



London Borough of Richmond upon Thames

PUBLIC CONSULTATION

**Extensions of four existing
Conservation Areas and one new
Conservation Area in Barnes and
Mortlake**

Summary of proposals

December 2017

Public consultation: 6 December 2017 to 17 January 2018

Following the adoption of the Council's Village Planning Guidance SPDs for the Barnes, Mortlake and East Sheen village areas, where suggestions were put forward through the public consultation process for a number of areas to be recommended as new or extensions to existing Conservation Areas, the Council has carried out a detailed assessment of each of the proposed areas.

The results of the detailed assessments demonstrate that the following areas are of sufficient special historic and/or architectural interest, and are therefore recommended to be included within extended or new Conservation Areas:

Barnes Common, Barnes - extend conservation area CA32 to include:

- Entirety of Bracken Gardens
- 2-92 (even) and 1-91 (odd) Elm Grove Road
- 1a-18 (even) and 2-42 Glebe Road
- Entirety of Meredyth Road
- 1-17 (odd) Glenburn
- 1-17 (odd) Cardigan Road
- 20-56 (even) and 15-37 (odd) Rectory Road
- 18-26 Belleview Road

Barnes Green, Barnes - extend conservation area CA1 to include:

- Entirety of Elm Bank Gardens

Madrid Road, Barnes - a new conservation area CA76 proposed for:

- Entirety of Madrid Road

Thorne Passage, Mortlake - extend conservation area CA16 to include:

- Thorne Passage behind 1-27 (odd) Charles St and 13-15b White Hart Lane
- Entirety of Charles Street
- Entirety of Thorne Street
- Entirety of Archway Street
- Entirety of Westfields Avenue
- 8-18 (consecutive) Railway Side
- Allotment gardens between the railway and railway side
- 13-95 (odd) White Hart Lane

Mortlake - extend conservation area CA33 to include:

- 2-78 (even) White Hart Lane

Summary of proposals

This document sets out a summary reason for the proposed extensions to the four existing Conservation Areas as well as for the proposed new Conservation Area, supported by maps. For a full assessment of the Conservation Area proposals, please refer to the Background Papers, available at <https://haveyoursay.citizenspace.com/richmondecscs/conervation-areas-2017>, for each Conservation Area proposal.

What we are consulting on

We would like to hear your views on the proposed Conservation Areas. Background reports assessing each of the areas and maps showing the proposed extended and new Conservation Areas are available on the Council's website at

<https://haveyoursay.citizenspace.com/richmondecscs/conservation-areas-2017>

Reference copies for inspection are also available at the following locations:

- Civic Centre, 44 York Street, Twickenham, TW1 3BZ
- Castlenau Library, 75 Castelnau, SW13 9RT
- East Sheen Library, Sheen Lane, SW14 8LP

How to make representations

The consultation period closes on Wednesday 17 January 2018. If you have any comments regarding these proposed alterations to existing and new Conservation Areas, please send your representations to the Council by either:

- Online: via the Council's Consultation Portal
<https://haveyoursay.citizenspace.com/richmondecscs/conservation-areas-2017>
- Email: urban.design@richmond.gov.uk
- Post: Planning Policy and Design, LB Richmond upon Thames, Civic Centre, 44 York Street, Twickenham, TW1 3BZ

We would prefer all comments to be submitted electronically. Please also indicate in your response to which extensions / new Conservation Area your comments relate to.

What happens next

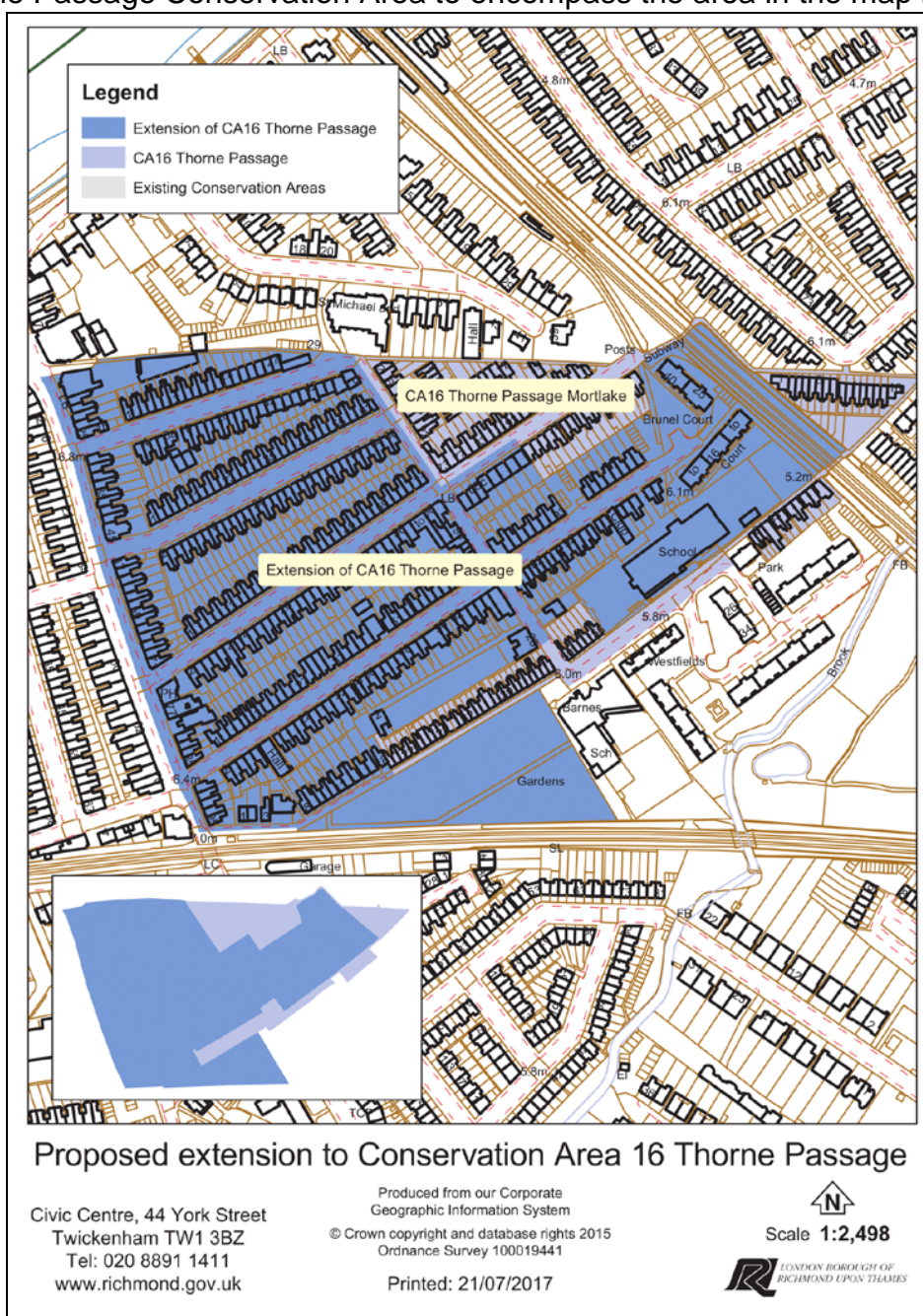
Once the consultation closes, your representations will be analysed and taken into account before a final decision is made by spring 2018. Responses will not be treated as confidential and will be made publicly available; however, personal details like address, phone number or email address will be removed.

Further Information

Should you require any additional information or have any questions regarding the consultation, please contact the Planning Policy and Design Team on:

urban.design@richmond.gov.uk

Reasons for extension: The area surrounding Thorne Passage is important for its historic development and architectural quality and built form which represents a homogenous model Victorian housing estate and associated ancillary facilities such as commercial, faith, and open space planned development. As such, the area shown below is considered to represent an area of special architectural and historic character and appearance. Given that the Mortlake Thorne Passage Conservation Area 16 is very closely related to the development of area and already includes a component of the worker's housing which was developed, it would be logical to extend the Thorne Passage Conservation Area to encompass the area in the map below:



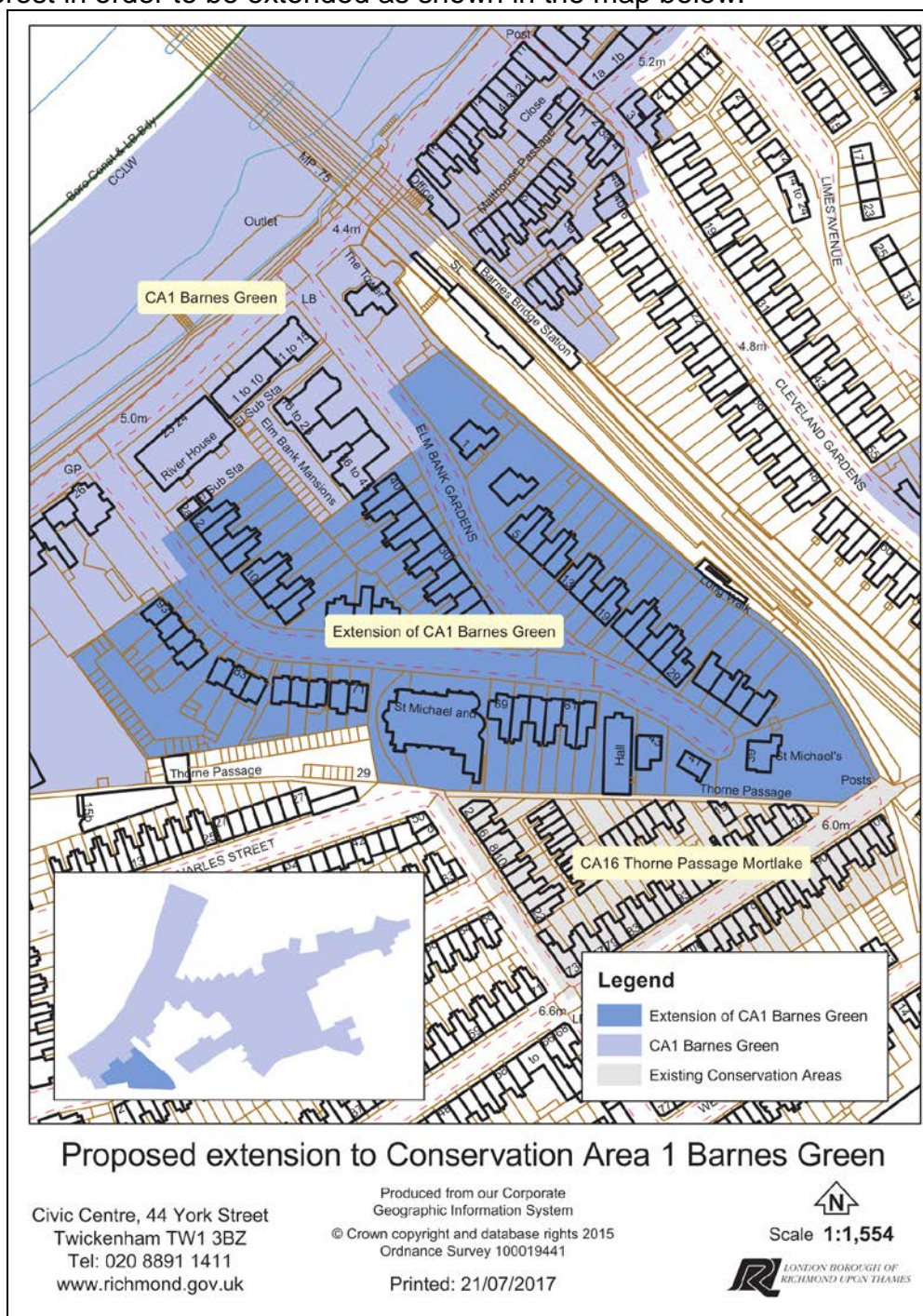
CA32 BARNES COMMON CONSERVATION AREA extended to include Bracken Gardens, Elm Bank Road, Glebe Road, Meredyth Road, Rectory Road, Bellevue Road, Glebe Road)

Reasons for extension: The speculative housing development represents a homogenous Edwardian housing estate of special interest which benefits from ornate architectural detailing and built form quality and spacious experience already found within the Barnes Common Conservation Area, rather than the Barnes Green Conservation Area located nearby. There is a relationship between the estate around the brook and the Common which also contribute to the significance of the greater Barnes Common Conservation Area. It is therefore recommended that the Conservation Area is extended to include the area below:



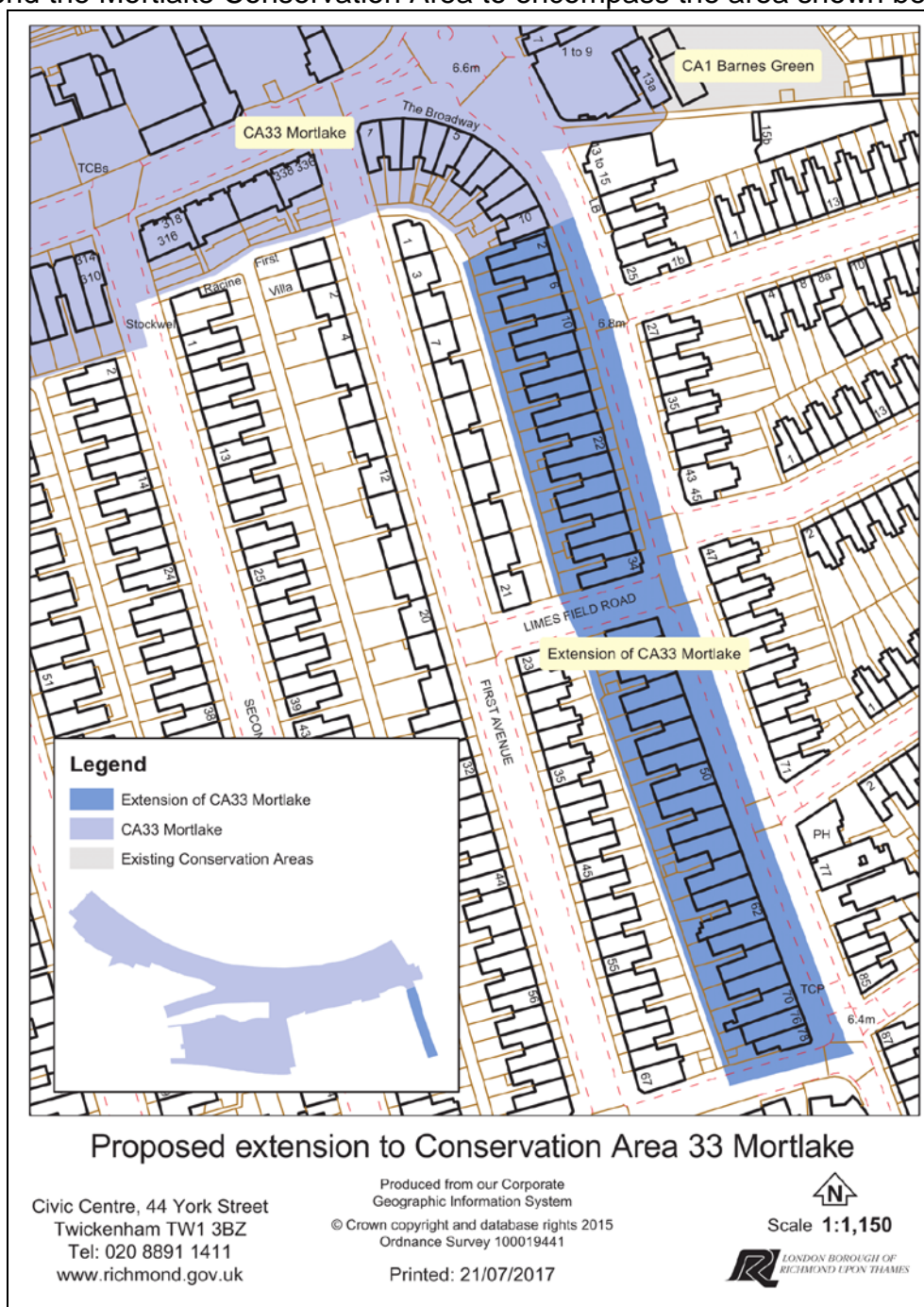
CA1 BARNES GREEN CONSERVATION AREA extended to incorporate Elm Bank Gardens

Reasons for extension: The Elm Bank Gardens estate is a high quality development which extends from Elm Bank Mansions and the larger riverside properties along the Thames. There is an element of similarity in significance which continues from the Barnes Green Conservation Area to Elm Bank Gardens, particularly the high quality Edwardian residential areas, the faith related development around the listed St. Michaels Church and the overall experience of the area with larger spacious dwelling set back from the street. As such it is considered that the area is of special architectural and historic interest in order to be extended as shown in the map below:



CA33 MORTLAKE CONSERVATION AREA extended to include White Hart Lane, Western side

Reasons for designation: White Hart Lane (West) represents a very intact development of Edwardian dwellings, some of which were later converted to commercial buildings which are considered to represent an area of special architectural and historic character and appearance. Many of the shopfronts are historic, retaining early examples of timber shopfronts and awnings, whilst the dwellings illustrate how the area developed in the early 20th Century. Given that the Mortlake Conservation Area is very closely related to the development of White Hart Lane and its significance, it would be logical to extend the Mortlake Conservation Area to encompass the area shown below:



NEW CONSERVATION AREA (CA76): MADRID ROAD

Reasons for Designation: Madrid Road represents an intact and good example of arts and crafts styled development taking place in the area as a result of the demolition of St. Ann's House. There is a good level of authenticity in the street with many of the dwellings retaining key historic features and design, particularly boundary walls and overall design of the dwellings. Madrid Road has little relationship to the significance of the Castlenau Conservation Area in that it was constructed as a result of the St. Ann's development, rather than the opening of the Hammerwich Bridge. As such, it is recommended that the area should become a Conservation Area in its own right as shown below:

