



ST DUNSTAN'S

Conservation Area Appraisal

November 2018



London Borough
of Hounslow

Foreword

I am pleased to present the St Dunstan's Conservation Area Appraisal. The St Dunstan's area is an important part of Feltham and a valuable part of the heritage of the borough.

This appraisal builds on the original conservation statements for Hounslow's conservation areas and has been reviewed as part of a comprehensive review of Hounslow's conservation area statements.

The purpose of the appraisal is to provide an overview of historic developments and key components that contribute to the special interest. This appraisal also identifies positive and negative contributors as well as opportunities for improvement in order to inform a comprehensive understanding of the conservation area.

The regeneration of Feltham offers the opportunity to improve the areas surrounding the conservation area through high quality new development and improved public spaces.

We hope this document will play a significant role in the future management of St Dunstan's Conservation Area and will be a guide for developers, residents and planners.

Steve Curran



Councillor Steve Curran
Leader of the Council and Cabinet Member for
Corporate Strategy, Planning and Regeneration

Executive Summary

Presented here is the St Dunstan's Conservation Area Appraisal.

The purpose of a conservation area appraisal is to provide an overview of the historic development of the area and to describe the key components that contribute to the special interest of the area. This appraisal aims to:

- describe the historic and architectural character and appearance of the area which will assist applicants in making successful planning applications and decision makers in assessing planning applications
- raise public interest and awareness of the special character of their area
- identify the positive features which should be conserved, as well as negative features which indicate scope for future enhancements

This document was subject to public consultation in Spring 2018, and following that consultation it was amended to reflect responses where appropriate. The final version was adopted by the council in October 2018. The council's Spatial Planning and Infrastructure Team has an extensive programme for producing or reviewing conservation area appraisals for the 28 conservation areas in the borough, all of which will be subject to consultation. The council is committed to ensuring it manages its heritage assets to the best of its ability.

Prepared by:

Spatial Planning and Infrastructure Team
Regeneration, Strategic Planning and Economic Development
London Borough of Hounslow
Civic Centre
Lampton Road
Hounslow
TW3 4DN

Email address: conservation@hounslow.gov.uk

Cover photographs from top to bottom:

St Dunstan's Church

St Dunstan's Road

The Three Horseshoes

Feltham Cemetery

CONTENTS

- 1 Introduction
 - 1.1 What is a conservation area?
 - 1.2 Format of the conservation area appraisal
 - 1.3 Location and context of the conservation area
- 2 Planning context
 - 2.1 National policies
 - 2.2 Regional policies
 - 2.3 Local policies
 - 2.4 Implications of designation
- 3 Historic development of the conservation area
 - 3.1 Historic maps
 - 3.2 Geographic, economic and social features that helped shape the area
- 4 The conservation area and its surroundings
 - 4.1 The surrounding area and the setting of the conservation area
- 5 Character areas
 - 5.1 The Village
 - 5.2 The Cemetery
 - 5.3 The Schools
- 6 Recent/new developments and their impact
- 7 Views and focal points
- 8 Open spaces and trees
- 9 Condition of the conservation area, maintenance and alterations
- 10 Regeneration of Feltham
- 11 SWOT analysis
 - 11.1 Strengths
 - 11.2 Weaknesses
 - 11.3 Opportunities
 - 11.4 Threats
- Appendix 1 Recommendations for further designation
- Appendix 2 Schedule of listed and recorded heritage assets in the conservation area
- Appendix 3 Schedule of properties in the conservation area
- Appendix 4 Further reading, information and websites

1 Introduction

1.1 What is a conservation area?

1.1.1 A conservation area is an area of special architectural or historic interest, the character or appearance of which it is desirable to preserve or enhance. Conservation areas are very much part of the familiar and valued local scene. It is the area that is of special interest because of its overall character, but there may be buildings and features that have a neutral or negative impact on the overall special character and could be changed.

1.1.2 The ability to designate areas, rather than individual buildings, first came into being as a result of the Civic Amenities Act of 1967. The special character of these areas does not come from the quality of their buildings alone. The historic layout of roads, paths and boundaries; a particular mix of building uses; characteristic building or paving materials; public and private spaces such as gardens or parks and trees and street furniture can all contribute to the special interest of the area. Conservation area designation gives a much broader protection than the individual listing of buildings, as all features (listed or otherwise) within the area are recognised as part of its character. The conservation area as a whole and the buildings/structures and spaces within it are all designated as heritage assets.

1.1.3 The first designations tended to be of very obvious groups of buildings, landscapes or small areas of strongly similar architectural design. Later it was seen that larger areas, where less obvious original features such as topography, routes or uses had produced a special character, could benefit from being designated.

1.1.4 The Planning (Listed Buildings and Conservation Areas) Act 1990 provides specific protection for buildings and areas of special interest. The council as the local planning authority has a duty (under section 69) to consider which parts of the London Borough of Hounslow are '*...areas of special architectural or historic interest, the character or appearance of which it is desirable to preserve or enhance*' and should be designated as conservation areas.

1.1.5 St Dunstan's Conservation Area was designated on 24 June 2008 and has not been altered or extended since, although it is now proposed that the boundary be extended. Additional protection to the area includes: nationally listed buildings and structures including Grade II* listed St Dunstan's Church; part Architectural Priority Area; two designated Local Open Spaces; part Area of Special Advertisement Control.

1.2 Format of the conservation area appraisal

1.2.1 This document is an appraisal document as defined by Historic England in its guidance document Conservation Area Designation, Appraisal and Management, Historic England Advice Note 1, May 2016 (originally March 2011).

1.2.2 An appraisal document, to quote from the Historic England guidance document, should provide: '*... greater understanding and articulation of its character which can be used to develop a robust policy framework for planning decisions*'. It is intended to form a basis for further work on design guidance and enhancement proposals.

1.2.3 The appraisal describes and analyses the particular character of St Dunstan's Conservation Area, portraying the unique qualities which make the area special, and providing an analysis of the significance of the area. Once adopted, the appraisal will become a material consideration when determining planning applications.

1.2.4 The document is structured as follows: this introduction is followed by an outline of the legislative and policy context (national, regional and local), for the conservation area. Then there is a description of the geographical context and historical development of the conservation area and a description of the buildings within it, the three character areas, together with sections on the condition of the conservation area, recommendations for further designation and future regeneration of Feltham. A strengths, weaknesses, opportunities and threats (SWOT) analysis is provided, to clarify and summarise the key issues affecting the area. Three appendices are included: a schedule of designated assets; a schedule of properties and further reading, information and websites.

1.2.5 This appraisal provides an understanding of the significance of the conservation area, by identifying and analysing its principal characteristics. It does not include specific detail about every building and feature within the area, and any omission from the text should not be interpreted as an indication of lesser significance.

1.3 Location, context and summary of the special interest of the conservation area

1.3.1 St Dunstan's Conservation Area is located in the west London district of Feltham in the west of the borough. Feltham is bounded to the west by Bedfont, Green Belt land and Staines; to the south by Hanworth; to the east by the River Crane and Hounslow Heath; and to the north by Heathrow Airport. Feltham and its satellites Bedfont and Hanworth are relatively cut off from the rest of the borough by open land and large trading estates.

1.3.2 Feltham is predominantly residential, with large areas devoted to employment uses, and may be classified as outer suburban, mostly late interwar and postwar. Busy central Feltham is one of the borough's four town centres and was designated a district centre in the London Plan 2011. It saw comprehensive redevelopment in the 2000s and continues to be a major regional attractor.

1.3.3 Feltham is crossed east-west by the Southwestern Railway line, which runs from central London via Hounslow town centre towards Reading, and by the A315 Staines Road from Hounslow town centre and the east of the borough, and north-south by the A312. The district is served by train from central London and by buses from the rest of the borough. There are no major barriers to movement, though both vehicular and pedestrian movement across the railway line in the town centre is awkward.

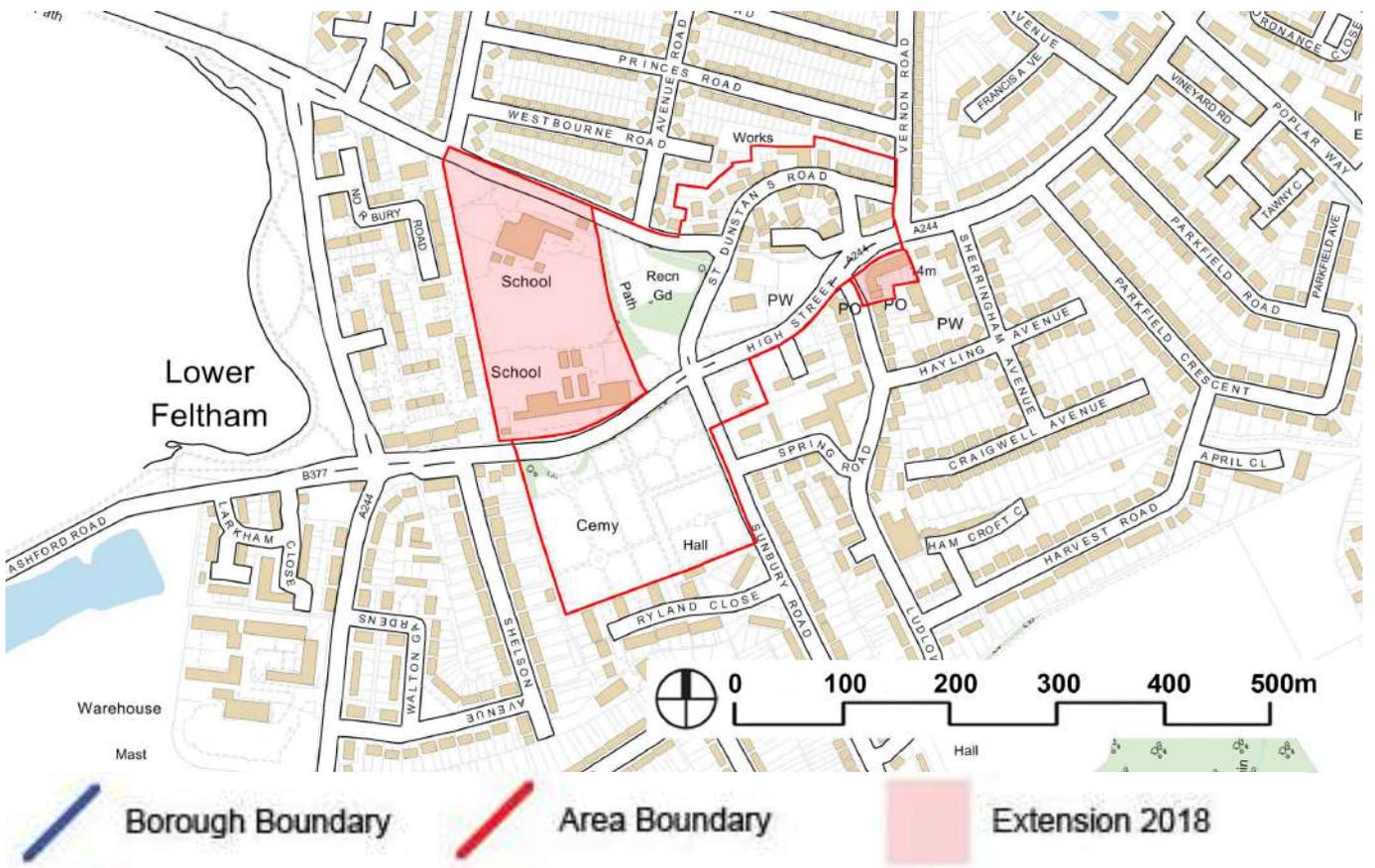
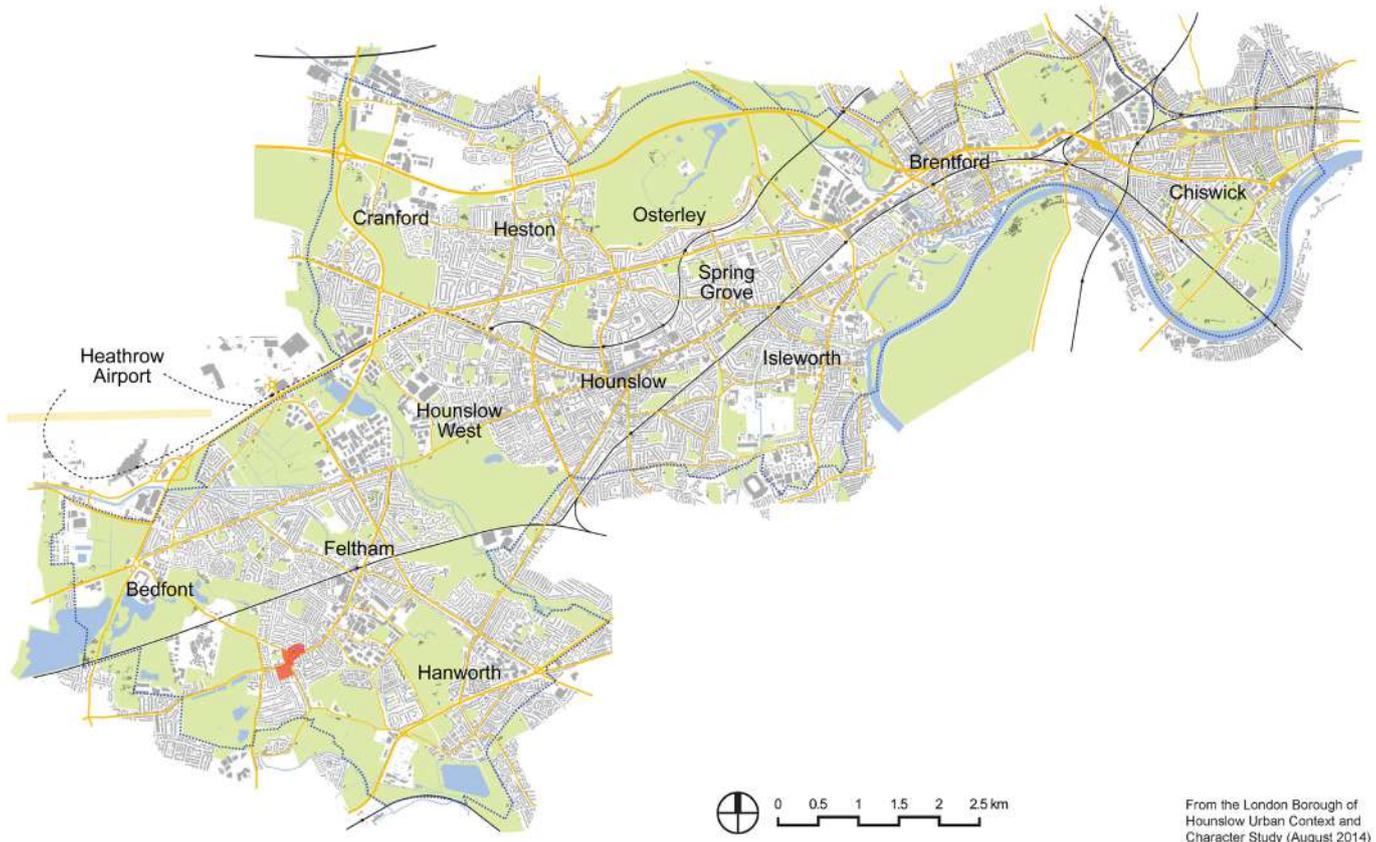
1.3.4 The original village of Feltham grew up around the Parish Church of St. Dunstan, to the southwest of the present-day town centre. For many years the district was agricultural. The coming of the railway in 1848 opened up the district to commuting city workers and the urban focus shifted northwards to the areas around the station. After the First World War the town grew and became industrialised, with the development of the railway marshalling yard and the manufacture of aircraft and trams. During the Second World War, Feltham became a garrison town and the district continued to expand throughout the post Second World War period.

1.3.5 Much of Feltham is both acoustically and economically dominated by Heathrow Airport. The district has many of the social and environmental issues typical of towns that developed in the post Second World War era. The district continues to be a major focus for regeneration, both in the borough and in Greater London as a whole.

Special Interest

1.3.6 Feltham is comprised of two main areas, Upper and Lower Feltham. St Dunstan's Conservation Area is at the focal point of Lower Feltham, the oldest part of the overall settlement of Feltham, and is situated at the southwest end of the High Street. The conservation area includes a stretch of the High Street and Ashford Road, along with the cemetery to the south and the park and schools to the west.

1.3.7 The conservation area's special architectural and historic interest lies in its role as the historic core of Feltham, centred on St Dunstan's Church and Road. The large areas of green space such as the street verges, park, churchyard, cemetery and school grounds create a backdrop to the built form of the conservation area, and help to retain a sense of the area's rural origins. Later nineteenth and twentieth century buildings document the evolution of a Middlesex village into an outer London suburb.



St Dunstan's Conservation Area

2 Planning context

2.1 National policies

2.1.1 Government advice concerning heritage assets is set out in the National Planning Policy Framework (NPPF) (2012). The conservation of heritage assets in a manner appropriate to their significance is a core principle of the NPPF. As conservation areas are defined as designated heritage assets in the NPPF, weight must be given to their conservation and enhancement in the planning process.

2.1.2 Any decisions relating to listed buildings and their settings and conservation areas must address the statutory considerations of the Planning (Listed Buildings and Conservation Areas) Act 1990 (see in particular sections 16, 66 and 72) as well as satisfying the relevant policies within the NPPF and the London Borough of Hounslow Local Plan 2015 (the Local Plan).

2.2 Regional policies

2.2.1 The London Plan (2015), produced by the Greater London Authority, includes relevant sections, including: Historic environment and landscapes – policy 7.8 Heritage assets and archaeology; policy 7.9 Heritage-led regeneration; and policy 7.10 World Heritage Sites. See <https://www.london.gov.uk>

2.3 Local policies

2.3.1 The London Borough of Hounslow Local Plan (2015) includes policies aimed at the protection of the historic environment (policy CC4 Heritage). Other relevant policies include, but are not limited to: Residential Extensions and Alterations (SC7) and Context and Adopted Character (CC1).

2.3.2 Hounslow Council (the council) has produced a Supplementary Planning Document: Residential Extension Guidelines (2003), which is a material consideration in any application concerning extensions to residential dwellings in the conservation area. This document is due to be updated.

2.3.3 The council has produced a Supplementary Planning Document: Shop Front Design Guidelines (2013), which is a material consideration in any application concerning shop fronts in the conservation area.

See <http://www.hounslow.gov.uk>

2.4 Implications of designation

2.4.1 Conservation area designation introduces a number of additional controls on development within the area, which are set out below.

2.4.2 Demolition of an unlisted building within a conservation area will require planning permission.

2.4.3 In addition to any Tree Protection Order that may apply to individual trees, all trees in conservation areas are protected under Section 211 of The Town and County Planning Act 1990 (as amended) except those which are dead or dangerous. Anyone proposing to carry out works to a tree in a conservation area must give six weeks' notice of their intention to do so before works begin. This needs to be done by completing the relevant form at www.hounslow.gov.uk

2.4.4 For information on Permitted Development Rights, refer to the Planning Portal (<https://www.planningportal.co.uk>), which is the national home of planning and building regulations information and the national planning application service.

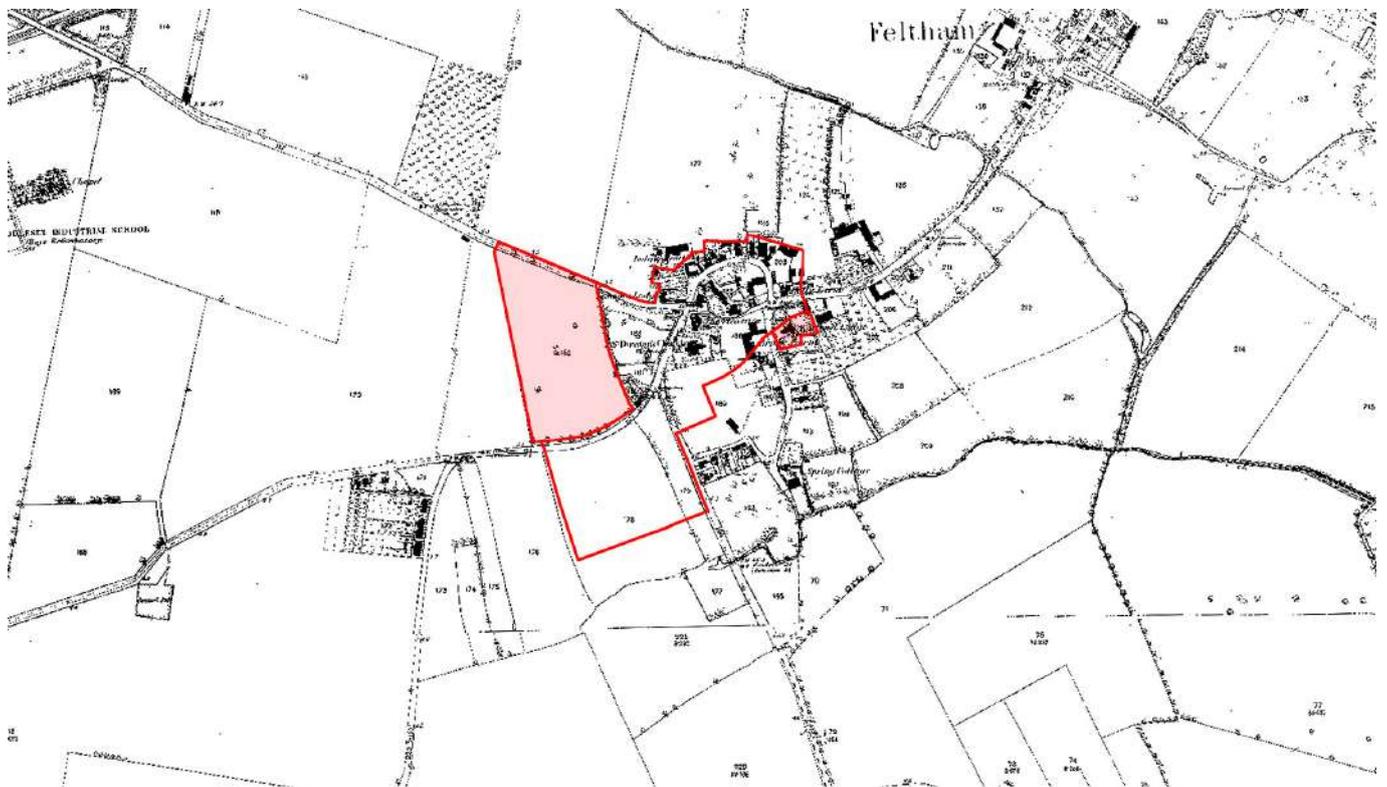
2.4.5 The council has the power, following public consultation, to serve a direction under the planning regulations to bring developments, where planning permission would not normally be required, under planning control. For example, the council could control the replacement of doors and windows, the insertion of new window openings and the alteration of boundary treatments, through the creation of an Article 4 Direction. The purpose of these additional controls is to ensure that the special qualities of an area are not diminished by unsympathetic alterations.

2.4.6 It is proposed that two extensions be made to the conservation area boundary to include: the interwar shopping parade on the south side of the High Street; and the schools and their grounds to the west of the park.

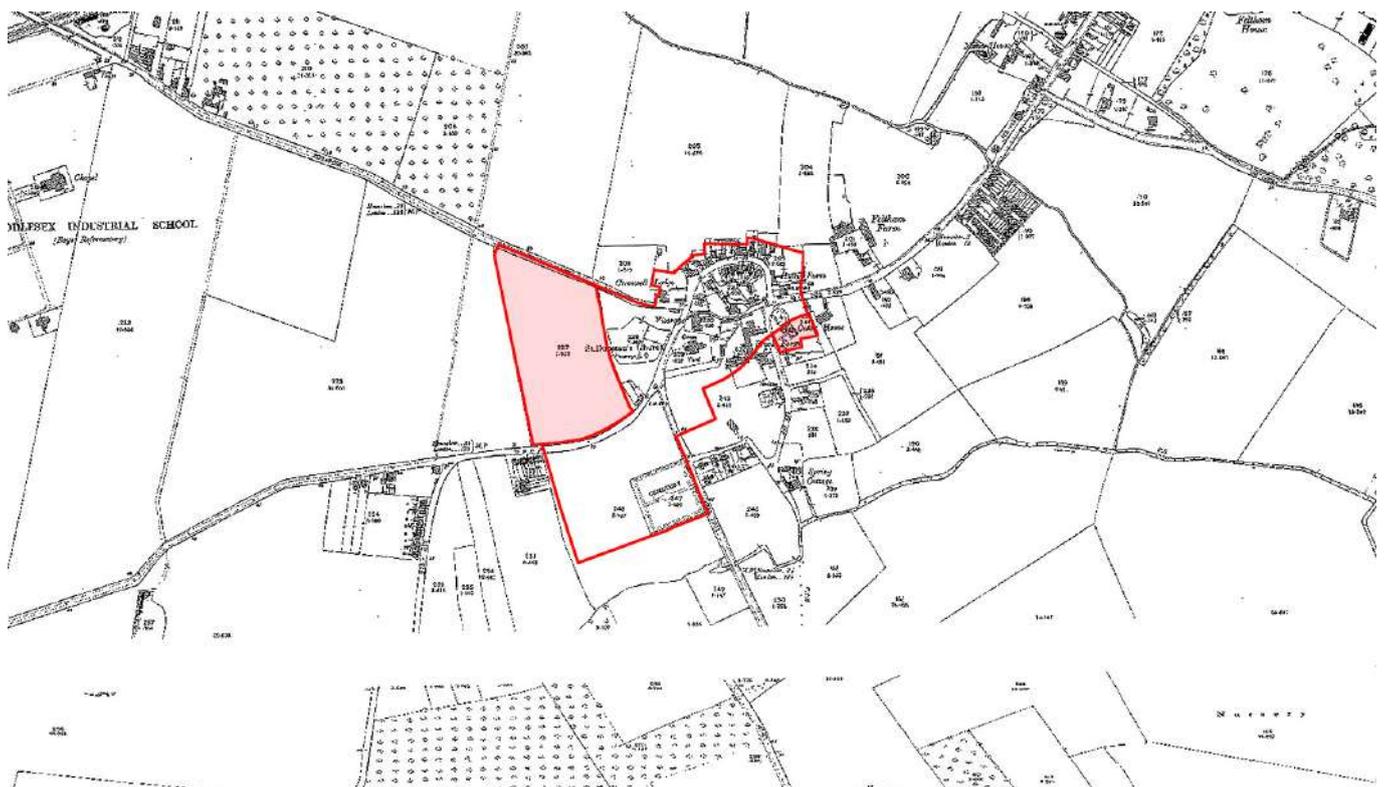
3 Historic development of the area

3.1 Historic maps

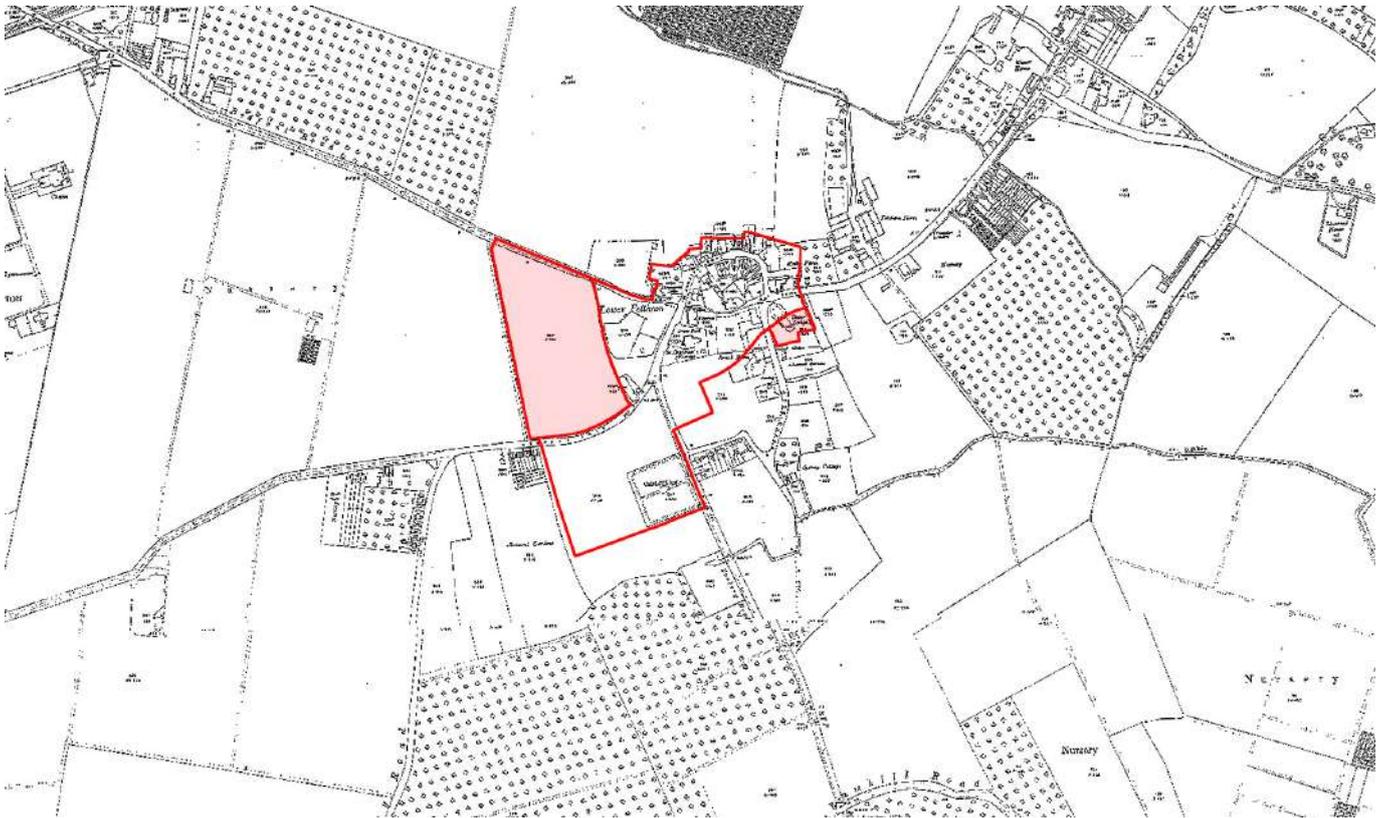
3.1.1 The following maps show how the St Dunstan's area and its surrounds retained their rural character until the early twentieth century. By the early postwar years the areas to the north, east and south had become entirely developed, the area to the west being largely protected by the introduction of Green Belt policies. The conservation area boundary has been superimposed onto the maps to show the area that is being discussed.



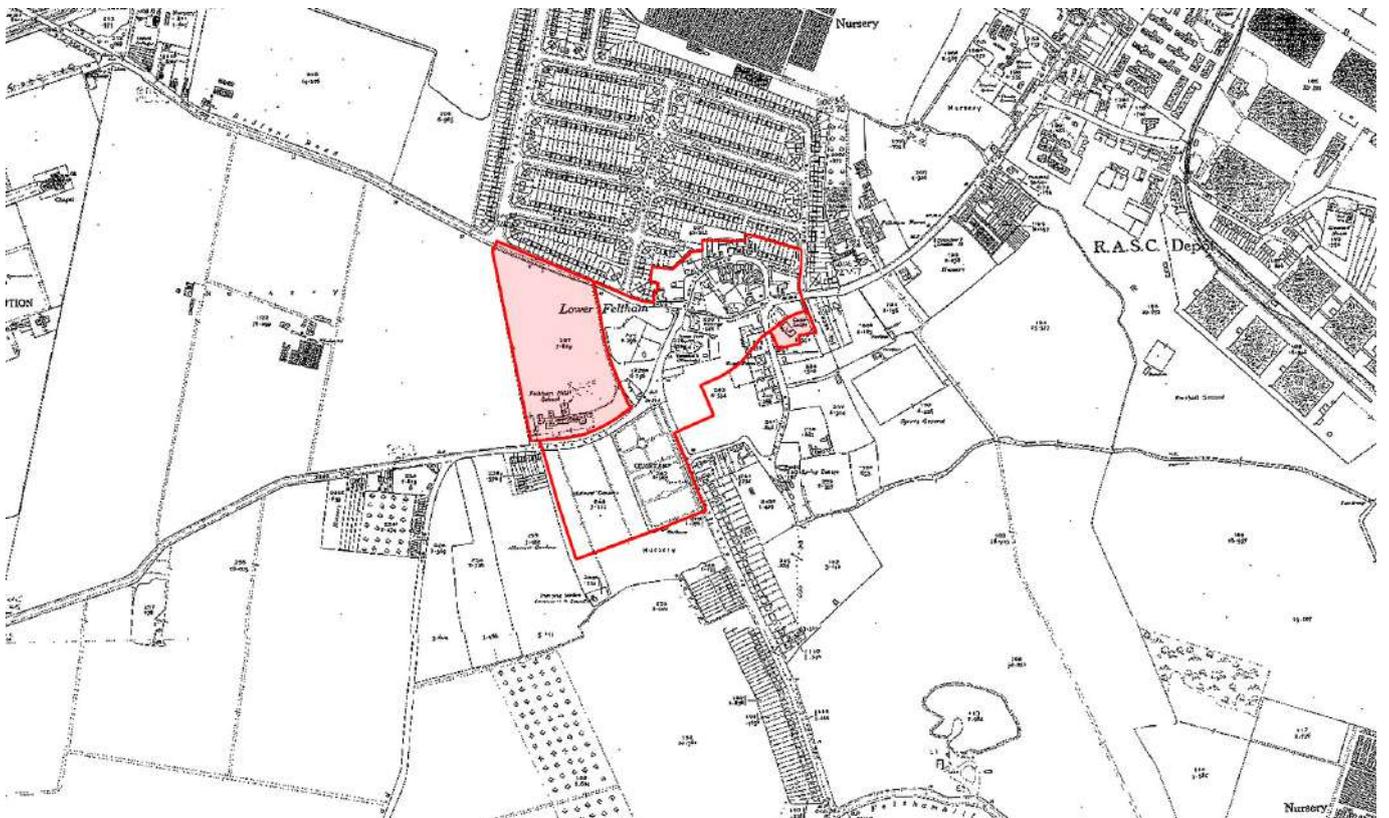
1865 Source: Ordnance Survey County Series



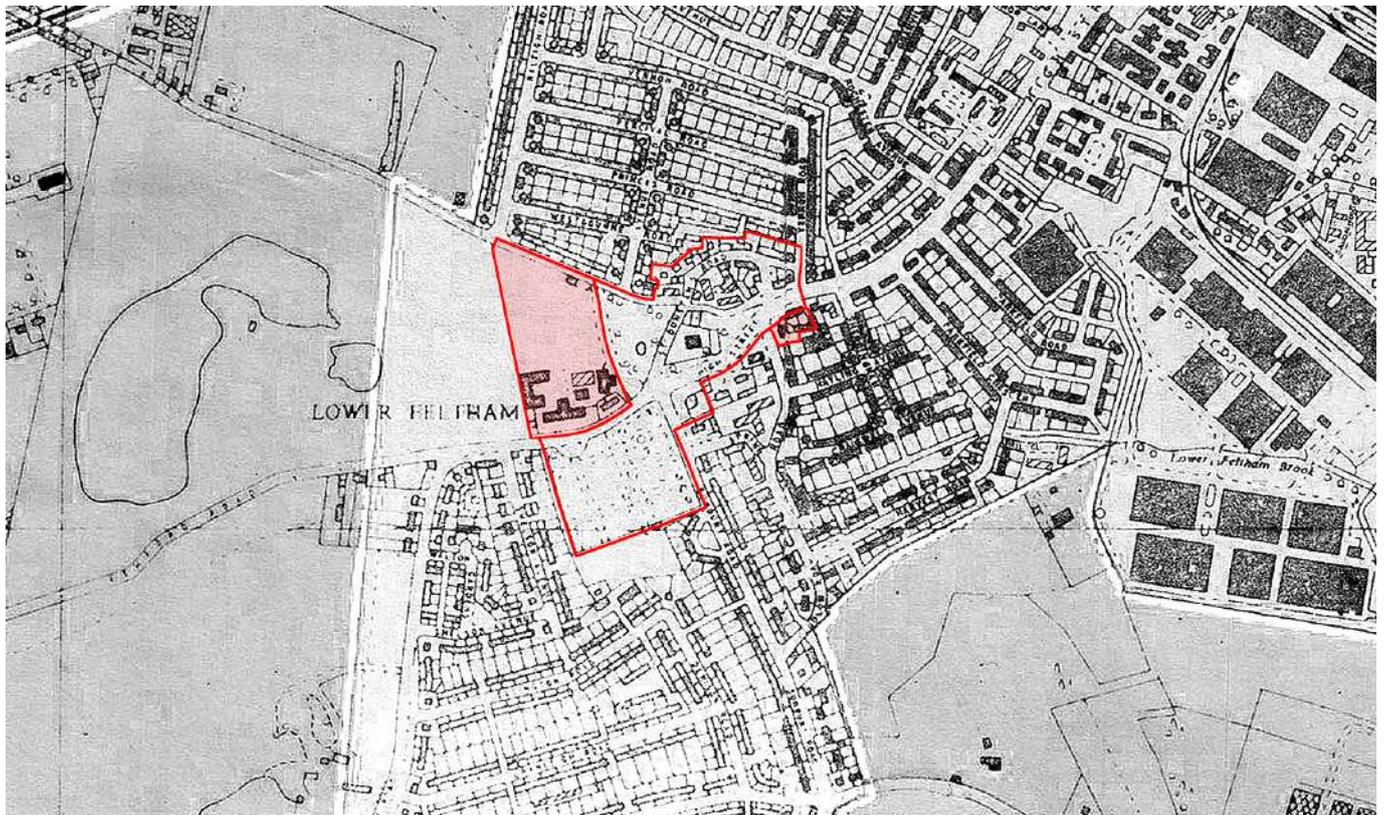
1894 Source: Ordnance Survey County Series



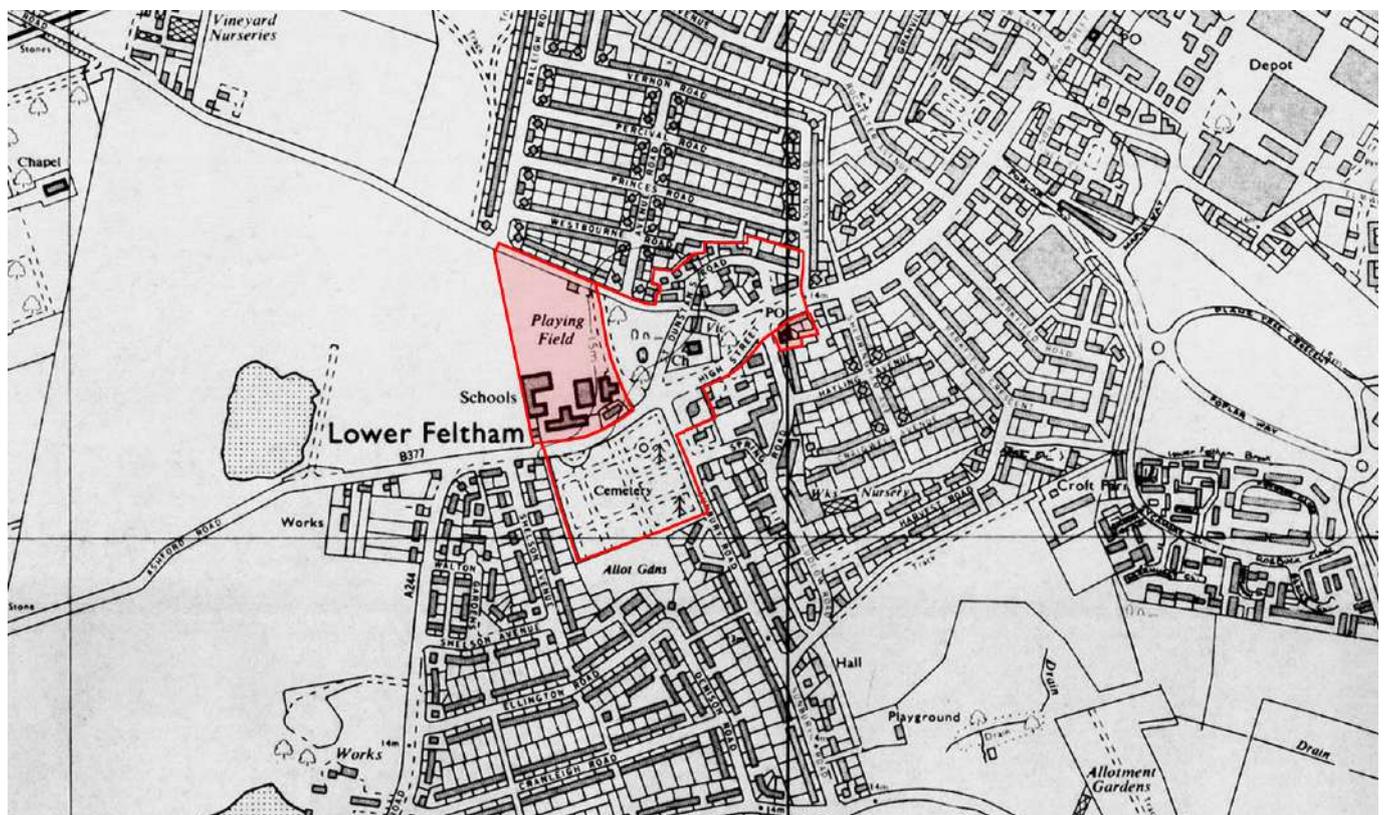
1913 Source: Ordnance Survey County Series



1934 Source: Ordnance Survey County Series



1965 Source: Ordnance Survey Plan



1980 Source: Ordnance Survey Plan

3.2 Geographic, economic and social features that helped shape the area

3.2.1 Feltham probably began as a Saxon settlement in woodlands south of the Roman road to Silchester (present-day Staines Road). Following the Norman Conquest, it was documented as an established parish in the Domesday Survey of 1087, set down as belonging to Earl Mortaigne, in the reign of Henry II. It had arable land for crops and meadow land for pasture and formed an ancient parish in the Spelthorne Hundred of Middlesex, centred on St Dunstan's Church.

3.2.2 Feltham continued to develop as a rural settlement around the church. The road from the northeast, lined with farmsteads, connected with St. Dunstan's Road, which formed the centre of the village from the seventeenth century onwards.

3.2.3 The 1800 Act of Enclosure saw much of Hounslow Heath's common land privatised for agricultural use. Some of this land was added to Feltham, which saw land mostly laid out as market gardens for supplying the London markets.

3.2.4 In the mid-nineteenth century, Feltham remained a small and self-contained rural village. The tight curve of St. Dunstan's Road still formed the main access route through the village, and was lined with buildings that fronted onto the road and extended out onto rear plots, with open agricultural fields beyond.

3.2.5 The Windsor, Staines and South Western Act, submitted to Parliament by the London and South Western Railway Company, provided for a railway line from the then terminus at Richmond to Datchet. It received the Royal Assent on 25 June 1847, and opened in just fourteen months, on 22 August 1848. This facilitated much nineteenth and twentieth century expansion.



St Dunstan's Church (c1910).



St Dunstan's Church (2017).

3.2.6 As well as stimulating fruit and vegetable growing for the London Market, the railway line also encouraged the settlement to expand northwards, beginning the distinction between Upper and Lower Feltham. The latter was left to develop much more gradually and less intensively than the former.

3.2.7 By the 1870s there were several small cottages along the north side of St. Dunstan's Road, as well as farmsteads at each end of the street, including Brook Farm and Holly Farm. A smithy, post office, village shop and allotment gardens were also present, and these light industries and commercial plots would have provided the means for the settlement to remain relatively self-contained.

3.2.8 By 1895, some small areas had been built up with new housing. In particular, on the south side of St. Dunstan's Road, semi-detached cottage housing had been constructed on previously open land. Importantly, a small cemetery had also been established on a square piece of land to the south of the main village on Sunbury Road.

3.2.9 In the early twentieth century the village retained its wider rural setting of cottages, lodges, orchards, farmsteads and large open fields. Growing food remained the dominant economic activity until the late 1920s.

3.2.10 During the twentieth century, the market gardens were gradually replaced with light industry (including tramcar and aircraft manufacture), gravel and aggregate extraction on the east side, and large new housing estates on the west.

3.2.11 During the 1920s and 1930s, a significant amount of residential development was established on the north side of St. Dunstan's Road and in the wider area surrounding Lower Feltham's historic core. Streets of semi-detached housing were laid out in a grid pattern, and some of the historic properties on the north side of the road were demolished to make way for semi-detached cottages on Queen's Park Gardens. Elsewhere, this new suburban townscape backed onto the northern side of St. Dunstan's Road, and was one of the first stages of the rapid, suburban development of the village. More widely, new



St Dunstan's Road looking east (c1900).



St Dunstan's Road looking east (2017).



St Dunstan's Road looking east (c1965).



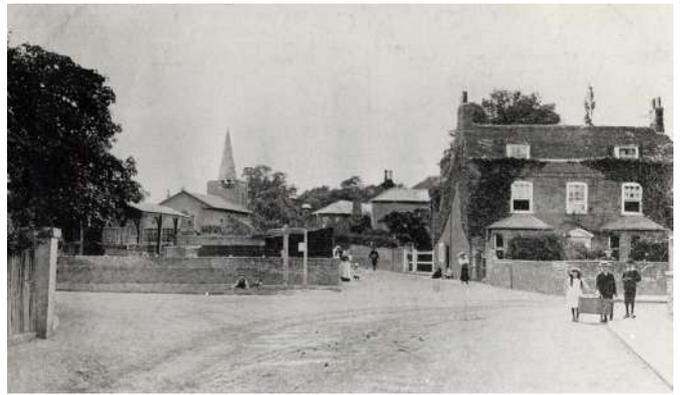
St Dunstan's Road looking east (2017).

suburban residential development also occurred along Sunbury road opposite the enlarged cemetery, as well as along Spring Road, to the south of St Dunstan's Road. Feltham Hill School on Ashford Road was built in 1934 on formerly agricultural land on which plants were grown for seed.

3.2.12 By 1945, the Three Horseshoes public house had also been constructed on an area of open land facing towards the south-western end of St. Dunstan's Road. The establishment of the Three Horseshoes heralded the construction in the late 1940s/early 1950s of a new road, which connected the High Street to Ashford Road and bypassed the historic St Dunstan's Road. This necessitated the demolition of some historic buildings located around Brook Farm, and essentially isolated the few remaining remnants of the historic village, between St. Dunstan's Road and the High Street. The by-pass did however have the effect of creating a form of village green extending from the churchyard to the High Street.

3.2.13 St Dunstan's Park was opened in 1951 on land originally owned by the church, and by the early 1960s the cemetery had been expanded to its current extent. Overall, during the course of the twentieth century, Lower Feltham grew rapidly from its historic nucleus as a small rural village focussed around St Dunstan's Road, to a sprawling suburban district with a townscape of modern residential housing.

(With acknowledgements to Turley Heritage: Heritage Statement, The Mansion, High Street, Feltham, London Borough of Hounslow, December 2017)



Looking southwest towards St Dunstan's Church from Spring Corner (c1900).



Looking southwest towards St Dunstan's Church from Spring Corner (2017).

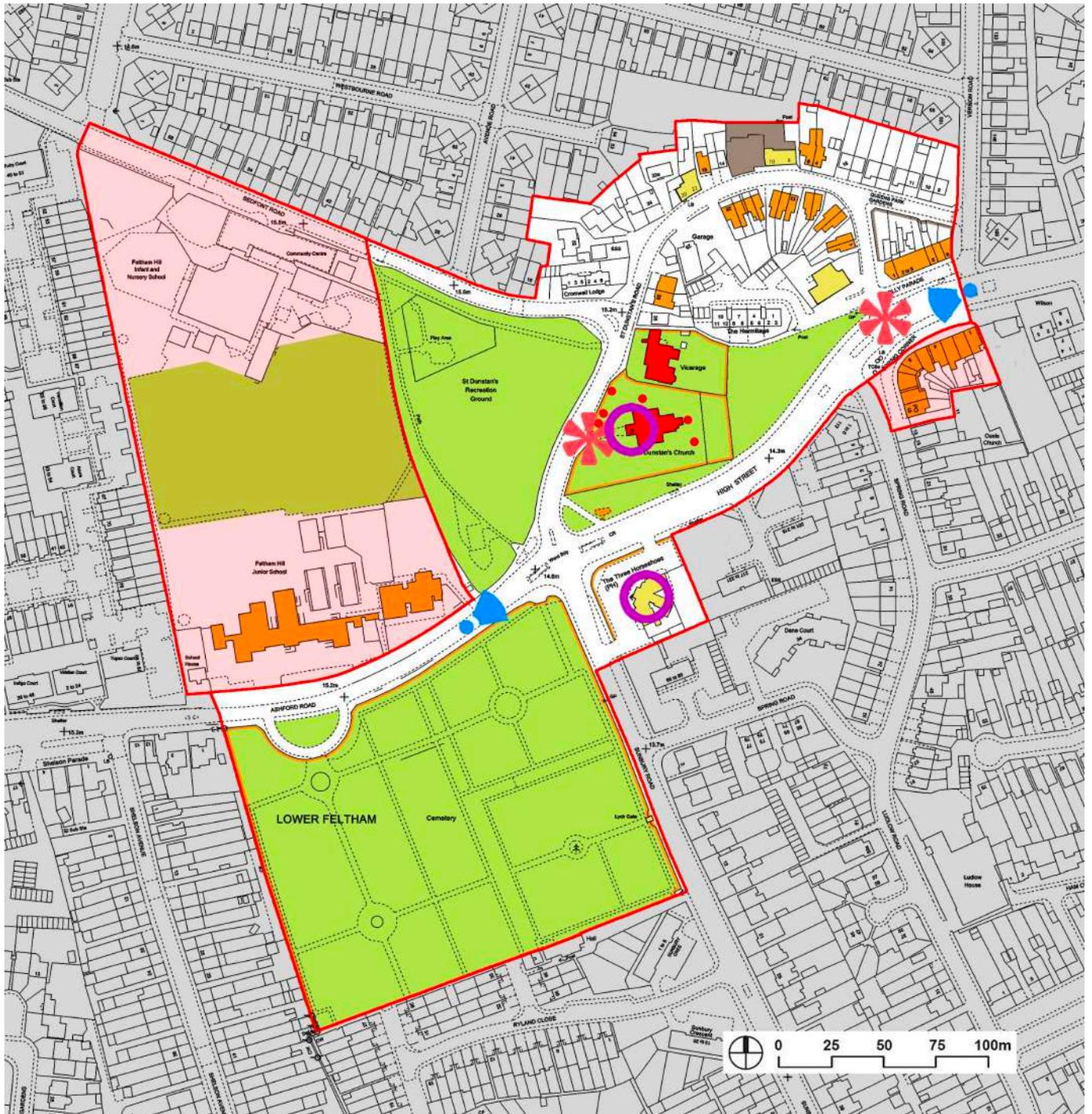


Looking northeast towards St Dunstan's Church from Ashford Road (c1920).



Looking northeast towards St Dunstan's Church from Ashford Road (2017).

4 The conservation area and its surroundings



4.1 The surrounding area and the setting of the conservation area

4.1.1 The conservation area itself consists of the original, pre-railways core of Feltham village and its immediate environs, including the cemetery, park and schools, in what is today known as Lower Feltham. The conservation area's surroundings comprise:

4.1.2 To the immediate north, an interwar residential area, one of the earliest of Feltham's planned developments.

4.1.3 To the northeast, an early postwar residential area, stretching back from the High Street with its numerous shops. Beyond is Feltham town centre's primary retail area, which saw regeneration and redevelopment in the 2000s as a mixed use development, including residential up to eleven storeys and a superstore. On the east side of the High Street is a traditional green with a pond, part of Feltham Green & Town Centre Conservation Area.

4.1.4 To the east and south, more early postwar residential, stretching to the urban edge.

4.1.5 To the west, three discrete late twentieth and early twenty-first century residential enclaves of terraced houses, maisonettes and flats, on the urban edge. Beyond is green belt semi-rural land, some of which is publicly accessible as park and heath land or in formal outdoor sports use.

4.1.5 Further information on the wider context can be found in the Feltham section of the London Borough of Hounslow Urban Context and Character Study (2014).

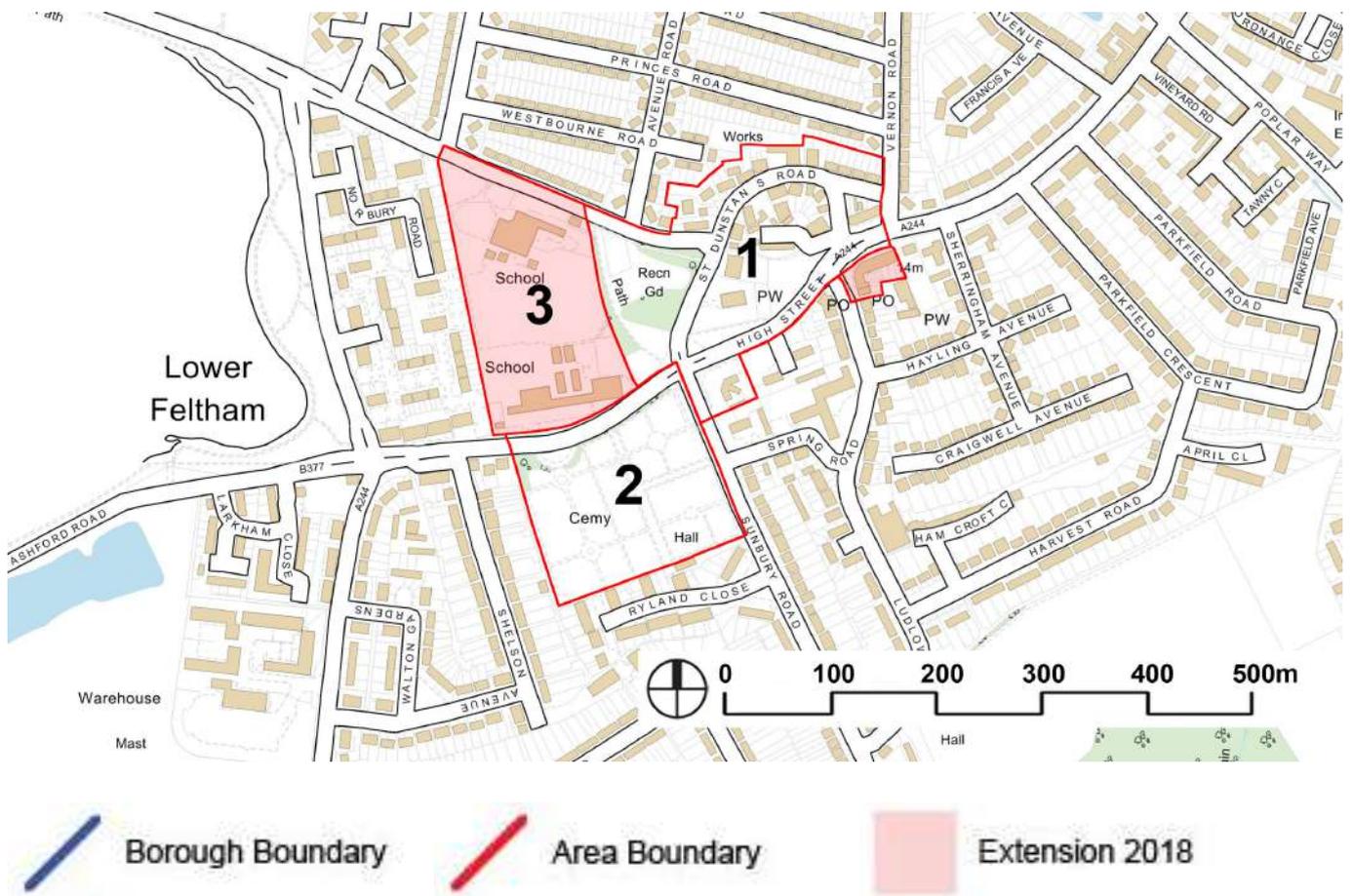
5 Character areas

The conservation area comprises three distinct character areas. For reference purposes, these are numbered roughly clockwise from the northeast

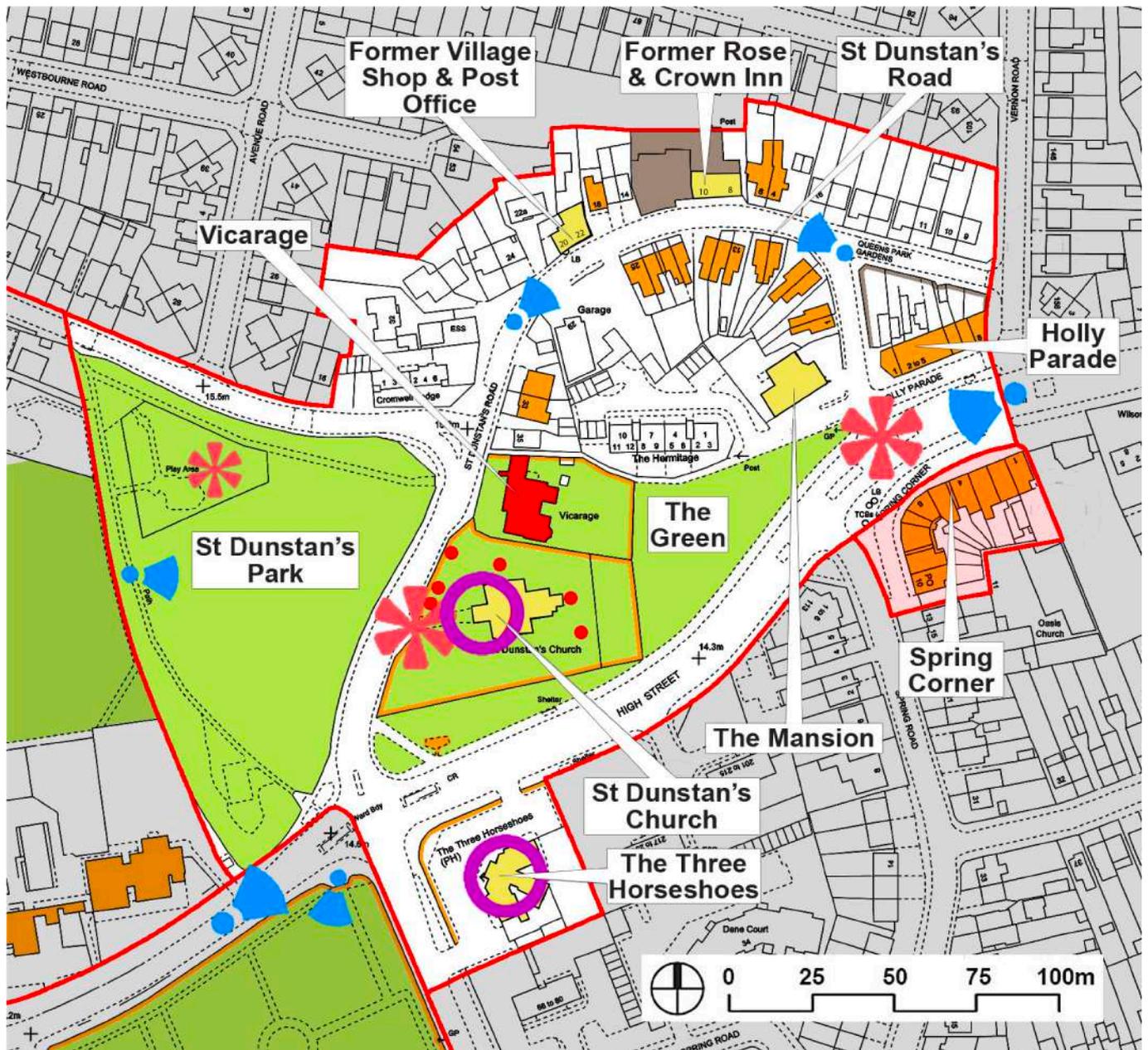
The character areas are:

1. The Village
2. The Cemetery
3. The Schools

The following map illustrates the locations of the three character areas.



5.1 Character area 1: The Village



5.1 The Village character area

5.1.1 This character area consists the original core of Feltham village, focussed on St. Dunstan's Church and St Dunstan's Road. There is a wide of mix of uses including residential, commercial, religious, education, leisure; and retail. Open spaces include a park with a children's play area, a cemetery and the village green. This mix helps to maintain the area's function as the focus of Lower Feltham.

5.1.2 St Dunstan's Road has a variety of building types and styles, comprising a mix of modest mid-to-late nineteenth cottages and houses, twentieth century semi-detached houses, a small number of twentieth century commercial premises with associated yards.

5.1.3 The western end of St. Dunstan's Road is dominated by the early-nineteenth century church and vicarage, together with the generous green spaces of the churchyard and St Dunstan's Park recreation ground. The open space and mature trees within the churchyard and park create a softer, more verdant character in this part of the conservation area, which is appreciable both from St Dunstan's Road and especially from the High Street. This contrasts with the fine-grain built form and range of uses found at the eastern end of St Dunstan's Road. Despite this contrast the area is considered to be of one character, that of a historic village core, with the variety of uses and forms that such places exhibit.

5.1.4 Along with the church and vicarage, key historic buildings which remain on St Dunstan's Road include: the former Rose & Crown Inn; the nineteenth century former village shop and post office, which retains its wall-mounted George V post box; and surviving pairs and terraces of nineteenth century cottages on the south side of the street, some with gable fronts and distinctive barge boards. These buildings reflect the small, rural origins of the village, whilst later infill housing and commercial premises illustrate the extensive suburban expansion that began in the early twentieth century.

5.1.5 Located predominantly on the pavement edge, the buildings on St Dunstan's Road are dispersed around various driveways, gardens and commercial/industrial yards. This piecemeal arrangement of buildings and space contributes an informal, organic character to the conservation area. However, the commercial and industrial sites along the road are cluttered with cars and piles of tyres, and these represent the more unsightly, detracting elements within the street scene.



Former village shop and post office, St Dunstan's Road



Mid-nineteenth century 4 and 6 St Dunstan's Road



Late nineteenth century 19-25 (odd) St Dunstan's Road



Late nineteenth century 9 and 11 St Dunstan's Road



Spring Corner mid-twentieth century shopping parade, High Street

5.1.6 The predominant scale of built form is modest, with most buildings rising to two storeys, though with some instances of three-storey buildings and attic-level dormers. In terms of building materials, the area is dominated by a traditional palette of brick and render, with slate and tiles used for the roof forms. A notable exception is the partly timber-clad former village shop and post office.

5.1.7 The character area is bounded to the south by the late 1940s/early 1950s High Street extension, designed to bypass St Dunstan's Road. This intervention appears to have made a specific attempt to create a form of village green extending eastward from the churchyard, and adds to the character and setting. The green is a simple triangle of open grass with trees set in front of the high wall of the churchyard and vicarage garden. As a result of the bypass, the area still clearly shows a coherent and idiosyncratic historic road layout, looping around former landholdings adjacent to the vicarage.

5.1.8 The High Street/bypass, with four lanes and a high-level of traffic, is overtly modern and urban in character, and represents the later development of Feltham, and a significant part of its transition from a small, rural village to a highly-populated suburb of London. In passing along this broad and busy road, it is difficult to appreciate that this is the location of the historic core of Feltham, which is now experientially removed, and visually shielded on the northern side by the green, a generous grass verge and substantial trees. The most prominent features of the conservation area from the main through route are the characterful mid-twentieth century shopping parades and public houses.

5.1.9 To the west of St Dunstan's Road and opposite the church is the recreation ground of St Dunstan's Park. Established in the early 1950s, it is mainly grassed, with a children's play area in the northwest corner.



St Dunstan's Church tower, spire and main entrance from southwest

St Dunstan's Church and Vicarage

5.1.10 St Dunstan's Church itself is listed Grade II* and continues to dominate the local area. Its vicarage alongside is Grade II listed, as are six eighteenth century tombs in the churchyard. As an enclave with its green, cemetery and low density ribbon development of varying styles it has been bypassed on the east side and remains almost rural in the south view.

5.1.11 Local historian and archivist James Marshall writes: *The present site of St. Dunstan's Church was the site of the earlier medieval church. The exact date of its building, or even if there was an earlier church attached to the manor is unknown. No mention of either a church or a priest in Feltham appears in the Domesday Book entry.*

5.1.12 *By the end of the eighteenth century St. Dunstan's Church was in need of restoration. In 1801 it was decided to demolish the building, possibly built in the fourteenth century and erect the present church. This was completed in 1802 at a cost of £1,138 to a design by William Walker of Chertsey. Joseph Pope was the bricklayer and William Massey, the carpenter. Much material from the old church was reused including the timber floor in the sanctuary. In 1913 this was replaced with black and white marble. The timber, still usable, was made into the main altar. Today this resides in the north aisle.*

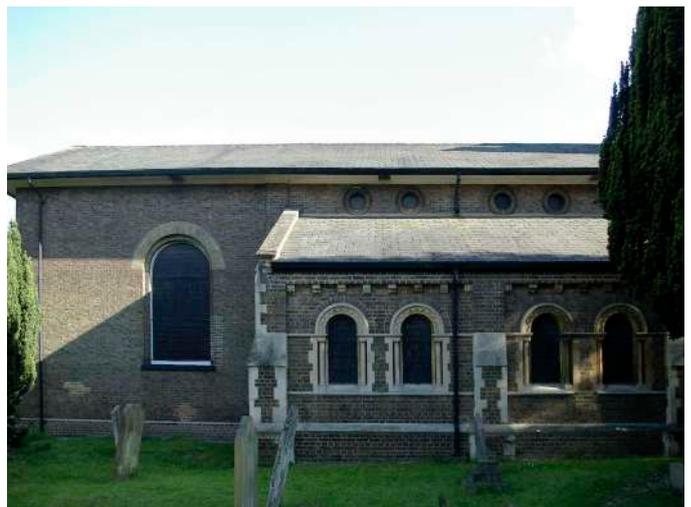
5.1.13 The new church consisted of a tower, and a rectangle forming the nave and chancel, with a small vestry at the rear. In 1855 the south aisle was added and the following year the north aisle. Further changes were necessary in 1955 when wet-rot fungus and death-watch beetle attacked the sanctuary, chancel panelling, and the choir stalls. In 1956 the yellow-wood pews were removed and replaced by chairs, and in 1975 the floor of the nave was replaced. The church then needed to raise the £16,000 for repairs to the roof.

5.1.14 St Dunstan's Church is constructed in yellow London stock brick with slate roofs and a shingled spire. It is considered to be still strongly Georgian in character, despite the 1850s addition of the neo-Norman aisles. Notable features are: the three-stage tower porch with an embattled parapet and octagonal, shingled spire; the deep soffits of the nave and chancel roofs; and the small, round, paired clerestory windows above the aisles.

5.1.15 Possibly the oldest surviving house in Feltham is the Grade II listed former vicarage, now St. Dunstan's Church Centre, next door to St. Dunstan's Church. This seventeenth century house, re-fronted in the late eighteenth century, was built as the vicarage to the parish church and used as such until 1976. The St. Dunstan's Road building was then converted for use as a church office and meeting place. It is two storeys in height and constructed in yellow London stock brick. Part of the earlier brickwork of the house is visible to the left of the entrance doorway in the old end gable of the house. To the rear is a walled garden. A historic narrow but well-used footpath runs along the north boundary of the vicarage plot, connecting the green with the park and the schools to the west.



St Dunstan's Church south elevation



St Dunstan's Church north elevation



St Dunstan's former vicarage street/west elevation



St Dunstan's former vicarage side/south elevation from churchyard

Public houses

5.1.16 The earliest known public house in the area was the Rose and Crown, whose original late eighteenth century building still stands in St. Dunstan's Road. The building was last used as a public house in 1938. It was closed following the construction of the High Street/bypass to the south in the late 1940s/early 1950s, which led to the construction of a larger and visually prominent public house of the same name (later renamed The Mansion) overlooking the newly established green. The building is presently derelict and secured and the adjacent land vacant and boarded off, awaiting redevelopment.

5.1.17 The former aforementioned Mansion public house, on the High Street, is of a symmetrical design, with white rendered single-storey side wings and large chimney stacks arranged around a central red brick segment. The building is considered to be particularly distinguishable by its signage, multiple arched entrances and ground floor level bay windows. It is presently awaiting conversion to residential accommodation.

5.1.18 The southwestern section of the character area includes the Three Horseshoes public house, which occupies a prominent position on the corner of the High Street and Sunbury Road, and is isolated from other buildings by its wide forecourt and rear garden. The building displays a Tudorbethan design typical of interwar pubs, with a prominent half-timbered gable front and tall chimney stacks. It retains its boundary railing, though it is partly in need of repair.



Former Mansion public house on the green, High Street



Three Horseshoes public house, junction of High Street, Sunbury, Ashford and St Dunstan's Roads



Footpath along the north boundary of the vicarage plot



Restored early twentieth century road sign on the green opposite Spring Corner, High Street

5.2 Character area 2: The Cemetery



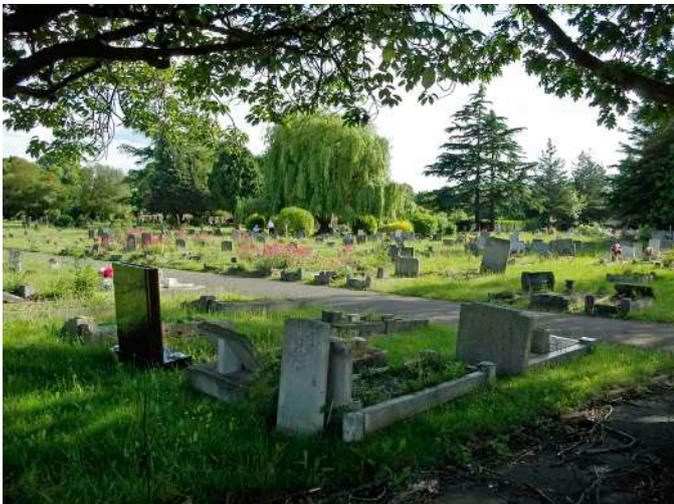
5.2 The Cemetery character area

5.2.1 This character area consists of Feltham Cemetery, its boundaries and the stretch of Ashford Road flanking its north side. This landscaped open space continues the green character of the conservation area established by the churchyard, park and school grounds on the north side of the High Street.

5.2.2 In 1885 Feltham Burial Board purchased land called The Long Pightle for a new cemetery, which was consecrated in 1886. Part of the land was later fenced off and temporarily used for allotments. The cemetery was extended during the 1940s and the 1960s, and this expansion reflects the growth and increased development of the area over this period.

5.2.3 The cemetery is laid out on a grid pattern as a series of lawns with interconnecting pathways, with a variety of mature trees and floral planting around the graves. Its design reflects the twentieth century move towards creating cemeteries with a landscape more akin to the domestic garden, with flat lawns and bright bedding.

5.2.4 The picturesque lych gate was built in memory of EL Benyon of Oak House, Feltham Hill, erected by his wife and sister in 1903. Near the lych gate are nine simple war graves where children from Feltham Hill School place flowers each year on Armistice Day. Among those buried in the cemetery are AW Smith and his father. A W Smith developed market gardening in Feltham, which became famous for supplying London markets with fruit and vegetables after the railway opened and enabled easy distribution. Smith had the largest tomato greenhouses in the world at the time and developed new varieties such as the 'Feltham First' pea. Ahead, two brown crosses mark the graves of AW Smith and his father, who developed market gardening in Feltham. Charlotte Browell, whose family is remembered in the naming of Browells Lane, is also buried here.



Feltham Cemetery's domestic garden-influenced landscape treatment



Feltham Cemetery's northeast corner gate



Feltham Cemetery's lych gate on its east boundary

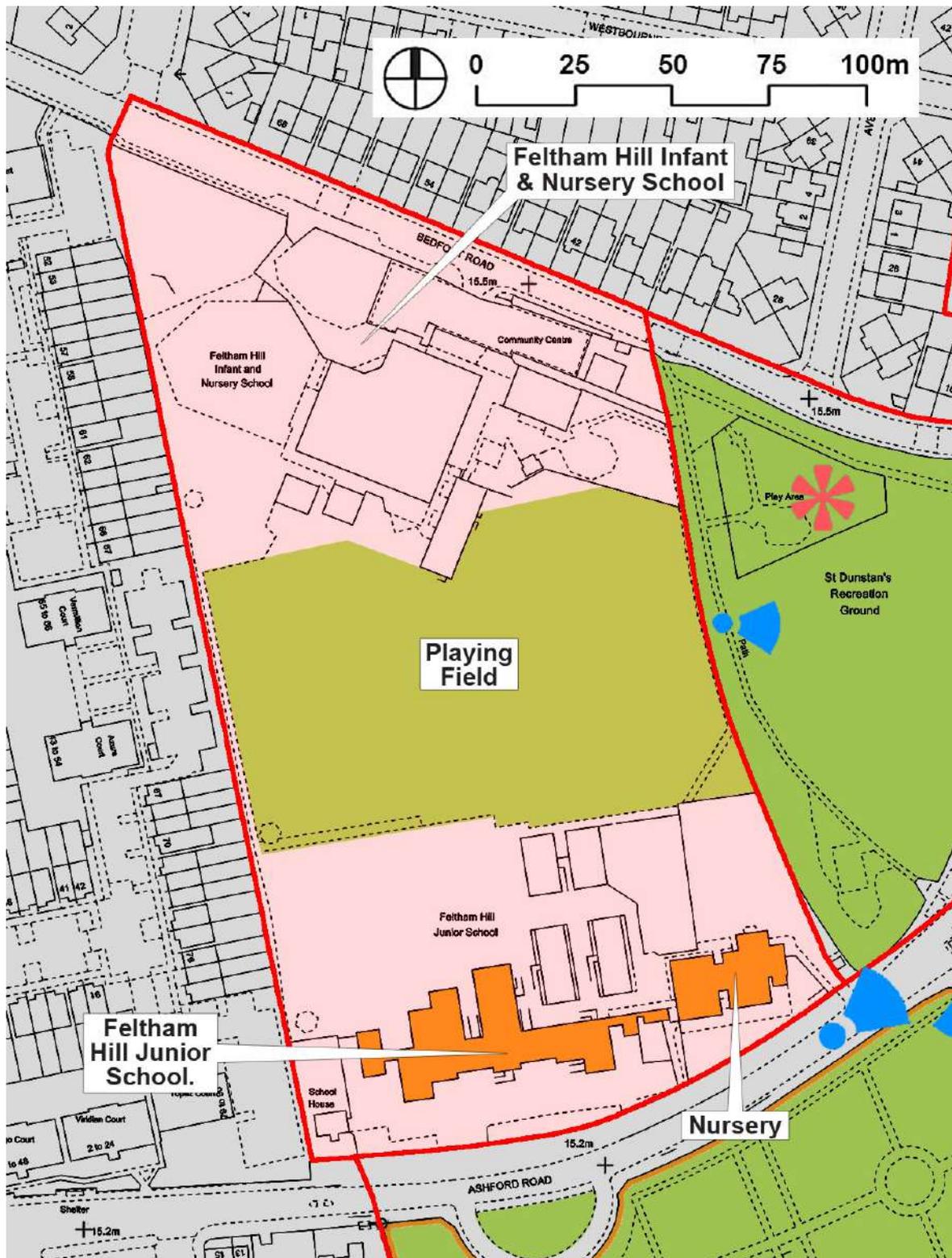


Feltham Cemetery's lych gate: floor, wall, side and gate details



Feltham Cemetery's lych gate: ceiling and roof details

5.3 Character area 3: The Schools



5.3 The Schools character area

5.3.1 This character area consists of the Feltham Hill schools, nurseries and children's centre with their shared playing field, and continues the green character of the conservation area established by the churchyard and park to the east and the cemetery to the south.

5.3.2 The most architecturally and historically interesting building is the original schoolhouse on Ashford Road, now part Feltham Hill Junior School. Built in 1934 in a broadly Arts and Crafts style, it is two storeys in height, constructed in red-brown brick in Flemish bond, with steeply pitched roofs and five gable fronts. The outbuildings are of a similar period and style, and the much later nursery to the east reflects the basic principles of the 1934 building. To the north, on Bedfont Road, the infant school, nursery and children's centre were constructed on former playing field land in the late twentieth century, and added to in the mid-2010s. They are unobtrusive single storey buildings.



The original schoolhouse of Feltham Hill Junior School, Ashford Road.



Nursery to the immediate east of the original schoolhouse.

(With acknowledgements to Turley Heritage: Heritage Statement, The Mansion, High Street, Feltham, London Borough of Hounslow, December 2017; and Parks & Gardens UK:

<http://www.parksandgardens.org/>)

Information on individual historic buildings and structures within the area can be found on the National Heritage List for England (NHLE) (<https://www.historicengland.org.uk/listing/the-list/>).

6 Recent/new developments and their impact

6.1 The only recent development within the conservation area has been the mid-2010s west extension to the late twentieth century Feltham Hill Infant and Nursery School. It continues the earlier building's unobtrusive single storey form.

6.2 Given the nature of education, it is probable that further development in the form of alterations, demolitions and extensions will in occur in the Schools character area. A recent example has been the addition of photovoltaic panels to the roof of the 1930s Feltham Hill Junior school main building, substantially altering its appearance.

6.1 The former Rose and Crown public house building and its adjacent land at 8-10 St Dunstan's Road have been the subject of development proposals since 2008. Indeed it was the proposed demolition of the building which led to emergency conservation area designation in the same year. The building remains derelict and secured and the adjacent land vacant and boarded off, awaiting redevelopment.

6.2 The former Mansion public house, on the High Street overlooking the green, is presently the subject of a planning application for conversion to residential accommodation. It is intended that, as far as possible, the original character of the building be retained and in some cases reinstated.

6.2 The following photos show recent and potential developments within the conservation area.



Photovoltaic panels on roof of 1930s Feltham Hill Junior school main building.



Development site at 8-10 St Dunstan's Road.

7 Key views, local views and focal points

7.1 The two key views within the conservation area are those from the approaches along the main route of Ashford Road/Feltham High Street. They offer the sense of an opening out of the townscape, with the landmark tower of St Dunstan's church as the focal point.

7.2 Local views include enclosed vistas in both directions along St Dunstan's Road, characterised by the curve of the street. Affected by several negative factors (see 9 Condition of the conservation area, maintenance and alterations), these views have more potential than actual quality. Other local views are far more green and open in character and include those across the park and the cemetery.

7.3 Most of the views are dominated by trees and vegetation of varying size and maturity. This causes considerable seasonal variations in the content and impact of the views, the church being almost completely hidden behind greenery in high summer.

7.4 The main focal points are the church itself and the neighbourhood centre established by the two facing shopping parades to the east.

7.5 The following photos illustrate the character of views and focal points within the conservation area.



Approaching St Dunstan's from the northeast: view across the green towards the church with the former Mansion public house to the right.



Approaching St Dunstan's from the southwest: view towards the church with the park to the left.



View across the cemetery from the main entrance.



View east along St Dunstan's Road with the former Rose and Crown public house and the former village shop and post office to the centre left.



The moderne-style shopping parade to the east.



The children's play area in the park is a local focus.

8 Open spaces and trees

8.1 Designated Local Open Spaces are:

- St Dunstan's Recreation Ground (St Dunstan's Park)
- Feltham Cemetery

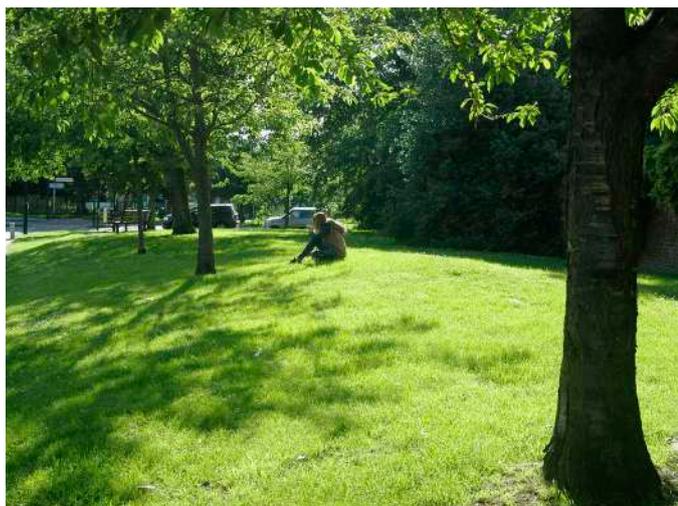
8.2 The conservation area benefits significantly from high quality open spaces with a very pleasant open green character and large numbers of mature trees. The principal open spaces are Feltham Cemetery, St Dunstan's Park, the churchyard and the green.

8.3 Other open spaces, with limited public access, include the areas associated with the schools and the walled garden to the rear of the former vicarage.

8.4 All of these open spaces and the many trees contribute positively: this character should be kept as the highest priority. The open, uncrowded areas of development that retain open space around and between buildings are key to defining the semi-rural, village-like character of much of the conservation area.

8.5 As well as providing a positive visual impact, the open green spaces are also beneficial for the environment and ecology.

8.6 The following photos illustrate the importance of soft landscaping, planting and trees, on the varied character of open spaces throughout the conservation area.



Broad sloping grass verge, an extension of the green south of the churchyard.



The wall of the vicarage garden edging the green.



Mature trees in St Dunstan's Park.



Mature trees in the formally laid out cemetery..

9 Condition of the conservation area, maintenance and alterations

9.1 The condition of the conservation area is mostly good throughout, with the notable exception of some plots and buildings on and around St Dunstan's Road itself.

9.2 The area has been affected by road layouts and piecemeal redevelopment; but the scale of the area as a whole, its leafy village character, appear to have been valued. The footpath alongside the vicarage has been narrowed, but elsewhere St Dunstan's Road's unusual nature remains, although being eroded by attrition of buildings, trees and scale.

9.3 St Dunstan's Road was surrounded with properties, many of which have been lost, but which still retains the form and grain of the earlier settlement, together with certain key buildings. However, the loop of St Dunstan's Road, although containing some of the older buildings and many more of the plot boundaries, is increasingly losing its containment and historic charm. At present these are not being replaced with particularly sympathetic buildings, nor landscape as an alternative. The former Rose and Crown public house and its range of buildings is considered important to the remaining character of the humbler part of the settlement.

9.4 The piecemeal arrangement of buildings and space contributes an informal, organic character to the conservation area. However, the commercial and industrial sites along the road are cluttered with cars and piles of tyres, and these represent the more unsightly, detracting elements within the street scene.

9.5 In addition to the above negative contributors, the piecemeal boundary treatments of the storage areas to the rear of Holly Parade, are especially unattractive. The surface of Vernon Road, leading along the north side of the green to the historic footpath, is in poor condition, and fly-tipping is occurring by the footpath itself.

9.6 Elements of the Feltham Cemetery lych gate, most notably the gate itself, are in need of repair (see photos in 5.2 The Cemetery character area).



The former Rose and Crown public house, St Dunstan's Road



Storage areas to the rear of Holly Parade

9.7 Vegetation should not be allowed to grow on building fabric (buildings, walls, other structures) or grown close to it. This will help avoid damage to the fabric, either by roots growing into or on the surface, or holding damp next to the fabric. Vegetation growing on building fabric should be appropriately killed, allowed to dry, carefully removed and made good to match existing.

9.8 Windows and doors are key features in any building's character, and the retention and reinstatement of historic windows and doors is encouraged. In particular, the use of UPVC for windows and doors is not recommended. UPVC windows and doors cannot visually replicate historic timber, they are not maintenance-free, they can be difficult, if not impossible, to repair, they are unsustainable as most end up in landfills, their production produces harmful chemicals and they are usually more expensive in terms of the lifetime of the windows. Historic timber windows can often be repaired, rather than replaced, and in terms of lifetime cost, are usually better value.

9.9 Regular maintenance is encouraged to protect the historic fabric of a building. Undertaking a programme of regular maintenance may help to prevent costly repairs in the future.

9.10 New developments should preserve and enhance the quality of the conservation area and should be in keeping with the general character of the conservation area. Poor quality new developments can harm the integrity of the conservation area.

9.11 For advice on residential extensions, the current document that should be referred to is: London Borough of Hounslow – Residential Extension Guidelines 2017.

9.12 All alterations to statutory listed buildings and structures are assessed on a case by case basis. It should be noted that statutory listing covers the whole building/structure, internally and externally (all fabric), settings and curtilage (including curtilage structures). Many early listing descriptions were brief and often only noted features that could be seen from the public realm. The absence of description of other parts of buildings/structures, settings and curtilage should not be assumed to indicate that these elements are either not covered by the listing or are not of significance. Apart from small, like for like essential repairs, the majority of alterations require granting of listed building consent.



Vernon Road on the north side of the green



Fly-tipping by the historic footpath

10 Regeneration of Feltham

10.1 Although the conservation area does not lie within the Feltham Masterplan 2017 area, the Masterplan will impact on the areas immediately outside its boundary and further afield in Feltham.

10.2 The council has ambitious plans for the regeneration of Feltham, which will include redevelopment to provide additional housing, commercial premises and associated infrastructure. Much of Feltham Town Centre was designated as a Housing Zone by the Mayor of London in March 2016, which means that investment has been earmarked for new housing and infrastructure. Feltham Masterplan was approved by the Council in September 2015, an updated version will be subject to approval by the Council in September 2017, which masterplans the Town Centre to ensure a comprehensive approach to knitting new development into the area together with improvements and conservation. The Council has also undertaken a Local Plan review of the 'West of Borough', which provides policies for the management of development, regeneration and conservation in Feltham, and is due to be adopted in 2020.

10.3 For council reports that have been adopted and published on its website, as of the date of publication of this appraisal, see Appendix 3: Further reading and websites.

10.4 To see existing and any reports that postdate publication of this appraisal, see: www.hounslow.gov.uk.

11 Strengths/Weaknesses/Opportunities/Threats (SWOT) Analysis

St Dunstan's Conservation Area is notable as the historic core of Feltham, centred on St Dunstan's Church and Road and for the large areas of green space which help to retain a sense of the area's rural origins. However, a number of negative features have impacted on the quality of the historic environment, many of which would be reversible. This appraisal should be used as the starting point for further guidance for development in the area. It could be expanded in the future to include a management plan, which would give more specific design guidance. In the meantime, a SWOT analysis is provided.

The SWOT analysis below summarises the main issues within the conservation area and could provide the basis of a management plan in the future. Points are not made in any order of priority.

11.1 Strengths

- Key historic buildings which remain on St Dunstan's Road include the church and vicarage, together with the nineteenth century former village shop and Rose & Crown Inn, and surviving pairs and terraces of nineteenth century cottages on the south side of the road. These buildings reflect the rural past of the area, whilst later infill housing and commercial premises illustrates the extensive suburban expansion that occurred in the twentieth century.
- Statutorily listed buildings.
- Variety of types, styles and materials of buildings.
- High quality, characterful open green spaces with mature trees, which complement the built form of the conservation area, and help to retain a sense of the village's rural past.
- Strong sense of place/identity.
- Landmarks and focal points.

11.2 Weaknesses

- Use of double glazing for fenestration which fails to respect the historic proportions of the original windows.
- Since designation there has been infill development. Some of this is of poor quality that fails to respect the established character of its surroundings.
- Examples of poor quality, unsympathetic shop fronts, signage and associated front pavement clutter.
- The condition of the Rose and Crown.

11.3 Opportunities

- Areas both adjacent to and outside the conservation area are under redevelopment pressure for regeneration. It will be important to ensure that the density, scale, design, details and materials of new development respects and relates well to the existing character of the conservation area.
- Preservation, enhancement and reinstatement of special architectural quality. Retention or reinstatement of original detailing, using replacements of authentic and sympathetic design and materials.
- Coordination, rationalisation and improvement of street furniture, footway and roadway surfaces. Elimination of cluttered effect, to enhance environmental amenity.
- Retain soft landscaping and greening to settings as priority. Avoid the paving over of green settings that create unsympathetic and harsh areas of hard standing, and also encourage car parking in front settings.
- Retain strong front boundaries and resist the creation of any new crossovers, to avoid vehicular access and car parking.
- Better maintenance of some buildings and their settings would have a positive, cumulative impact on the appearance of the conservation area.
- Innovative, high quality, design and materials of new development in the conservation area.
- Update the borough's Local List of Buildings and Structures of Townscape Merit, in order to ensure that designations are up to date.
- Improvement of shopfronts throughout the conservation area.

- Update the borough's Local Open Space designations, also to ensure that designations are up to date.
- Retain/incorporate roadside older buildings, to keep the identity and historic relationship with the grain of the area and the streets.
- Retain the paths and walls which form the old links in new proposals.
- Restoration of the Rose and Crown.

11.4 Threats

- Further loss of traditional, authentic, architectural features and materials, due to unsympathetic alterations, including replacement fenestration of inappropriate design (e.g. sashes to casements) and material (e.g. timber to uPVC).
- Over-development of sites, leading to a loss of views and visual permeability.
- Inappropriate scale and character of roof, side and rear extensions, which fail to maintain quality, skylines and sympathetic treatment.
- Further inappropriate shop fronts, signage and illumination.
- Removal of original details.
- Demolition of buildings which make a positive contribution to the character of the area.
- Loss of chimney stacks and their pots, leading to an erosion of characterful roofscapes.
- Loss of boundary treatments.
- Painting over of historic brickwork.
- Loss of group character, such as the replacement of roof coverings that fail to respect established materials.
- Commercial decline and change, in particular the closure of local pubs and shops.

11.5 Management plan

This appraisal should be used as the starting point for further guidance for development in the area. A Management Plan could be developed in future to provide more specific design guidance, and to identify specific projects required to improve and enhance the conservation area.

Appendix 1 Recommendations for further designation

There should be a comprehensive survey of the conservation area for further designation of buildings, structures and places that are of local importance, to be added to the borough's Local List of Buildings of Townscape Interest. As of 2016, the council has set aside funding to programme this work in the near future, with the assistance of local amenity groups and residents. The process will include consultation before formal adoption by the council.

The process for local listing will adopt the advice provided by Historic England.

Local Heritage Listing: Historic England Advice Note 7 (published 11 May 2016) Historic England's website (<https://historicengland.org.uk>) notes that:

Local lists play an essential role in building and reinforcing a sense of local character and distinctiveness in the historic environment, as part of the wider range of designation. They enable the significance of any building or site on the list (in its own right and as a contributor to the local planning authority's wider strategic planning objectives), to be better taken into account in planning applications affecting the building or site or its setting.

Potential candidates for local listing and designation could include a variety of buildings and structures. These do not have to be limited to early historic buildings and structures: twentieth and twenty-first century development of architectural merit could also be included.

Possible inclusions on the local list could be, but are not limited to, the following:

- Good quality housing throughout the conservation area.
- Institutional buildings such as schools and places of worship.
- Commercial buildings such as public houses.

Appendix 2: Schedule of listed and recorded heritage assets in the conservation area

Statutorily listed buildings		Grade of listing
St Dunstan's Road	Church of St Dunstan	II*
St Dunstan's Road	The Vicarage	II
St Dunstan's Road	Chest Tomb to John Evans, St Dunstan's Churchyard	II
St Dunstan's Road	Chest Tomb to Rebecca Bell, St Dunstan's Churchyard	II
St Dunstan's Road	Tombstone to Mr John Foot and Sons, St Dunstan's Churchyard	II
St Dunstan's Road	Chest Tomb to Dan Blake, St Dunstan's Churchyard	II
St Dunstan's Road	Chest Tomb to Richard Ride and Family, St Dunstan's Churchyard	II
St Dunstan's Road	Tombstone to Ann and Jospheh Pope, St Dunstan's Churchyard	II
Locally listed buildings		
High Street	Fingerpost Sign	
High Street	Former Mansion Pub (250-254	
St Dunstans Road	20 & 22	
St Dunstans Road	Former Rose and Crown Pub (8-10)	
Sunbury Road	The Three Horseshoes (1)	

Local open space

St Dunstan's Recreation Ground

Feltham Cemetery

Other designations

See 1.1.5 above.

Designation information resources

To check the designation of buildings and places within the borough of Hounslow, visit www.hounslow.gov.uk. Enter 'local plan' in the search box, select the first listed option, then scroll down to the 'interactive policies map'. Then enter the address in the search box, which will come up with a map and key with all current designations.

To find listing descriptions of a wide range of national designated buildings and places, visit www.heritagegateway.org.uk. This website allows you to cross-search over 60 resources, offering local and national information relating to England's heritage.

Appendix 3: Schedule of properties in the conservation area

1-6 Cromwell Lodge, Bedfont Road TW13 4JX

The Mansion, High Street TW13 4HS

2A Holly Parade, High Street TW13 4HT

2B Holly Parade, High Street TW13 4HT

6A Holly Parade, High Street TW13 4HT

7 Holly Parade, High Street TW13 4HT

7A Holly Parade, High Street TW13 4HT

8 Holly Parade, High Street TW13 4HT

Flat at 6, Holly Parade, High Street TW13 4HT

Londis Supermarket, 2-5 Holly Parade, High Street TW13 4HT

Papa Pizza, 1 Holly Parade, High Street TW13 4HT

Xera Indian Take Away, 6 Holly Parade, High Street TW13 4HT

1 Spring Corner, High Street TW13 4PA

1A Spring Corner, High Street TW13 4PA

2 Spring Corner, High Street TW13 4PA

2A Spring Corner, High Street TW13 4PA

3 Spring Corner, High Street TW13 4PA

3A Spring Corner, High Street TW13 4PA

4A Spring Corner, High Street TW13 4PA

5A Spring Corner, High Street TW13 4PA

6-7 Spring Corner, High Street TW13 4PA

6A Spring Corner, High Street TW13 4PA

8A Spring Corner, High Street TW13 4PA

9 Spring Corner, High Street TW13 4PA

9A Spring Corner, High Street TW13 4PA

10 Spring Corner, High Street TW13 4PA

10A Spring Corner, High Street TW13 4PA

Rice & Spice, 4 Spring Corner, High Street TW13 4PA

Sweeneys Barber Shop, 5 Spring Corner, High Street TW13 4PA

Tote Bookmakers, 8 Spring Corner, High Street TW13 4PA

9-16 Queens Park Gardens TW13 4JT

1-12 The Hermitage, St Dunstan's Road TW13 4HR

1-25 (odd) St Dunstan's Road TW13 4JY

29 St Dunstan's Road TW13 4JY

31A St Dunstan's Road TW13 4JY

31B St Dunstan's Road TW13 4JY

33 St Dunstan's Road TW13 4JY

35 St Dunstan's Road TW13 4JY

39A St Dunstan's Road TW13 4JY

39B St Dunstan's Road TW13 4JY

4 St Dunstan's Road TW13 4JU

6 St Dunstan's Road TW13 4JU

14-20 (even) St Dunstan's Road TW13 4JU

22A St Dunstan's Road TW13 4JU

24-32 (even) St Dunstan's Road TW13 4JU

Sovereign House, 8-10 St Dunstan's Road TW13 4JU

The Centre, St Dunstan's Road TW13 4HR

Feltham Cemetery, Sunbury Road TW13 4PE

Appendix 4: Further reading, information and websites

London Borough of Hounslow – contact details

London Borough of Hounslow
Civic Centre
Lampton Road
Hounslow TW3 4DN

Note: In 2019, the Civic Centre is due to be relocated to another site in Hounslow.

Tel: 020 8583 2000 (all general enquiries)
020 8583 5555 (environment, street services and planning)

Website: www.hounslow.gov.uk

London Borough of Hounslow – useful email addresses

To make comments on planning applications: planningcomments@hounslow.gov.uk

To report suspected breaches of planning controls: planningenforcement@hounslow.gov.uk

To raise concerns on street trees and the maintenance of public green spaces, contact Carillion, the council's contractor. To contact Carillion tel. 0845 456 2796 or email:
Hounslow.info@carillionservices.co.uk

London Borough of Hounslow Local Plan and design guidance:

London Borough of Hounslow Local Plan (2015)

London Borough of Hounslow Urban Context and Character Studies (2014) for Feltham

London Borough of Hounslow: Shopfront Design Guidelines (2013)

London Borough of Hounslow: Residential Extension Guidelines (2017)

London Borough of Hounslow West of Borough Local Plan Review Draft (2017)

London Borough of Hounslow Feltham Masterplan (2015)

Publications and sources of information on Feltham:

National Heritage List for England (NHLE):
<https://www.historicengland.org.uk/listing/the-list/>

British History Online: <http://www.british-history.ac.uk>

Feltham Past and Present by James Marshall

Hounslow and District History Society: A place called Feltham, by K. G. Baldwin 1966

A History of Old Feltham by K. Baldwin 1988

Other sources of planning information and guidance:

Planning Portal

The Planning Portal is the national home of planning and building regulations, information and the national planning application service. Includes extensive information on householder permitted development rights. See: <https://www.planningportal.co.uk/>

Historic England guidance

Historic England is the public body that looks after England's historic environment. It has published a very large number of reports providing guidance on a wide range of issues. Some of the advice is also useful for more recent buildings, too. Some examples of published guidance are listed below: to find others, visit the Historic England website.

Historic England Customer Service Department

Telephone: 0370 333 0607

Textphone: 0800 015 0516

Email: customers@HistoricEngland.org.uk

Website: <https://historicengland.org.uk/advice>

Conservation Area Designation, Appraisal and Management: Historic England advice note 1 (2016)

Local Heritage Listing: Historic England advice note 7 (2016)

Traditional Windows: their care, repair and upgrading (2015)

Research into the Thermal Performance of Traditional Windows (2009)

<https://historicengland.org.uk/advice/your-home/making-changes-your-property/types-of-work/alter-my-windows/>

Energy Efficiency and Historic Buildings: Draught-proofing windows and doors (2016)

Energy Efficiency and Historic Buildings - Application of Part L of the Building Regulations to historic and traditionally constructed buildings (2011)

Graffiti on historic buildings and monuments - Methods of removal and prevention (1999)

The Society for the Protection of Ancient Buildings (SPAB)

SPAB was founded by William Morris in 1877 to counteract the highly destructive 'restoration' of medieval buildings being practised by many Victorian architects. Today it is the largest, oldest and most technically expert national pressure group fighting to save old buildings from decay, demolition and damage. SPAB runs courses for professionals and home owners. It publishes a wide range of advisory publications.

SPAB

37 Spital Square, London, E1 6DY

Tel 020 7377 1644

Fax 020 7247 5296

Email: info@spab.org.uk

Website: <http://www.spab.org.uk>

Advice on the maintenance and repair of buildings

A STITCH IN TIME: Maintaining Your Property Makes Good Sense and Saves Money (2002). This is a very useful and practical document, packed with good advice.

<http://ihbc.org.uk/stitch/Stitch%20in%20Time.pdf>

<https://historicengland.org.uk/advice/your-home>

<https://historicengland.org.uk/advice/technical-advice/buildings/maintenance-and-repair-of-older-buildings/maintenance-plans-for-older-buildings/>

<https://historicengland.org.uk/advice/technical-advice/buildings/maintenance-and-repair-of-older-buildings/principles-of-repair-for-historic-buildings/>

<http://www.spab.org.uk/>

Other publications, websites and organisations

The Buildings of England: Pevsner Architectural Guides: London3: North West (1991)

London Borough of Hounslow Local Studies Service (presently located at the Feltham and Chiswick Libraries): www.hounslow.info/libraries/local-history-archives

Hounslow and District History Society: www.hounslowhistory.org.uk

The Georgian Group is the conservation organisation for the preservation of historic buildings and planned landscapes of c.1700 - 1840 in England and Wales.

The Georgian Group
6 Fitzroy Square
London W1T 5DX
Tel: 020 7529 8920
Email: office@georgiangroup.org.uk
Website: <https://georgiangroup.org.uk>

The Victorian Society campaigns for the preservation of Victorian and Edwardian buildings in England and Wales.

The Victorian Society
1 Priory Gardens
London W4 1TT
Tel: 020 8994 1019
Email: admin@victoriansociety.org.uk
Website: <http://www.victoriansociety.org.uk/>

The Twentieth Century Society campaigns for the preservation of the best twentieth century architecture since 1914 in Britain.

The Twentieth Century Society
70 Cowcross Street
London EC1M 6EJ
Tel: 020 7250 3857
Email: coordinator@c20society.org.uk
Website: <https://c20society.org.uk/>

Current base maps: © Crown copyright. All rights reserved 100019263
Historic photos: London Borough of Hounslow Local Studies Service
Current photos: London Borough of Hounslow