



1 NETHERTON ROAD, ST MARGARET'S, TW1 1LZ

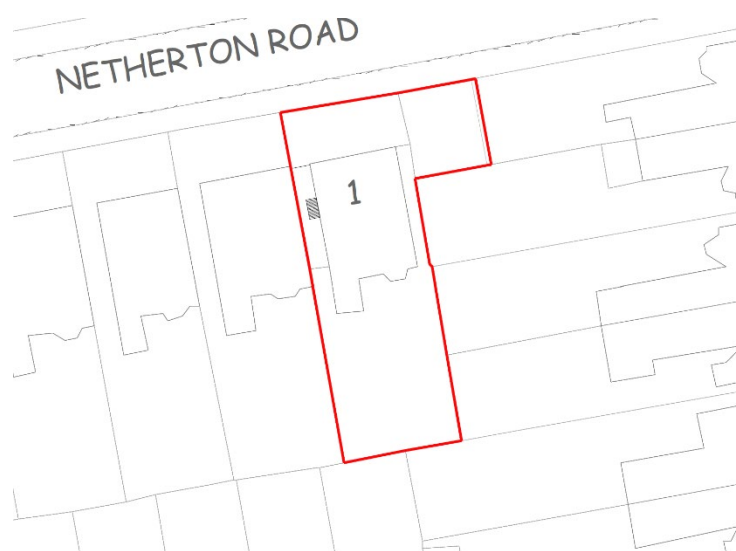
METAL BIKE STORE TO SIDE

DESIGN & HERITAGE STATEMENT

November 2024

TW10 ARCHITECTS

THE PLOT



The plot is located to the Southern side of Netherton Road and is part of Conservation Area 19 St Margaret's Estate, with very low risk of river & surface water flood risk.

The property is a 2-storey Victorian detached house, which features a rear ground floor extension.

There is an existing double-fronted garage facing the road, which has approval for its conversion.

The plot is accessed from the front garden of the house and through the garage. There is no rear access.

THE HOUSE/MATERIALITY

The house features London Stock and red brickwork with timber sash windows.

There is an existing black cast iron gate to the side space between this and the next property.



HERITAGE

Conservation Area

St Margaret's Estate conservation area is situated to the west of Twickenham Bridge and straddles the Chertsey Road. It adjoins Richmond Riverside (4) and Old Deer Park (57) conservation areas to the East.



History and Development

The area comprising the residential estate was developed from 1854 following the advent of the railway in the early 1850s. The house and grounds of Gordon House date from 1720.

Character

Designated as part of a Victorian estate, much of which is built on the site of two enclosed private gardens. A variety of styles are represented with many detached two storey houses with intricate brick and stucco details. The majority of the estate was designated by the London Borough of Hounslow as the Old Isleworth Conservation Area. Borough boundary changes in 1994 have brought the entire estate within the London Borough of Richmond upon Thames, also including the grounds of Gordon House and industrial sites adjacent to the River Crane.

The area was extended to include buildings in Heathcote Road, The Avenue, St. Margaret's Road and Netherton Road, of similar date.

Its distinctive character derives from the way in which the area was developed as a single estate in the park of St Margaret's House (now demolished). The land was bought by the Conservative Land Society in 1854 and developed along early garden suburb lines making 'material advantage'

of the old park, with plots grouped around three private 'pleasure gardens'. Plot sizes were established as sufficient to qualify owners to vote but frequently exceed this minimum requirement. The sense of spaciousness is quite evident with the gaps between each house having a particular significance to the entire group, allowing glimpses of the gardens behind the houses.

Netherton Road is an attractive cul-de-sac of unaltered two storey yellow stock brick houses under shallow slate roofs. First floor redbrick fascias with terracotta pattern detail and fishscale slates to the bays, give the group its own particular identity.

Throughout the area strong boundary definition is apparent, mostly achieved by low brick walls and hedge planting. Trees in front gardens add further colour, light and shade.

Problems and Pressures

- Loss of traditional architectural features and materials due to unsympathetic alterations
- Loss of front boundary treatments and front gardens for car parking
- Lack of coordination and poor quality of street furniture and flooring
- Domination of traffic and poor pedestrian safety leading to clutter of signage and street furniture

Opportunity for Enhancement

- Preservation, enhancement and reinstatement of architectural quality and unity
- Retain and enhance front boundary treatments and discourage increase in the amount of hard surfacing in front gardens
- Coordination of colour and design and improvement in quality of street furniture and flooring
- Improvement of highways conditions

PROPOSED WORK

1. Pre-fabricated metal bike store to side

PROPOSED DESIGN & IMPACT

The proposed pre-fabricated 1.9m metal bike store will be located behind existing 2.2m cast iron gate to the side of the house.

The proposal will be hidden behind the existing gate.

The conservation area will not be affected by this addition.