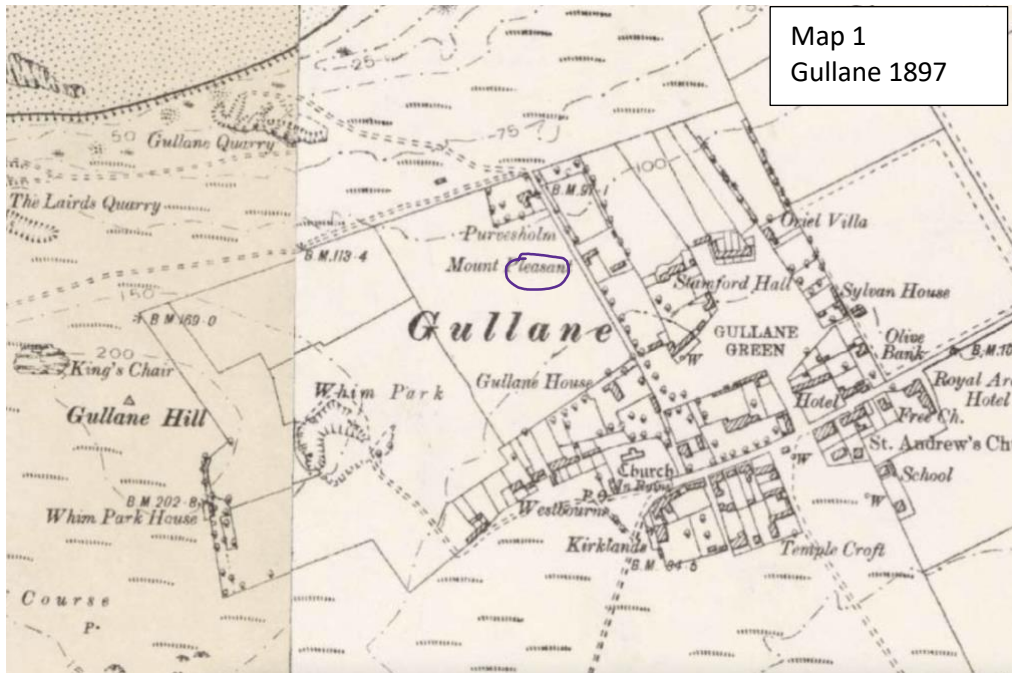


A short story of Madras Lodge.

The house sits in the conservation area of Gullane (formerly Golayne in the 1500's). This is on the eastern slope of Gullane Hill with views across to the south towards Garleton and the Lammermuir Hills.

The whole estate was owned by Beil and Dirleton estates. In 1899 (see Map 1) no properties existed North of Gullane House and the land was named



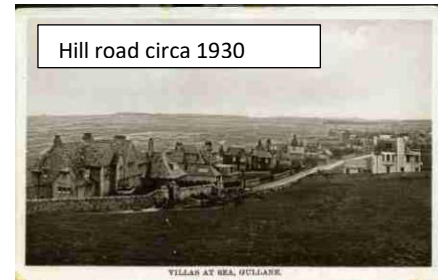
Map 1
Gullane 1897

Mount Pleasant and the one property existing was Purvesholm (on the now named Hill Road.) By 1906 development had started and Seaforth and West View (Madras Lodge) existed (see circled Map 2) although Nisbet Road was not in existence, there was a small path entered by Sea



Map 2 Gullane 1908

Road (now Sandy Loan). Similar development occurred with Purvesholm, being joined by 5 properties on Hill Road. The road leading to the Gullane bents was called Sea Road (see Map 2) and entry to West View (now Madras Lodge) was from a lane off Hill Road. One could suggest this is why the main porch entrance to the house is in, what is now, the back garden. If you look carefully the bricked up gap in the back wall can be seen from the current garden.



In 1906 the property was found to exist (sassiness document) and occupied 653/1000 acres of ground bounded on the north by a 30 foot road (Hill Road). The east (Seaforth) boundary was feued to Alex Mackenzie, with the south boundary (a field) being unfeued. The Beil and Dirleton estate still retained all the properties and land.

On 21 June 1906 Mary Georgina Constance Nisbet Hamilton Ogilvy and her husband Henry Thomas Nisbet Hamilton Ogilvy of Belhaven and Dirleton assigned the feu to George Mackay, an Edinburgh surgeon who lived at 20 Drumsheugh Gardens Edinburgh, who rented the property (Called Westview) and ground feu. This change of feu included a further 278/1000 acres of ground which was included but not feued at that time. One surmises that this might be the piece of ground in front of the property to the south(the courtyard and driveway). On December 1 1911 Mary Ogilvy sold the property (including the unfeued piece of ground) to George Mackay as part of settling the estate on the death of her husband.

At this point the property was identified in the Sassines search statement as a gardeners cottage, stable and garage, **named West View**, Gullane and it now consisted of 1 135/1000 acres, bounded on the north by a road 30 ft wide(Hill Street) and on the south partly by a proposed road (30 feet wide) *now Nisbet Road*- to the west was undeveloped and unfeued land (currently Kilbruach and properties further west), and the East (Seaforth) was feued to Alex Mackenzie. Dr Mackay paid a feu duty of £21.0.11 to Beil and Dirleton estate which was paid every 19th year after purchase. It was at this point it became **known as Madras Lodge**. So far I have been unable to establish why the name was changed.

Seaforth circa 1920

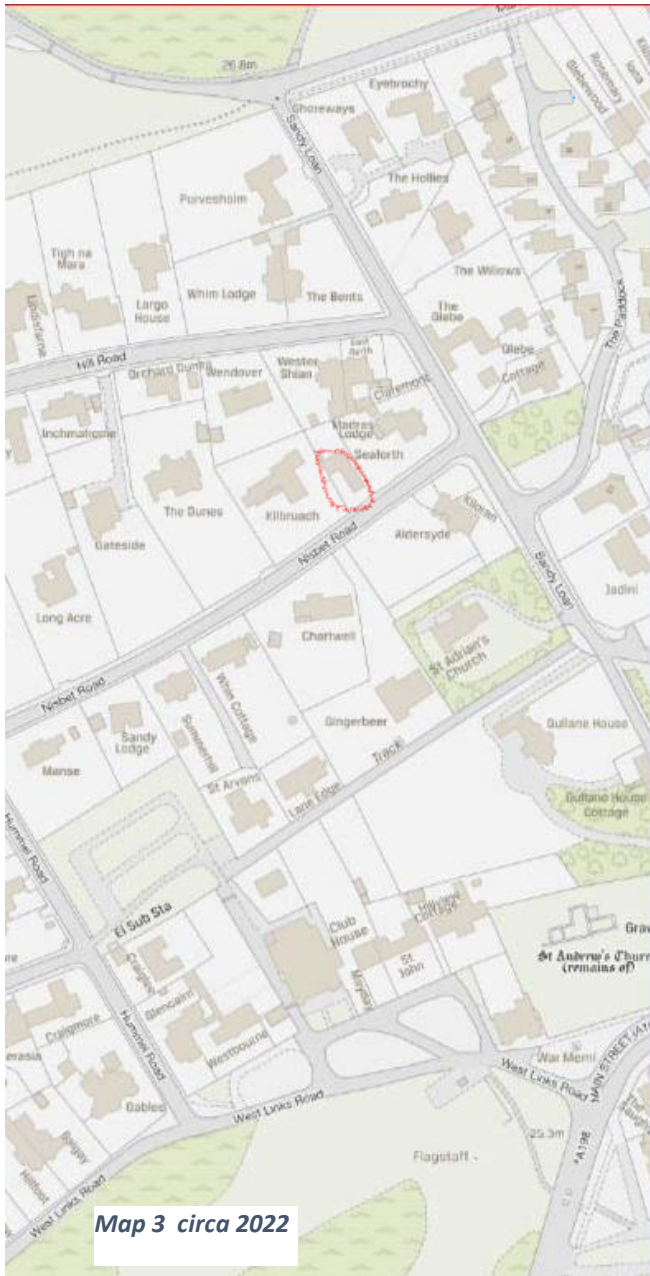


Both Seaforth and West View were built by the same builder in circa 1906-1908 for the Beil and Dirleton estate, hence their very similar design, although Madras Lodge external wood beams appear to have been harled over. You can see the outline of these below the main loft window, and at the side of the house.

24 June 1913 saw Alex Mackenzie (hothouse builder and heating engineer) who lived at 14 Greenhill Park Edinburgh and owned the feu for Seaforth next door, rent the property (Madras lodge) from George Mackay for £385.

On 15 November 1915 George Mackay rented the property to Agnes Young for £1750. He finally sold the total property in 1921 (October 29th) to Arthur Douglas Gerrard of 10 Blackford Avenue, Edinburgh for £5000.

On the 4th November 1921, Arthur Gerrard sold the piece of ground, 145/1000 acre bounded on the South by the road (courtyard and drive), plus the property (Garage and Loft) on that ground but **not** the house, to David Leslie Brown for £1660. This included the piece of loft building that was supported by the stables underneath. The feu for the stables remained in the Alex Mackenzie's possession as did the whole of the road leaving the property and all ground between road and Garage. The North wall of the garage was declared as mutual to both parties. (Remember that access was still from Hill Road.) In October 1929, Arthur Gerrard sold the house (£550) to Euphemia Thomson Dryburgh, 7 Abercorn Terrace, Edinburgh which included wayleave and servitude over the piece of ground owned by David Leslie Brown(courtyard) – for drains etc. (*and possibly access to the house although no evidence has been found regarding when the change of access occurred.*)



Map 3 circa 2022

Miss Mary Cunningham White and her sister, Miss Jane Bush White bought Madras Lodge from Euphemia Dryburgh on 11 May 1934 for £500. They continued to live in the family home at Holly Bank, South Morton Street, Joppa (in a house similar to this one in the photograph) and used Madras Lodge as a weekend cottage. David Leslie Brown sold them the Loft and garage in June 1934.



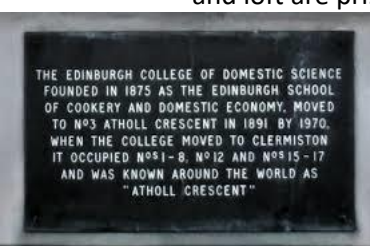
In 1901 Mary Cunningham White (aged 16) lived with her family at Hollybank, a five bedroom house at 14 South Morton Road, Joppa in Edinburgh. Her father, John White married Annie Lyle and was a potato merchant. She had 3 sisters; Janet (17), Annie (14), Jane (13) and a brother John (11). Mother Annie's brother, James Lyle also lived with them and was a potato foreman. The whole family, apart from Jane and John junior were born in Renfrewshire so one can surmise that they moved to Edinburgh around 1888. (Census documents) The girls initially attended

Portobello Burgh school and then Mary Erskine and several books in the house and loft are prizes from those days. Both Mary and Jane attended Edinburgh

College of Domestic Science in the early 1900's. John was schooled at George Heriots. John (junior) fought in the First World War, and facsimiles of WW1 medals and others are in the house.

Their father John senior served in the 50th volunteer battalion of the Royal Scots and served in India in 1909. He was also a

member of the Scottish Twenty rifle club which was established in 1872. He won several awards, for shooting and also ploughing, and these can be seen in the room off the lounge in the house. He died in July 1910 at home, from pneumonia and heart failure. The family



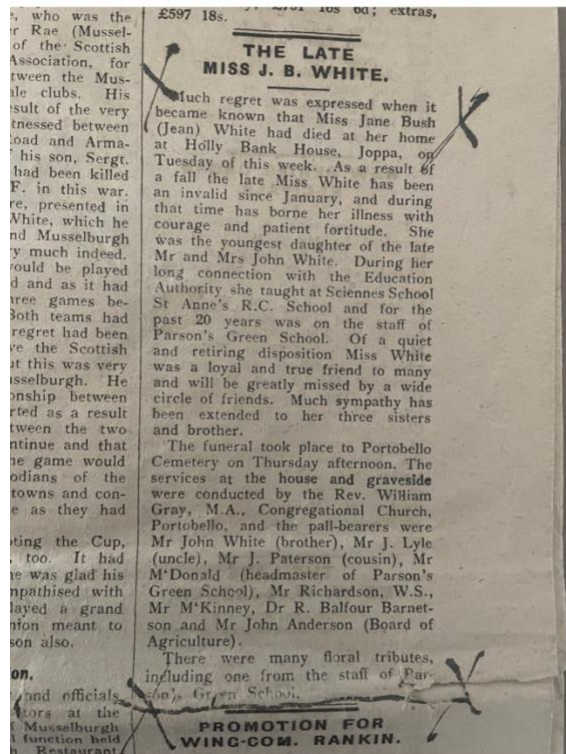
were all still residing at Hollybank in 1911 where no occupation is recorded on the census for Janet (Jessie, aged 27) but Mary (26) was a sewing teacher, as was Jane (23) and Annie was a typist with a Life Assurance company. John is recorded as a Burgh Assessor clerk.

By the 1921 census only Annie (63) Head of House, Mary (36) and Jane (33) remained at Hollybank with both younger ladies working for Edinburgh Education authority, and James Lyle was still in residence although does not appear to be in employment but is recorded as undertaking home duties. Sadly Jane died in 1943, aged 55, following a fall in January of that year. She was at that time a teacher at Parson's Green school in Duddingston where



she had been teaching sewing for 20 years. Prior to that she had taught at Sciennes Primary and St Anne's RC primary schools

Following her sister's death, on the 29th April 1944 Mary inherited Jane's half of the property. Finally, in January 1962, Mary bought the feu title (from a Nora Brooke, who was living in Dorchester and was winding up the Beil and Dirleton estate due to insolvency), for the 1 and 145/1000 acres (including buildings)



Based on some memories of Miss White written by ECB we discover that Mary owned a cottage at

Goose Green in Gullane in the early 1930's and on hearing that



Madras Lodge was for sale she decided she wished to buy it (which required her to take out a small bank loan along with selling her other property), with her sister Jane. (see Sassines B601 16 May 1934). As her permanent home was in Joppa, she and Jane - who drove- used to travel by car to the Lodge until Jane's death in 1943 when she then had to rely on public transport.

Miss Mary let Madras Lodge house out, with her first tenants being Dr Kirk, his wife and daughter who later emigrated to Australia. During the war years the house was let out (using Jenner's letting agency) to naval personal from Rosyth. The first let being £18 a month which gradually increased to £24.

Following the war the house was let to several families, and one long let was to a Manager of Woolworth's, who was firstly based in North Berwick and then Dalkeith. It appears Mary was keen on a bargain and apparently scoured the countryside from Currie to Pathhead for the cheapest tradesmen to undertake the changes to the loft, stalls and coach house. The date of this conversion is not known.

On the death of Mary in November 1974, both properties were left to Queen Margaret College Old Students guild : now known as QMU Association.

The executors of Miss Mary White's estate disposed (means transfer to legal ownership in Scot's law) legal ownership (as trustees) to the President, Vice President and Secretary respectively of the QM College Old Students guild, along with any other persons who might be appointed by the QMUGA (now QMU Association).

In her actual will, Miss White specifies the trustees, along with Miss Morgan Principal of QM college, and any other persons appointed by the QMU GA (referred to as the guild) hold Madras Lodge and whole contents for the behoof (advantage or benefit) of the Graduate association.

Interestingly the small bedroom at the door of the house is referred to as the 'harness' bedroom and previously had a door through to the stable (now the entrance to the loft) so was not originally an integral part of the house. If you look carefully on the wall in the small bedroom, and also in the hall of the Loft you can clearly see the outline of the door space.

Her will also states that the capital and residue of her estate should be used (particularly the free annual income) towards the maintenance and improvement of Madras Lodge, its pertinents and the upkeep and renewal of its contents. However, her wish was that under no circumstances should the **property** be sold or any alterations/extension made to it, preserving for all time the character amenity and appearance of the house, stables and garage.

A recent visit from a friend who is a builder, has established that the house was originally entered via



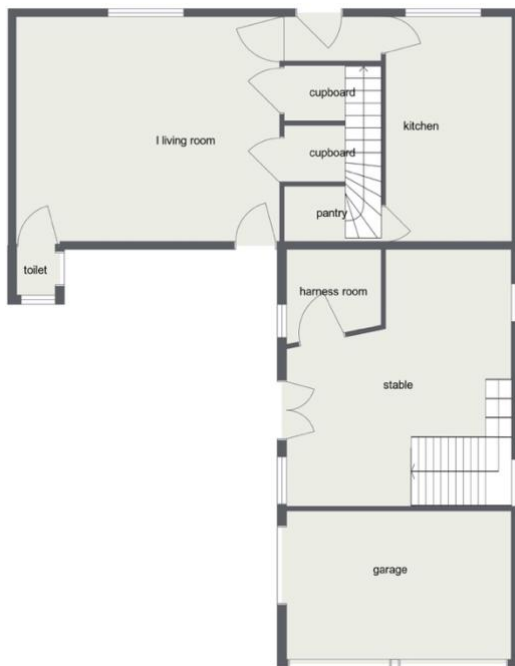
Original front door to house

the door (with porch) to the north of the building. The main access route was from Hill Road, and looking towards Hill Road from the house one can easily see the gateway that has been bricked up, hidden by espaliered fruit trees.

Entering the house from the porch there was a door leading into the right hand room that consisted as an entire room, with no hallway. This was the main room for living in with an open fire. The extension off this room (now the kitchen) was not originally in existence not appearing on the 1908 map but it is in the late 2022 map and when it was added is

unclear although as its construction is stone not breezeblock it probably predates the 1950's when these became the material of choice for building. The room on the left of the entrance door it is suggested, was a kitchen with maid's room or pantry off, and again an open fire. Toilet arrangements were minimal.

House entrance and rooms 1906 - Ground floor



The wet room and access to the bedroom(harness room) opposite were additions later in the property's life, again without major exploration a date cannot be established.

The stables consisted of the 'harness' room and the stable area for the horses.

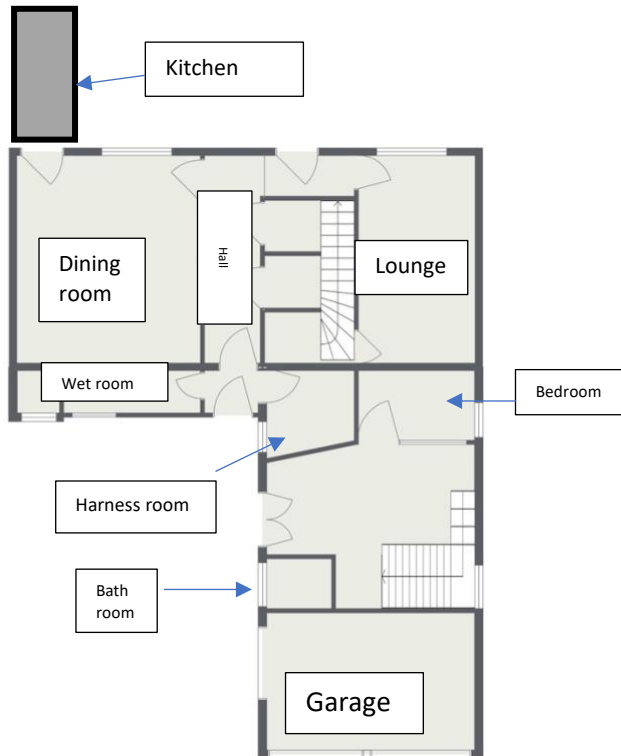
Upstairs in 1906

The upstairs bedrooms in the house were as built with no bathroom between them. The only toilet was the small area where the toilet sits in the wet room downstairs.



The loft was a room above the garage for the groom/coachman and included the loft area that extends across the top of the stable which now has a coloured skylight in it.

Ground floor 2023



Upstairs 2023

