive



Peckham High Street in 1928 - English Heritage A.P 314



Peckham High Street in 1979 - Southwark Library Archive

Discover more

Scan the QR code on your mobile camera to get the latest information and news from the Peckham Heritage Regeneration Partnership.



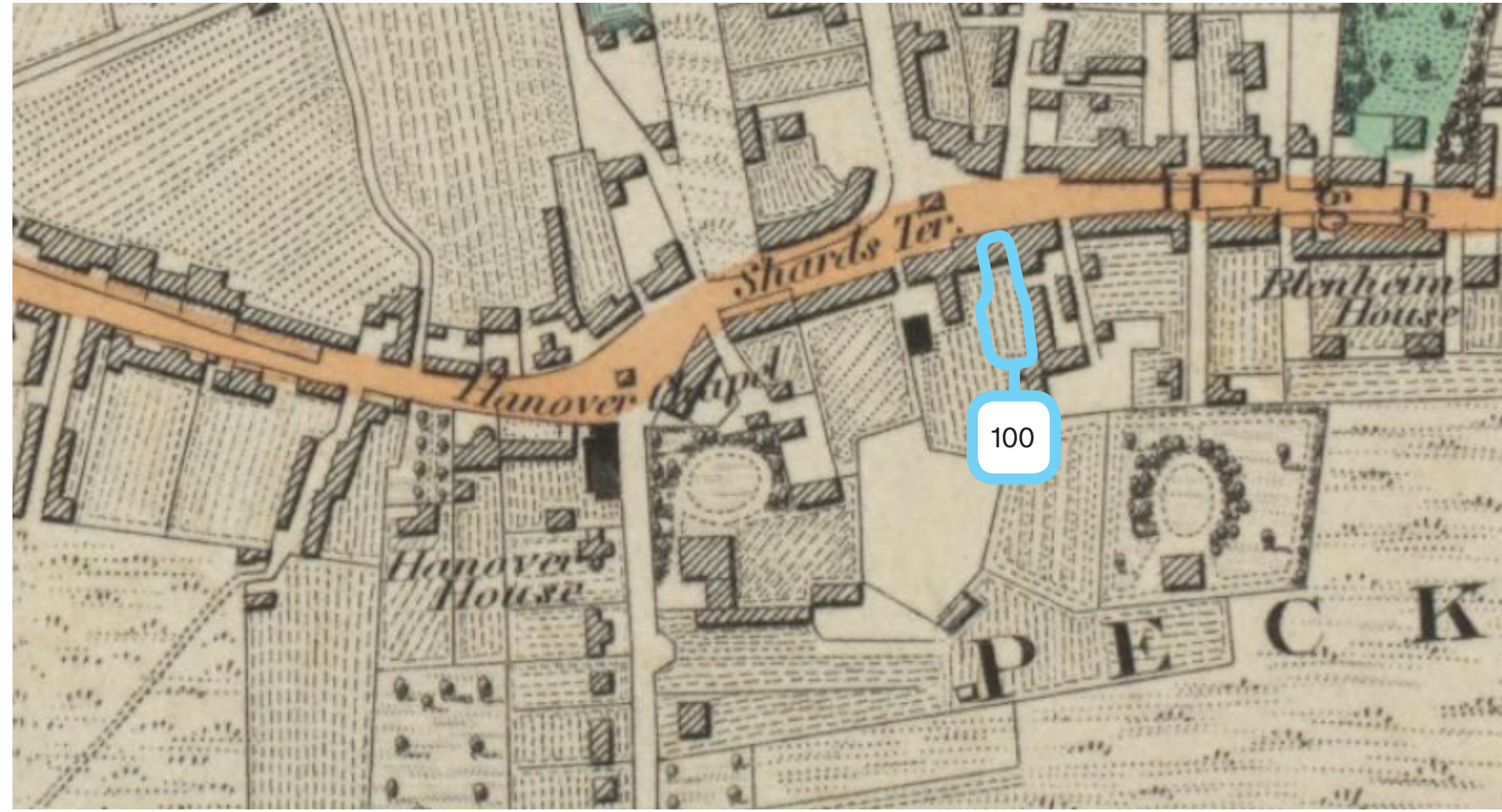
Delivery team:

WILLIAM G DICK
PARTNERSHIP LLP
Chartered Quantity Surveyors



JAN KATTEIN
ARCHITECTS

Funding partnership:



Peckham in 1830 - C. & J Greenwood



Peckham in 1871 - Ordnance Survey Sheet X1.37



Peckham 1903 - London South East District Vol J, Sheet 47



Peckham High Street in 2019 - JKA



Proposed changes to 100 Peckham High Street

PECKHAM TOWNSCAPE
HERITAGE INITIATIVE