Heritage Statement

Site name	18 Church Grove
Address of site (including postcode)	18 Church Grove, Hampton Wick London KT1 4AL
Grid Reference	Centre coordinates: 517348 169551

1. Schedule of Works

Please state the type of proposal e.g. extension to a listed building, internal alterations

Restoration of a low garden wall that was shortened in March 2024 and is a backstop application if that application fails. The wall would be restored in length and pillar in height. This also requests the approval for a vehicle crossover from the highway to the drive that has existed since 1974.

Please list the works proposed e.g. replacement windows, removal of internal wall, reinstatement of original staircase, damp proofing works to basement etc.

Restoration of wall and pillar in London stock bricks to match current wall.

2. Pre Application Advice

Have you sought pre-application heritage advice from the relevant local planning authority?

No

If Yes, please provide a copy of any written correspondence with reference number/contact name if applicable.

Under Richmond councils "Supplementary Planning Document for Buildings of Townscape Merit", adopted in 2015, we had also read in section 4.3 that "Normal permitted development rights are not affect by designation as a building of townscape merit". As we are not under an Article 4 direction then this advice led us to believe that planning is not needed.

We had believed that the regs on the planning portal did not apply as we are not a listed property or under a Article 4 direction where a wall under 1000mm did not need planning if being altered.

The regulations we believe the house falls under these regulations.

You will not need to apply for planning permission if you wish to erect a new; or alter, maintain, improve or take down* an existing fence, wall or gate if the following conditions are met:

- in regard to its height:
  - it is next to a highway used by vehicles (or the footpath of such a highway) and it would **not exceed** one metre in height (from ground level); or
  - it would **not exceed** two metres in height (from ground level) if elsewhere; or
  - if an existing fence, wall or gate already exceeds the limits above, that its height would **not be increased**.
- no part of the site is a listed building or within the curtilage of a listed building.
- no part of the fence, wall, gate or any other boundary involved, forms a boundary with a neighbouring listed building or its curtilage.
- the right to put up or alter fences, walls and gates has not been removed by an article four direction or a planning conditio

Have you sought pre-application heritage advice from Historic England?

No

3. What heritage asset(s), including their setting, are potentially affected by the proposals? (Please tick the relevant boxes below)

1: Scheduled Monument (SM)	NO
2. Listed Building (LB)	NO
3. Conservation Area (CA)	YES

4. Registered Park and Garden (RPG)	NO
5. Historic Battlefield (HB)	NO
6. Locally Listed Heritage Asset (LLHA)	NO
7. Archaeological Notification Area (ANA)	NO
8 Other Non-Designated Heritage Asset (including below ground archaeology)	YES

4. What is known about the affected heritage asset(s)?

Property built in 1852 as Victorian townhouse. There is very little information on its heritage other than the below

From the history of Hampton Wick book:
Henry Ryley Wilson bought a large tract on Church Grove which he built a number of substantial properties. Wilson was born in Kingston in 1797 and described himself on his Marriage Licence simply as "builder". His first construction here was the two semi-detached Victoria Villas at Numbers 16 and 18. Ranged over three floors plus a semi-basement, each villa had eight rooms.

4 (a). Using the information obtained through research and on-site analysis provide a summary of the history of the site/building.

In 1974 permission was granted for vehicular access and the creation of a double car port. Access from the main road was granted and has been in existence to this day. (Application **74/0452**)

In 2008 permission was granted for the 1974 double carport/garage to be replaced which has been in existence to this day (Application **08/1430/HOT**)

4 (b) What research have you undertaken to understand the significance of the heritage asset(s) affected?

Please tick the relevant boxes

HER	YES
Map regression (historic maps)	YES
Local Planning Authority sources	YES
Historic England sources	YES
Museum or Library (please provide details)	NO
Other (please state) - https://www.hamptonwickhistory.org.uk/	YES

(Please add any research material as an appendix to this report after Appendix 1.)

5. What is important about the affected heritage asset(s) ('the significance')?

Use this space to describe the significance of the heritage asset(s) and their setting (including below ground archaeology) identified in Section 3. Please see the guidance under 'further information' on page 1 on what a heritage asset is and how to define significance.

HER – There are no records on HER for this property

Local Planning – detailed in last section the two historic planning permissions relevant to this application.

Historic England – Search of their database includes no relevant heritage information

6. How will the proposals impact on the significance of the heritage asset(s) and their setting?

There is no loss to any heritage element of this property – the wall was not original or of period significance – made of modern bricks.

This is a restoration of the wall as it has stood since 1974 and was in existence up to March 2024 before the wall was reduced in length.

There is no loss of any period element but does now mean in the alternative meaning of conservation that one electric vehicle can be charged onsite.

7. How has the proposal been designed to conserve the significance of the heritage asset(s) and their setting?

Describe how the proposal has been designed to conserve and enhance the significance of the heritage assets (including below ground archaeology). Also describe how any harmful impacts have been avoided or minimised. For example, use of raft foundations, movement of the proposed extension to a less sensitive location.

(Please continue on separate sheet of paper if further space is required and attach as an appendix to this report after Appendix 1.)

This is a simple small change to the low garden wall and as such does not affect the foundations, or heritage assets. It is still very much in keeping with the property and many other properties along Church Grove/ Park Road have wide access

HER report attached	NO
HER report not considered necessary as confirmed in attached email from HER	NO
HER report not relevant for reasons indicated by the Local Planning Authority. These reasons are: - The site is not located in an Archaeological Notification Area and is not a major development - The site is located in an Archaeological Notification Area but no below ground works (e.g. foundations or excavation) or demolition works are proposed and - The application is for change of use	**YES** NO NO