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INTRODUCTION

1.1 In February 1992 the Council published a draft of this Plan for public consultation. Consultation took place between 23rd March and 27th April and included a public meeting on 31st March in the Riverside Arts Centre, Thames Street. The Council's Planning and Development Committee carefully considered all representations received at a Special Meeting held on 29th September, 1992. Certain amendments were recommended to Council, including the extension of the Conservation Area. These amendments and the publication of the present document were agreed by Council at its meeting on 19th November, 1992. This included an extension of the Conservation Area. The full extent of the Conservation Area is shown on the Plan included at the end of this document.

1.2 A Conservation Area is defined as an "area of special architectural or historic interest, the character or appearance of which it is desirable to preserve or enhance". (Section 69 of the Planning (Listed Buildings and Conservation Areas) Act 1990). Contributory factors to conservation area character may include buildings of special architectural or historic interest ('listed buildings'), good groups of other buildings, open spaces, trees, an old street pattern, floorscape surfaces and other features of specific historic interest (Department of the Environment Circular 8/87). In addition to physical features the activities within an area may also make a significant contribution. Lower Sunbury Conservation Area was originally designated in July 1969 and extended on 19th November 1992.

1.3 The Borough of Spelthorne has a duty as the local planning authority to prepare proposals for the preservation and enhancement of its conservation areas (Section 71, Planning (Listed Buildings and Conservation Areas) Act 1990). Success in implementing the enhancement objectives which follow is recognised by the Council as being dependant on action by itself, local groups, private firms and individuals. To help achieve this a Working Party will be established.

1.4 An important consideration to the context of this Enhancement Plan is the wider policy framework within which it operates. This context is set by Government Planning Policy Guidance Notes, the Surrey Structure Plan and the Spelthorne Borough Local Plan. It is not for this Enhancement Plan to amend existing statutorily approved policies, but rather for the reviews of the Structure and Local Plan. However, the policies of those two Plans are expressed in terms which allow flexibility where appropriate and the extent of this is made clear in the policies concerned.

1.5 This document firstly assesses the existing attributes of the Conservation Area by reference to its physical character and uses. It then sets out the preservation and enhancement proposals by topic, followed by a section on the implementation of the Plan. An explanation of the scope of legislation affecting Conservation Areas and existing policies affecting Lower Sunbury are set out in Appendices A and B to this document. Details of statutorily listed buildings are set out in Appendix C. A Schedule and map of enhancement proposals is presented in Appendix D.
2.0 THE CHARACTER OF LOWER SUNBURY CONSERVATION AREA

General

2.1 Lower Sunbury Conservation Area, as now extended embraces properties in Thames Street to the east of Halliford Road; Church Street; areas around the southern ends of Green Street, The Avenue and French Street; Rope Walk and Elizabeth Gardens. The Conservation Area contains many listed and other interesting historic buildings including St Mary’s Church, the Old Vicarage, Sunbury Nursing Lodge, Orchard House, Monkabridge, The William and Mary House, Ivy House, Clyde House and Ellesmere, the Castle Restaurant, Magpie Hotel and the Flower Pot, Three Fishes and Admiral Hawke Public Houses. Orchard Meadow, the Walled Garden, Sunbury Park, Flower Pot Green, Kings Lawn and Rivermead Island are open spaces which lie within the Conservation Area, whose southern boundary follows the middle line of the River Thames. A map at the back of this document shows the Conservation Area boundary as now extended.

2.2 The character of any area derives primarily from its physical form, both visually and also the expression of history which this represents, and secondly from the uses and activities within the area. A number of distinct elements have had an influence on the development of Lower Sunbury Conservation Area and its character today.

(a) The River Thames
(b) Historic Buildings
(c) Narrow Streets and Alleys
(d) Areas of Open Space
(e) Local Shopping Centre Role
(f) Facilities which attract people from a wide area (the River, Walled Garden, Restaurants and Public Houses).

2.3 The built development of Lower Sunbury has evolved over a period of 300-400 years, during which time the activities within it have changed greatly. In the following sections, important elements of the Conservation Area’s character today are examined.

River Thames

2.4 The village of Sunbury was initially established in late Saxon times by invaders led by Sunna coming up the River Thames. It became the first village reached on the north side of the Thames when travelling up river, with the river being vitally important for carrying agricultural produce into London and bringing coal back. A coal and wine tax post dated 1861 is situated by the River in the lane to the south of Monkabridge and marks the place where duty was payable on the movement of these goods. This is a reminder of this important previous use of the river. Church Wharf, opposite St Mary’s, was in regular use by freight barges in the 18th and 19th centuries, but declined in importance around 1900 due to the silting of the river.
2.5 In the 19th century many visitors began to be attracted to Sunbury to use punts and rowing boats on the river. Recreational boating has this century largely taken the place of freight river traffic and both moored and moving boats remain a distinctive feature of Lower Sunbury. Views both towards and from the Thames are one of the important characteristics of the Conservation Area.

2.6 It is relevant to note in this section that whilst some of the earlier large manor houses faced the river, with uninterrupted views, development during the late 18th and 19th centuries on the south side of Thames Street faced away from the river. It was not until the 1950’s, in Development Plans produced by Middlesex and then Surrey County Council, that the amenity of the river was recognised in proposals to ‘open up’ sections of river frontage at locations such as Kings Lawn and to the west. Fortunately, proposals to clear the river frontage completely between Kings Lawn and Flower Pot Green were never implemented and the loss of an attractive row of buildings was avoided.

Historic Buildings

2.7 A church is recorded in Lower Sunbury for 1156 but with no record of its site. An early print, however, seems to show a 14th century church building on the present site of St Mary’s. This was in turn demolished for the present grade II* listed church building dated 1752 but extensively remodelled since.

2.8 Lower Sunbury was a popular location for large country houses during the 17th and 18th centuries. Those remaining today include Sunbury Court, Darby House, Monkbridge, Orchard House and Sunbury Nursing Lodge. Other houses now demolished included Sunbury House (to the south west of the Walled Garden), Rivermead House and the house on the site of the Police Training Centre. Most of these were built by wealthy London merchants. Each was established with large grounds, particularly Sunbury House. Where these large open areas have been retained, they have provided a contrast to the more intensively developed part of the Conservation Area and its surrounding area. In addition to those properties fronting the river were others such as Hawke House in Green Street and The William and Mary and Ivy Houses in French Street.

2.9 The most significant of the country houses in terms of contribution to the present day form and character of Lower Sunbury, is Sunbury House (also known as Sunbury Park House). A manor house was first recorded on its site in 1663 and the most recent house was built in 1851 and demolished in the 1950’s. It was located between the Church and the Car Park to the Walled Garden and its grounds included all of Sunbury Park. It is interesting that although the House has gone, most of the features characteristic of an estate of this size remain, the walled garden, entrance gate, ha-ha, extensive parkland, boundary walls and substantial trees.
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2.10 Within the framework of the larger houses described above, other residential properties were developed. These include the workers cottages of The Butts and fine terraces of a variety of styles and dates in Thames Street. A very pleasing road frontage and an irregular skyline has resulted, the latter particularly so when viewed from the river. Development of the road and buildings facing Thames Street in the 19th century resulted to some degree in the village turning its back on the Thames. All of the historic buildings form an important element in the character of the Conservation Area. A full summary of the ‘listed’ buildings and structures within the Conservation Area is given in Appendix C.

Street Pattern

2.11 Thames Street in essence remains part of an old route which was established to follow the River Thames from Kingston to Staines and Windsor. Although resurfaced and modified in part, its narrow carriageway still reflects the fact that it was built for the occasional carriage and not for heavy modern traffic demands. Its narrowness is a further reminder of Lower Sunbury’s history and contributes to the character and overall historic feel of the area. However, the character of the area generally and the particular narrowness in the central area, whilst an attribute, at the same time accentuates the problems of accommodating motor vehicles in historic areas. Two-way traffic movement is not easy in the vicinity of the junction of Thames Street and The Avenue and, combined with narrow pavements this means conditions for vehicles and pedestrians are not ideal. For pedestrians this is particularly significant both for reasons of safety and also for its impact on the attractiveness of Thames Street as a shopping street. The existing controls on lorry movements only affect total vehicle flows to a very limited extent.

2.12 Narrower still, the old passageways of the Butts, that alongside Monksbridge and the Old Rope Walk, which were used to bring goods to and from the river, also form important elements of the character of the area. They still provide important pedestrian routes today. Many fine old brick walls remain along these passageways, around Sunbury Park and fronting some highways, and these are an important characteristic of Lower Sunbury Conservation Area which should be preserved. The Avenue marks the division of the manor in Sunbury from Kempton Manor to the east, and was a grassy track until 1920.

Open Spaces

2.13 The areas of open space within Lower Sunbury Conservation Area together form a distinctive characteristic of the area and contrast with the tight urban nature of other parts. Not only do they provide valuable open space and abundant tree cover close to the village core, but they also allow longer views of historic buildings within the Conservation Area as well as reminders, in the case of Sunbury Park, of their historic origins. As well as their visual and peaceful amenity value, they have important roles for informal recreation, community events, and in the linkage of green areas and quiet pedestrian routes which they create. Sunbury Park, Orchard Meadow,
Kings Lawn and Rivermead Island have all been designated Green Belt since 1956 and the Council is committed to maintaining that status for these sites. Flower Pot Green and land immediately east of Wilson’s Boat House are protected through their designation as Common Land.

2.14 The largest area of open space in Lower Sunbury Conservation Area used to be within the estate of the former manor house. Most of this land now lies in the present Sunbury Park which extends to 32 acres and is owned by Surrey County Council and leased to and managed by Spelthorne Council. This attractive park has a semi-rural feel with its many fine trees, undergrowth and natural habitats. It is largely surrounded by old high brick walls and gives excellent views of St Mary’s Church and glimpses of other buildings over the trees. Immediately to the east of the Churchyard, the remains of Sunbury House can be seen within a heavily treed and rather overgrown area. North of this wooded area there remains a “ha-ha” (a feature used to keep cattle out of the formal gardens of the House.) To the east, there are the remains of an original Walled Garden of Sunbury Manor which has been restored by Spelthorne Council as a formal public garden. This garden is proving an increasingly attractive asset for visitors and residents alike. East of the Walled Garden lies approximately four acres of open space known as Orchard Meadow, land which used to be part of the open land surrounding the manor. This land, in the centre of the Conservation Area, contributes positively to the character of the area although not open to the public. In the past it has been used for various public events. There are pleasing views both into and across the Meadow towards the surrounding historic buildings along Thames Street and the Old Rope Walk.

2.15 Alongside the River Thames to the south of Thames Street, areas of open space provide direct views from the Conservation Area to the river. They provide both windows to the river and an important green backdrop for views from the river. The interspersing of these open spaces between building development is a very distinctive feature of the Conservation Area. Kings Lawn is a sloping, grassy site with a variety of trees opposite St Mary’s Church and the old brick wall boundary of Sunbury Park. It is a popular area for walking, sitting and fishing and provides boat moorings for private and hire boats. This open space was created following the demolition of Weir House in 1962, an early 19th century house which stood on the riverbank opposite St Mary’s Church. Small areas of public access to the river occur immediately to the west and east of Turks Boatyard. The former is at present a rather overgrown area but is potentially very attractive. It includes a horse chestnut tree, a seat and steps to the river. Between Turks Boatyard and Monksbridge, a public walkway leads to a paved area by the river with a river mooring and an old city tax post.

2.16 At the eastern and western ends of the Conservation Area respectively, the popular Rivermead Island and the smaller but equally important Flower Pot Green provide riverside open space areas for informal recreation. Each year the Sunbury Regatta is held on Rivermead Island. The grass bank between the island and Thames Street/Lower Hampton Road is also an important amenity area, providing a pleasant
green feature on this approach to the village. Flower Pot Green to the west is used for sitting out, fishing and an annual Arts Society exhibition.

2.17 The River Thames itself is of course an important open space within the Conservation Area. It is largely used for recreational boating and fishing; its visual amenity and contemplative value is also very high, contrasting with the busyness of Lower Sunbury.

Commercial Activities

2.18 For centuries Lower Sunbury relied primarily on the river, together with agriculture in the surrounding estates, for employment. Around 1800 rope manufacture began along the Old Rope Walk, ropes being twined by a row of men stationed at intervals along the Walk. Workshops began to be developed in the Rope Walk area fed by lanes leading up from the river.

2.19 Other activities which largely developed in association with the river route, and which have left their imprint on the character of Lower Sunbury today, are inns. Record of a Magpie Hotel exists for 1729, although the present building dates from 1820 and is famous as the first meeting place of the Grand Order of Water Rats in 1889. The Magpie and the Phoenix were both developed with river frontages and have some mooring spaces today, while the Flower Pot and the Castle (formerly an Inn) provided accommodation and coaching for travellers along the riverside road from Kingston to Staines, Chertsey and Windsor. These are two of the oldest buildings in the Conservation Area today, situated at either end. Older still is the late 16th century Three Fishes Public House in Green Street, former meeting place of the Leet Court, where the Lord of the Manor met tenants to receive rents and hear disputes. The Admiral Hawke, built about 1861, was previously named the Railway Arms in anticipation of the railway line being extended to Lower Sunbury.

2.20 More recent activities have been developed to serve river users which nevertheless continue a historic tradition, these being Turks Boatyard and Wilson’s Boat House. From the river the Turks site is a pleasant mixture of timber shingled buildings, boats and an important slipway, with large recreational boats available for hire. Close inspection, however, reveals the need for improvement to the appearance of several of the structures. Wilson’s provides an important small boat hire facility. Policy EV6 of the Spelthorne Borough Local Plan recognises the importance of retaining such riverside commercial uses and the proposals in this document reflect that policy. Shops, restaurants and pubs, and very recently, a few small offices are other commercial activities in Lower Sunbury today.

2.21 The main shopping area of Lower Sunbury is partly within The Avenue and partly in Thames Street. Those shops within Thames Street are now mostly of a specialist nature and six out of the fourteen units in Thames Street were vacant as at November 1992. Commercial activities can have a very important role in giving ‘life’ to the Conservation Area. Changing patterns of retailing have meant that the relative
importance of Lower Sunbury has declined over a number of years. Thames Street in particular now appears to lack a clear retail role and has an 'air' of decline. This important issue is examined more fully below.

Summary

2.22 The Lower Sunbury Conservation Area has considerable architectural quality and a remarkable variety of open spaces which are associated with its history and the River Thames. However, threats are posed by the recent decline in commercial activities and by traffic problems.

3.0 PRESERVATION AND ENHANCEMENT PROPOSALS

3.1 Introduction

The following section identifies scope for enhancement of the Conservation Area having regard to the character which has been identified in Section 2 above. It deals firstly with highways and commercial issues which are of particular importance. It then goes on to deal with specific areas requiring attention, improvements to buildings, open spaces, street furniture and planting. Appendix D provides a summary of individual items for each road, except for specific areas identified for improvement where comprehensive schemes are to be brought forward.

3.2 Highway Issues

Total traffic volumes along Thames Street are approximately 12,000 vehicles per day which is not in itself high relative to the flows through some Conservation Areas in the Borough. Lorry controls, introduced in the early 1970's, have helped to reduce lorry movements. However, because of the narrow width of Thames Street, traffic impact by virtue of speed, noise and pedestrian conflict has a severely adverse effect on the area. The following section suggests that the impact of traffic may be a contributory cause of the relative decline of businesses in Thames Street.

3.3 In the late 1980's Spelthorne Council and Surrey County Council examined measures to contain the impact of traffic on the Conservation Area. Two pedestrian refuges were constructed in Thames Street, at Kings Lawn and west of the junction with French Street, to act as speed reducing devices. In that respect they have some success. More recently, Department of Transport regulations have been substantially altered allowing authorities much more scope in introducing measures to contain the adverse impact of traffic. Subject to the results of a public consultation exercise and the availability of funding it is proposed to implement a package of traffic calming measures to achieve the following:

a) to deter through traffic

b) to reduce vehicle speeds over the whole length of Thames Street and Lower Hampton Road as far as Sunbury Court
c) wherever possible to increase pavement areas to improve conditions for pedestrians and assist the successful operation of businesses in Thames Street

d) to improve safety for all highway users through the detailed measures selected

e) to improve the environment of the Conservation Area to its visual and commercial benefit.

3.4 The Highway and Works Committee on 3rd September 1992 approved a draft Traffic Calming Scheme for Lower Sunbury for public consultation. Subject to public comment on the scheme proposed the Council will make any necessary and viable amendments and seek funding from the County Council to secure implementation as soon as is possible.

3.5 The car parking situation in the Conservation Area is thought to be mostly satisfactory. Car parks adjoining the Castle Restaurant, at the northeast of Orchard Meadow, spaces in front of the Avenue parade of shops, and the Walled Garden car park serve the eastern and central parts of the area. The western section of the Conservation Area is served by on-street parking and the Sunbury Park car park in Green Street. Some problems occur in this western area in the evenings, with pavement parking and congestion near the Flower Pot public house. Improvements to this situation may be possible by securing the overnight use of the St Mary’s Church Hall car park and introducing lighting to the Sunbury Park car park to encourage its evening use. Parking is restricted throughout the length of Thames Street within the Conservation Area. There are some pavement parking problems adjoining Kings Lawn. Pavement parking, including delivery lorries, can cause a hazard for pedestrians, particularly people with disabilities. These problems will be examined individually and in the context of wider traffic calming measures and their implementation. The use of railings and restricted parking/delivery bays may be appropriate in places. Narrower yellow lines should be used in the Conservation Area after resurfacing work or for any new restrictions thereby minimising their adverse visual impact.

Commerce

3.6 The existing commercial situation in Lower Sunbury has been outlined in Section 2.18 to 2.21 above, with six shop units being vacant in November 1992 out of fourteen, mostly specialist shop units and seven restaurants or public houses along Thames Street. The need for adequate local shopping facilities to remain is particularly important for those, including the elderly, who must walk to do their shopping. In November 1992, ten out of eleven units in the Avenue Parade were taken and were almost exclusively serving local needs. Of the limited office premises in Lower Sunbury, one small unit was on the market at this time.
3.7 At present there appears to be a lack of a clear role for the commercial premises in Thames Street. They are neither directed towards serving local needs nor do they have a strong specialist nature likely to attract customers from a wide area.

3.8 The apparent current situation may result from a combination of the following factors:

a) changing trends in retailing to larger stores and the relative decline of local shops,

b) the current recession,

c) environmental problems relating to traffic and the impact of other vacant shops and the vacant former Deva garage site,

d) rent levels.

There is clearly a need for local businesses to prosper which will in turn encourage a range of enhancements in the Conservation Area.

3.9 Whilst the success of businesses is very much an economic issue which is beyond the direct control of the Council, it can play a vital role in helping to secure the right physical environment in which business operates. Preservation and enhancement of the area as a whole is central to this. To this end specific proposals for improvements to buildings, traffic calming, street furniture and open spaces are important. The Council's existing policies in its Local Plan and the Policy Statement on Non Retail Uses in Shopping Centres adopted by the Council in October 1991 seek to retain retail premises and resist their loss to non-retail use. It is proposed to continue this strong presumption.

3.10 The Council is committed to assisting the vitality and viability of local business in what ever way it can and will establish a Working Party to examine how this can be achieved. This Working Party will seek to secure early implementation of positive and appropriate initiatives as well as the implementation of other proposals in this Plan. The Council recognises there is unlikely to be one sole solution to the complex issue of local business vitality and that a package of appropriate measures will be required. This may include the following:

a) The promotion of the retail facilities in the village and positive discussions with the owners of vacant commercial properties to encourage appropriate retail uses.

b) Continued promotion of Lower Sunbury to visitors using the Walled Garden, the River Thames and open spaces as key attractions. The extent of this must be balanced against any adverse parking problems.

c) Appropriate signage within the Conservation Area and immediately adjoining it, directing people to the shopping area of Lower Sunbury.
d) A Village Trail to attract people to and direct them around the Conservation Area, including the shopping area.

e) Exploring the possibilities of better mooring facilities.

f) Stricter enforcement of parking restrictions in front of the Avenue parade.

g) Traffic calming measures as referred to in section 3.3.

Areas Requiring Improvement

3.11 There are a number of areas or sites where improvement is required on a comprehensive basis. Suggested improvements to individual buildings are included sections 3.12 and 3.13 below. Of the areas identified below, the first three are under the control of the Council and specific schemes will be developed.

a) Flower Pot Green

Flower Pot Green in the west could be enhanced by various street furniture improvements, particularly to the seating. Improvement of the breezeblock section of the east flanking wall, the removal of some old crazy paving by the riverside railings, and small areas of repairs to the brick wall around the upper area would further enhance the Green. Additional planting could be considered for the Green itself; the planting of some large trees at the Thames Street frontage would give enclosure to the area. Opposite Flower Pot Green there is scope for further planting in the grounds in front of the Police Training College.

b) Kings Lawn

In the area opposite Church Street there are large areas of hard surfacing, a very utility looking brick bus shelter and parking on part of the public hard surface area. Additionally some of the footpaths and landscaping need attention and seats, litter bins and posts need repair or replacing. A comprehensive scheme to improve this important and popular area in a manner consistent with the wider character of the area will be developed in the financial year 1993/94.

c) Site of Sunbury House

This is currently a wooded and rather overgrown area which has been left largely undisturbed as a wildlife sanctuary. Since the Borough of Spelthorne acquired the lease of Sunbury Park in 1976, the site of the Manor House has been enclosed by a rustic fence and access has been provided by a number of stiles along its boundary with the open parkland. Some footpaths have also been cut through the vegetation. The area needs further positive management with the need for tree surgery, felling, new planting and path clearance examined.
d) **Orchard Meadow**

For the Orchard Meadow area, there is a proposal contained in the Borough Local Plan to provide children’s play equipment on half an acre of the site. Negotiations have taken place between the Council and the site’s owner regarding a smaller area being provided at an alternative position in the Meadow adjacent to the Council’s car park. The condition of Orchard Meadow is somewhat overgrown, has an unattractive chain link fence on its eastern and southern boundaries and poor gates. The site’s location adjacent to the more urban part of Lower Sunbury makes a standard of maintenance more akin to say Rivermead Island appropriate. At the southern and eastern boundaries of the site a wooden post and rail fence similar to that on the boundary with the car park would be more suitable as would wooden gates and gate posts at the vehicular access point to Thames Street. Improvement to the boundary with The Avenue car park could be achieved by replacing the conifers, many of which have died and replacements repeatedly stolen, on the Council’s land with say a hawthorn and holly hedge, maintained to a height of about four feet. However, the agreement of the owner of Orchard Meadow would be needed for this. These improvements would enhance this part of the Conservation Area. The Council will also discuss with the owners the ways in which land at Orchard Meadow could provide a village green.

e) **Land Adjacent to the Arts Centre**

Some of the buildings in the yard adjoining the Arts Centre have recently been improved in the context of providing facilities for a Craft Centre. There is further scope for improvement to the appearance of the accessway to the side of the above premises and other buildings in the yard.

f) **Former Deva Garage Site**

There is a planning permission approved for the development of this site for forty old peoples dwellings. The implementation of this proposal would greatly enhance the area visually and could be of some benefit to the locality economically through the increased local trade which would result. The Council will continue to seek the early implementation of this scheme.

g) **Turks Boat Yard**

As referred to in section 2.20 the Council is committed to try to retain commercial activities relating to the river. However, there is scope to improve the appearance of the buildings at this site in a manner appropriate to their use and consistent with the character of the Conservation Area.
Improvements to Buildings

3.12 The condition of most of the listed buildings and many of the other buildings in Lower Sunbury Conservation Area is generally good. However, there are exceptions to this and some specific improvements which could usefully be made are detailed in Appendix D and illustrated in this section. Among Thames Street elevations requiring attention are those of 39/41 Thames Street (including a listed post-box), the former Post Office at No.53 with its fine original windows, the Turks building No.8A and the area between the Dovetile Office building and Northolt. Some Thames Street properties are not in as good condition on their elevations facing the river as their street frontages. This is important from both visual and commercial viewpoints, in order to attract river-borne trade to the village.

3.13 It is important to recognise the detrimental affect that inappropriate materials and designs used in 'modernisations' have on both historic buildings and buildings in general. Such changes not only detract visually but have been shown by Estate Agents to reduce property values. By contrast, well and appropriately maintained properties increase values and attract other investment. The Council will keep under review the need for guidance to private owners and tenants on legislation, policies in conservation areas, and appropriate building improvements.

Open Spaces

3.14 Flower Pot Green, Kings Lawn, the site of Sunbury House and Orchard Meadow have already been identified as areas for improvement. Generally the open spaces in Lower Sunbury Conservation Area are attractive amenities. Many are linked by footpaths to other open spaces e.g. the link from Sunbury Park to the line of the former Lower Sunbury Relief Road (TP26), which is now permanent open space. The remaining open space sites discussed below are under the control of the Council, which will consider appropriate improvement schemes.

3.15 The open parkland area of Sunbury Park should continue to be maintained as at present, with the semi-rural feel. Some appropriate style seats could be added, also some litter bins and perhaps appropriately designed historical and nature information boards at the park entrances. Within St Mary's Churchyard, the metal railings around four chest tombs need some attention.

3.16 There are small areas of riverside open space to either side of Turks Boatyard. To the west, clearance of an overgrown area and the replacement of a seat are needed to enhance a potentially very attractive spot opposite Sunbury Lock. To the east the lane to the side of Monkabridge has been improved, two litter bins and a seat have been installed. The listed coal and wine tax post was repainted by the British Trust for Conservation Volunteers in September 1992. Some further clearance and ongoing maintenance is needed to the planted area.
3.17 On Rivermead Island, improvements could be made to seating and by repairs to the riverbank. The Council is currently building a sports centre at Sunbury Manor School which will include a swimming facility. The existing open air pool will then be demolished and the site reinstated in a manner consistent with the rest of the Island. Swans Rest Island is owned and managed by the Borough of Spelthorne although lying within Esherbridge Borough; although not at present designated as a Conservation Area its present form of management will continue so as to be consistent with that for Rivermead Island.

3.18 Associated with the open spaces fronting the river is scope for mooring boats. The main facility is at Kings Lawn, where there is an extensive quay. There is also limited provision at the Magpie Hotel and Phoenix Public House. In addition, possible single moorings may sometimes exist at the riverside access areas west and east of Turks Boatyard and at the alley between 32 and 34 Thames Street. Signage of all public moorings could be improved with direction signs provided to Lower Sunbury Village.

3.19 Historically Lower Sunbury developed in such a way that it turned its back on the River Thames with the towpath being on the south bank of Thames at this point. There are, however, sections of river frontage at Flower Pot Green, Kings Lawn and Rivermead/Swans Rest Islands and access via several lanes also exists. It is considered desirable, where such opportunities may arise, to increase levels of access to the river and these will be pursued where redevelopment proposals come forward or access can otherwise be negotiated.

Street Furniture and Floorspace

3.20 Throughout the Conservation Area there are various opportunities to make improvements by the removal, repair or replacement of items of street furniture of poor condition or design. Some sites have been discussed in sections 3.11, 3.15, 3.16 and 3.17 above and Appendix D lists further sites where scope for improvement exists. In addition, the Council is committed to a comprehensive replacement scheme of appropriate lamp columns in the Conservation Area in the longer term, subject to the availability of resources. Areas where pavement surfaces could be enhanced are also recorded. Narrower yellow lines should be used in the Conservation Area after resurfacing work or for any new restrictions.

4.0 IMPLEMENTATION

4.1 Many of the proposals involve Council owned land and their implementation will be the responsibility of the Borough Council. Where public highways are involved implementation will where appropriate be in consultation with Surrey County Council as the highway authority. However action and support by private businesses and individuals will be important, particularly in securing improvements to private property. There also exists scope for joint action between the Council and voluntary groups to advance a number of the enhancement works.
3.17 On Rivermead Island, improvements could be made to seating and by repairs to the riverbank. The Council is currently building a sports centre at Sunbury Manor School which will include a swimming facility. The existing open air pool will then be demolished and the site reinstated in a manner consistent with the rest of the Island. Swans Rest Island is owned and managed by the Borough of Spelthorne although lying within Elmbridge Borough; although not at present designated as a Conservation Area its present form of management will continue so as to be consistent with that for Rivermead Island.

3.18 Associated with the open spaces fronting the river is scope for mooring boats. The main facility is at Kings Lawn, where there is an extensive quay. There is also limited provision at the Magpie Hotel and Phoenix Public House. In addition, possible single moorings may sometimes exist at the riverside access areas west and east of Turks Boatyard and at the alley between 32 and 34 Thames Street. Signage of all public moorings could be improved with direction signs provided to Lower Sunbury Village.

3.19 Historically Lower Sunbury developed in such a way that it turned its back on the River Thames with the towpath being on the south bank of Thames at this point. There are, however, sections of river frontage at Flower Pot Green, Kings Lawn and Rivermead/Swans Rest Islands and access via several lanes also exists. It is considered desirable, where such opportunities may arise, to increase levels of access to the river and these will be pursued where redevelopment proposals come forward or access can otherwise be negotiated.

Street Furniture and Floor Space

3.20 Throughout the Conservation Area there are various opportunities to make improvements by the removal, repair or replacement of items of street furniture of poor condition or design. Some sites have been discussed in sections 3.11, 3.15, 3.16 and 3.17 above and Appendix D lists further sites where scope for improvement exists. In addition, the Council is committed to a comprehensive replacement scheme of appropriate lamp columns in the Conservation Area in the longer term, subject to the availability of resources. Areas where pavement surfaces could be enhanced are also recorded. Narrower yellow lines should be used in the Conservation Area after resurfacing work or for any new restrictions.

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4.2 In addition to encouragement and support for appropriate improvements and works by individuals, a Working Party is to be established comprising local groups, other appropriate parties, elected Members and officers of the Council. The objective of this Working Party will be to assist in the implementation of this Enhancement Plan.

4.3 The Council’s Planning and Development Committee will exercise overall control and responsibility for monitoring progress in implementing the Plan and the scope of the proposed Working Party.

4.4 Finance for the various proposals will need to be derived from a number of sources:

a) For highway works including traffic calming, both County Council and Borough Council Highways Committee resources will be required.

b) For improvements to street furniture, Borough Council Highways, Leisure and Amenities and Planning environmental improvement budgets could be used.

c) For tree planting and landscape works, Borough Council Planning and Leisure and Amenities budgets could be used. The extent of works can be increased by voluntary assistance both financial and practical.

d) Grants for repairs to listed buildings will be made available as appropriate from the Borough Council Planning environmental improvements budget, with scope for County Council and Surrey Historic Buildings Trust support.

4.5 Given the constraints on local authority expenditure, joint working with voluntary groups through the Working Party and private sponsorship will be important. It will be the objective to substantially implement the proposals within five years.

4.6 In summary, given the above financial considerations, the Council will seek to implement the above proposals as a whole by the following measures:

1. The application of existing Council policies to ensure that development contributes positively to the appearance and vitality of the Conservation Area (Appendix B lists the most important of these).

2. Direct Council action including expenditure on implementing planting and landscape works, the refurbishment, removal and provision of new street furniture and preparing and implementing traffic calming proposals, in conjunction with the County Council.

3. Making available listed building grants and spending on environmental works out of the Council’s approved expenditure on environmental improvement works.
4. The establishment of a Working Party led by the Council to help implement the Enhancement Plan, comprising local Council Members, officers, local groups and other appropriate parties, the format, terms of reference and membership of the Working Party to be agreed by the Council's Planning and Development Committee.

5. Liaison with statutory undertakers on their maintenance responsibilities, and with the police on highway enforcement matters.

6. Discussion with private owners and tenants on the urgent and practical implementation of the enhancement proposals in order to reverse the decline within the village.
APPENDIX A

LEGISLATION FOR CONSERVATION AREAS AND LISTED BUILDINGS

All planning applications affecting a conservation area or listed building must be advertised and treated with special regard, with any representations made considered. A summary of legislation on specific topics follows:-

Advertisements

Planning permission for an illuminated advertisement on business premises is required in conservation areas. Listed building consent is needed for any advertisement on and affecting the character of a listed building.


Demolition

Proposals to demolish the whole or part of a listed building require listed building consent. Conservation area consent is needed for demolishing the whole or part of an unlisted building in a conservation area.

(Sections 7 and 74, Planning (Listed Buildings and Conservation Areas) Act 1990)

Extensions to non-listed buildings

The maximum permitted development for an extension to a non-listed dwelling in a conservation area, for which no planning application need be made, is a 50 cubic metres or 10% increase from the original size. This is smaller than that allowed for non-terraced dwellinghouses elsewhere (70 cubic metres or 15%).

(General Development Order 1988)

Finance

Both Surrey County and Spelthorne Borough Councils give discretionary grants towards the repair or maintenance of buildings of architectural or historic interest. The Historic Buildings and Monuments Commission (English Heritage) may give a Section 77 grant towards works making a significant contribution to conservation area enhancement. To qualify for a Section 77 grant the total cost of eligible works to buildings and other environmental improvement works must be at least £10,000 with a minimum of £3,000 per eligible item of work; routine maintenance work is not normally eligible. 25% 'buildings at risk' grants may be available from English Heritage for listed buildings in conservation areas in need of urgent repair and subject to a Section 48 or 54 notice.

(Sections 57 and 77 Planning (Listed Buildings and Conservation Areas) Act 1990)
Protection of the Character of Buildings

The Department of the Environment is responsible for producing a statutory list of buildings and structures of special architectural or historic interest (grade I, II*, or II) and such listing brings extra protection. Any alterations or extensions affecting the character of a listed building (which could include painting) require listed building consent in addition to any necessary planning permission. Listed building and conservation area control apply to any object fixed to a building or any object within the curtilage since June 1948, e.g. walls or other means of enclosure. It is an offence to demolish or alter a Listed Building without prior consent; prosecution and an enforcement notice requiring restoration to the former state may follow. Demolition of an unlisted building in a conservation area without prior conservation area consent is also an offence and prosecution and an enforcement notice requiring remedial action may follow. Specific planning permission must be obtained for most satellite dish installations in Conservation Areas.

(Sections 7, 38 and 74, Planning (Listed Buildings and Conservation Areas) Act 1990, General Development Order as amended November, 1992)

Necessary Repairs

A Section 54 notice specifying required works may be served where an unoccupied listed building is not being properly preserved in a weatherproof and secure condition, backed up by powers to recover costs. The Secretary of State may direct that these provisions apply to an unoccupied unlisted building in a conservation area. For any Listed Building not being properly preserved, the Secretary of State may authorise a Section 48 repairs notice, backed up by compulsory purchase powers.

(Sections 54, 55, 76, 48 and 47, Planning (Listed Buildings and Conservation Areas) Act 1990)

Tree Protection

In addition to protection to specific trees through Tree Preservation Orders, work on other trees in conservation areas is subject to six weeks notice of intention to the local planning authority, to give opportunity for a T.P.O to be made where appropriate. Any work carried out without permission is liable to a maximum fine of £1000, or £2000 (or twice the amenity value of the tree if more) if the tree is destroyed. Permission is not required to work on trees less than 7.5 cms in diameter (measured 1.5 metres above the ground), or 10 cms if this is to help the growth of other trees. (Section 211, Town and Country Planning Act 1990 and Trees in Conservation Areas (Exempted Cases) Regulations 1975.)

Further Reference

Fuller details of legislation for conservation areas and listed buildings are mainly to be found in three HMSO publications:

- Planning (Listed Buildings and Conservation Areas) Act 1990
EXISTING COUNCIL POLICIES

The main Council policies relevant to the preservation and enhancement of Lower Sunbury Conservation Area are listed below (Local Plan policies except where stated):

Conservation Areas (General)

Policy EV23  The Borough Council will seek to protect and enhance the character of conservation areas by applying the relevant policies of this plan and by:-

1. Retaining buildings, trees and other features which are important to the character of the area;

2. Requiring high standards of redevelopment so that new buildings make a contribution to the improvement of the character of the area;

3. Publishing supplementary planning guidance on policies to be applied to existing and proposed development within conservation areas;

4. In exceptional circumstances making directions under Article 4 of the General Development Order to restrict development rights permitted by the Order, subject to the approval of the Secretary of State.

Policy EV24  Applications for Conservation Area Consent to demolish a structure in order to redevelop the site should normally be accompanied by an acceptable detailed planning application for the proposed redevelopment.

Policy EV25  The Borough Council will, in seeking to enhance the setting or character of conservation areas, attempt to limit the impact of cars on the environment by the careful siting, layout and landscaping of car parks and the exclusion of cars from particularly sensitive areas.

Policy E7 (Structure Plan)  The local planning authorities will continue to protect designated Conservation Areas through the control of development, and to enhance them by such positive measures as may be appropriate. The local planning authorities will designate further Conservation Areas where the overall character or architectural or historic interest is of sufficiently high quality.
Policy E8 (Structure Plan) The local planning authorities will seek to ensure that the visual impact of transmission lines, aerials, dishes and other development associated with telecommunications or the distribution of energy is minimised. In particular they will seek to secure the placing underground of lines transmitting energy or telecommunications in Conservation Areas and in other areas where this is considered necessary in the interest of visual amenity.

Historic Buildings

Policy EV26 When considering proposals for development the Borough Council will seek to retain, where appropriate, buildings of local interest or importance and, where possible, will use its powers to protect their character and setting.

Policy EV27 Consent for the demolition of a listed building will only be granted where it has been conclusively demonstrated to the satisfaction of the Borough Council that there is no alternative.

Policy EV28 The Borough Council will encourage the preservation of ancient monuments and listed buildings and will normally only permit alterations or extension that will not detract from the character or setting of the building. Special attention will be given to the design and use of materials. Development proposals for sites adjoining an ancient monument or listed building must have regard to the need to protect its character or setting.

Policy EV29 The Borough Council will ensure that listed buildings are used for the purpose for which they were designed and built and will not normally permit a change of use. However, where the Borough Council is satisfied that a change of use is required to achieve the restoration or preservation of a building, uses which will not detract from the character or appearance of the building, or the amenities and character of the area, may be permitted. If rehabilitation of a listed building is undertaken the Borough Council will expect such internal details deemed to be of particular historic or architectural significance to be retained, together with as much of the external structure as is practical.

Policy EV30 The Borough Council will, by negotiation, advice and use of available statutory powers and grants seek to encourage the owners of listed buildings to keep them in a reasonable state of repair.
Policy E3
(Structure Plan)
The local planning authorities will protect and enhance the visual character of urban areas and other settlements and will seek to ensure that new development makes a positive contribution to that character. They will require new development to have regard to the scale, character and materials of existing development in the locality and to be worthy of or enhance its setting.

Policy E6
(Structure Plan)
The local planning authorities will, wherever possible, by control or positive intervention conserve buildings, gardens and other areas of architectural or historic interest in the county. They will consider in exceptional cases the relaxation of planning standards or other planning policies and seek the sympathetic application of building regulations where these would otherwise prejudice the preservation of buildings of architectural or historic value.

Shops and Advertisements

Policy 3
(Policy on Non-Retail Uses in Shopping Centres approved October 1991)
(This Policy is reproduced in full and applies to Shepperton and all Local Centres including Lower Sunbury).

Within Shepperton Town Centre and Local Centres, proposals for the change of use or redevelopment of existing premises within Class A1 of the Town and Country Planning (Use Classes) Order will not be permitted unless:

(A) The proposal is for a use within Class A2 (Financial and Professional Services) or Class A3 (Food and Drink) or is for a Laundrette; and

(B) No more than two out of nine consecutive units are in non-retail use as a result of the proposal. In local parades of less than nine shops the requirement shall be for not more than two units in total to be in non-retail use; and

(C) Not more than one in any three consecutive units is in a permitted or existing non-retail use as a result of the Policy; and

(D) The proposal does not result in the loss of a retail unit that is prominent in the shopping centre, either by reason of its size, length of frontage or position within the centre; and

(E) In redevelopment schemes the total amount of retail floorspace should normally be maintained.

There will be a presumption against the loss of isolated shops that meet a local need.
Policy EV21 The Borough Council will seek to maintain and, where appropriate, improve shopping centres to create a safe and attractive environment through the careful choice and siting of street furniture and the design of landscaping and surfacing details. Improvements will be undertaken in co-operation with local businesses, firms and other appropriate bodies. Redundant and unsightly street furniture will be removed as opportunities arise.

Policy EV22 The Borough Council will expect proposals to alter shop fronts to respect the buildings of which they are part in the proportions of fascia boards, windows and stallrisers, and in the use of materials. Special attention to design will be required on or near to listed buildings and within conservation areas.

Policy EV35 The Borough Council will seek to prevent the proliferation of advertisements and will exercise strict control over the design and siting of advertisements and advertisement hoardings to ensure that the character of individual buildings, groups of buildings and open areas is not damaged and that highway safety is not impaired. There will be a general presumption against any advertisement within or adjacent to a residential area or open space. Where the Borough Council is satisfied that the location of a sign in such areas is essential it must not normally be illuminated and special attention must be paid to its size, design and colour.

Policy EV36 In addition to the control of new advertisements the Borough Council will, by the use of statutory powers, seek to remove existing signs which are identified as being seriously detrimental to the amenities of an area and/or highway safety.

Policy EV37 All advertisements affixed to a listed building will be expected to be of a modest nature and complementary to the character of the building. There will be a general presumption against illuminated advertisements.

New Development

Policy EV18 The Borough Council will expect new buildings, alterations and extensions, to contribute to an improvement of the townscape; to be related in scale to adjoining buildings and spaces; and to be of a high standard in terms of design and materials.

Policy EV19 Where it is considered necessary for stricter control on future development in the interests of maintaining the environmental quality of a scheme, planning permission for new residential development will have conditions imposed to restrict permitted development rights.
Policy EV39  The Borough Council in considering proposals for development, will seek to ensure that the visual impact of essential public utilities is minimised, especially in conservation areas, areas of special landscape character and the Colne Valley Park. Where development includes the provision of services involving the permanent siting of plant and machinery above ground, high standards of landscape planting will be required where necessary.

Trees, Rivers and Open Spaces

Policy EV1  The Borough Council will seek to protect and take opportunities to enhance the landscape of the Borough; in particular by requiring the design of good quality landscape schemes in proposals for redevelopment, the retention of existing landscape features where appropriate, and the management and landscaping of its own land.

Policy EV4  The Borough Council will seek to protect and enhance the views of the River Thames. Development proposals affecting the River Thames area of special character defined on the proposals map will receive careful consideration to ensure that the character and environment of the river is protected and that any uses proposed are appropriate to a riverside location. Environmental improvements will be sought where appropriate.

Policy E5  The Borough Council will when considering proposals for development, seek to protect the visual enclosure of the River Thames and will ensure that tree planting schemes are implemented to maintain the balance of tree cover and open spaces adjoining the River.

Policy E6  The Borough Council will not normally permit development which results in the loss of traditional riverside commercial activities, and therefore will require the maintenance of such uses at existing levels of operation in schemes where they are compatible with and enhance the character and recreational use of the river. There will be a general presumption against new riverside development except where the redevelopment of existing sites will contribute to and improve the riverside setting.

Policy EV9  The Borough Council will have regard to and actively promote nature conservation where appropriate:

1. In the management of its own land and other publicly owned land for which it is responsible;

2. In considering proposals for development;
3. By encouraging the creation and management of new wildlife habitats;

4. By encouraging the use of nature conservation sites for educational purposes.

Policy EV10
The Borough Council will protect and conserve all land designated as common and as metropolitan common and, in consultation with the owners, moormasters and other appropriate bodies, will seek to encourage schemes to maintain the landscape character and recreational potential of those areas. The Borough Council will not normally permit development which would result in the loss of any designated common or metropolitan common.

Policy EV14
The Borough Council will continue its own programme of new and replacement tree planting and will encourage other public bodies and private owners to carry out tree planting on appropriate sites.

Policy EV16
The Borough Council will promote tree preservation orders whenever appropriate to safeguard and ensure the retention of significant trees, especially those known to be under threat. Permission will not normally be granted to fell protected trees but any trees protected by an order or located within a conservation area which are felled for any reason will normally be required to be replaced.

Policy EV31
The Borough Council will seek to protect and enhance areas of open space within the urban area which contribute to the character or environment of the locality. Permission will not normally be granted for development which would result in the loss of such areas.

Policy EV33
The Borough Council will consult and have regard to the advice of the Thames Water Authority on proposed development in areas liable to flood as defined on the proposals map. In the event of permission being granted to construct buildings in an area liable to flood, adequate protection from the risks associated with flooding will normally be required.

Policy GB1
The Green Belt shown on the proposals map will be permanent and only development appropriate to such areas will be permitted.

Policy R4
The Borough Council will seek to ensure that adequate recreational provision is made to meet the needs of the population and, in particular will provide the following additional facilities:

1. Childrens play equipment on a number of existing Council-owned sites and land at Orchard Meadow, Thames Street, Lower Sunbury (Proposal P33)
APPENDIX C

STATUTORILY LISTED BUILDINGS WITHIN THE CONSERVATION AREA

Green Street

No. 2 (Blakesey Lodge) Mid-late 18th century two storey brick building with attic, balcony railings and 19th century 1st floor sash windows.

Nos. 4 & 4A (Heatherley Cottage) Late 18th century two storey brick house, early 19th century front.

No.35 (Three Fishes Public House) Late 16th century two storey timber-framed building.

Church Street

Vicarage Cottage 18th century two storey brick house plus attic.

The Old Vicarage Late 18th century two storey brown brick house.

Wall & Gates to The Old Vicarage Late 18th century 10ft high brick wall, gate piers and wrought iron gates.

No. 4 (Holly Cottage) Late 17th/early 18th century two storey whitewashed brick house.

No. 2 (Old Manor Farm) Late 18th century two storey brick house.

St Mary's Church (grade II*) Brick built church 1752, extensively remodelled mid 19th and mid 20th centuries (the latter following interior gutting), copper dome over tower.

Churchyard Wall & Gates 18th and 19th century 4-6 feet high brick wall, with piers and gates.

Tombs Three 18th century chest tombs in churchyard, including Pembroke Vault and Lady Perkins Monument, are separately listed.

Thames Street

Sunbury Nursing Lodge Early 18th century three storey former house in whitewashed stucco.
The Flower Pot
Public House

Three storey rendered brick building, mostly dated 1800, with 19th century 2nd floor sash windows and 1st floor iron balcony.

Riverside House

Early 19th century three storey brick house

Orchard House

Early 18th century three storey brick house, with early 19th century two storey extensions.

Walls, Railings and Gates to Orchard House

18th century walls with iron railings and gates.

Nos. 59-61 (Riverside Arts Centre & Thamside Kitchens)

Two storey brick building of about 1840, former Assembly Rooms.

No. 57 (Barclays Bank)

Built 1888, single storey painted brick ornate building.

No.47-49 (Pomfret Cottage)

Early 18th century two storey brick cottage pair with 19th century additions and attic to No.49.

No. 41 with Post Box

19th century wooden wall post box attached to restaurant front.

No.21 (Castle Restaurant)

Mid 17th century building with 18th century front and later alterations, formerly an inn then a house.

Riverbank

Early 18th century two storey house, remodelled in 19th century.

The Little House

18th century two storey house, remodelled in 19th century.

Coal/Wine Tax Post rear of Monksbridge.

Three foot high post of 1861 with City of London shield.

Monksbridge

Mid-late 18th century three storey brown brick house with later extensions.

Walls & Gates to Monksbridge

18th and 20th century surrounding brick wall, iron railings and entrance gates.

No. 10 (Hayes Architects)

Early 18th century brick house with 19th century additions, two storeys plus attics.

Nos. 16, 18, 20.

Late 17th/early 18th century brick houses, two storeys with attics and basement.
Nos. 30 and 32
18th century two storey cottages with colour washed brick 19th century front.

Nos. 36 - 42
1830’s dun coloured brick terrace, two storeys over basement.
(2-5 Riverside Terrace)

No. 64 (Magpie Hotel)
Early-mid 19th century colour washed building, three storeys over basement, Doric columned portico.

Nos. 66, 68, 70
Mid 18th century brown brick terrace, three storeys over basement to No.70.

Thames Cottage
Late 18th century two storey yellow brick house with attic and later extensions.

Northolt
18th century three storey house with yellow brick early 19th century front.

Lower Hampton Road

Contact House
Early 19th century house, two storeys over basement, part whitewashed.

No.2 Rivercote
Late 18th century two storey, colourwashed brick house.

No.3 Willowbank
Early 19th century brown brick house.

French Street

The William and Mary House
Early 18th century two storey brown brick house over basement.

Walls & Railings to above
18th and 19th century red and brown brick walls with stone tops, wrought iron railing, gates and stone-coped piers.

Ivy House
Late 17th/early 18th century two and three storey brown brick house.

Nos.179 Clyde House and 181 Ellesmere
Mid 18th century brown brick house pair, three storeys over basement, with later extensions.

No.183
Late 18th century two storey brown brick house.
<table>
<thead>
<tr>
<th>LOCATION</th>
<th>PROPOSED ACTION</th>
<th>ESTIMATED COST</th>
<th>IMPLEMENTATION</th>
<th>COMMENTS</th>
</tr>
</thead>
<tbody>
<tr>
<td>Church Street Both Sides.</td>
<td>Renew tarmacadamed pavements in appropriate materials.</td>
<td></td>
<td>Council/County Council</td>
<td></td>
</tr>
<tr>
<td>Junction with Thames Street</td>
<td>Re-fix road name post.</td>
<td></td>
<td>Council</td>
<td></td>
</tr>
<tr>
<td>Vicarage Cottage</td>
<td>Repaint outbuilding to west side.</td>
<td>-</td>
<td>Private</td>
<td></td>
</tr>
<tr>
<td>Church Villa</td>
<td>Plant two trees in front of this modern building.</td>
<td>£100</td>
<td>Private/Council</td>
<td></td>
</tr>
<tr>
<td>St Mary’s Churchyard</td>
<td>Repaint railings to four chest tombs.</td>
<td>£50</td>
<td>Council</td>
<td>Includes Pembroke Listed tomb.</td>
</tr>
<tr>
<td>Adjacent Churchyard</td>
<td>Remove old post and replace yellow litter bin.</td>
<td></td>
<td>Council</td>
<td></td>
</tr>
<tr>
<td>Green Street Sunbury Park car park</td>
<td>Improve lighting.</td>
<td></td>
<td>Council/County Council</td>
<td>To encourage evening use.</td>
</tr>
<tr>
<td>St Mary’s Hall</td>
<td>Repaint woodwork; consider evening use of car park for general public.</td>
<td></td>
<td>Private</td>
<td></td>
</tr>
<tr>
<td>LOCATION</td>
<td>PROPOSED ACTION</td>
<td>ESTIMATED COST</td>
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<td>COMMENTS</td>
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<tr>
<td>No: 2</td>
<td>Repaint upper storey windows.</td>
<td></td>
<td>Private</td>
<td></td>
</tr>
<tr>
<td>Southern Section</td>
<td>Renew tarmacadam pavements in appropriate materials and re-lay kerbs.</td>
<td></td>
<td>Council/County Council</td>
<td>Possibility of parking lay-by.</td>
</tr>
<tr>
<td>Thames Street (General)</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Flower Pot Green to Rivermead Island</td>
<td>Introduce traffic calming scheme.</td>
<td></td>
<td>Council/County Council</td>
<td></td>
</tr>
<tr>
<td>Thames Street West of St Mary's Church</td>
<td></td>
<td></td>
<td></td>
<td></td>
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<tr>
<td>Police Training College</td>
<td>Additional tree planting along grounds frontage.</td>
<td></td>
<td>Private</td>
<td></td>
</tr>
<tr>
<td>No: 1b</td>
<td>Renew gate in appropriate style.</td>
<td></td>
<td>Private</td>
<td></td>
</tr>
<tr>
<td>Church Street to Thames Cottage (south side)</td>
<td>Renew tarmacadamed pavement in appropriate materials.</td>
<td></td>
<td>Council/County Council</td>
<td></td>
</tr>
<tr>
<td>LOCATION</td>
<td>PROPOSED ACTION</td>
<td>ESTIMATED COST</td>
<td>IMPLEMENTATION</td>
<td>COMMENTS</td>
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</tr>
<tr>
<td>Northolt</td>
<td>Repaint/renew gates to west side.</td>
<td>-</td>
<td>Private</td>
<td></td>
</tr>
<tr>
<td>Dovetile Offices</td>
<td>Repaint buildings to east side. Improvement to breezeblock wall fronting Flower Pot Green.</td>
<td>-</td>
<td>Private</td>
<td></td>
</tr>
<tr>
<td>Flower Pot Green</td>
<td>Remove vent pipe, replace rubbish bin, repaint seats in upper level and repair wall and terrace as required. Provide one new, remove one and repaint one seat in lower areas. Plant 2 trees at Thames Street frontage and consider planting elsewhere. Remove crazy paving and repaint railings at river edge.</td>
<td>£200</td>
<td>Council</td>
<td></td>
</tr>
<tr>
<td>Area to east of Wilson’s Boat Hire</td>
<td>Prepare comprehensive improvement scheme.</td>
<td></td>
<td>Council</td>
<td></td>
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<tr>
<td>LOCATION</td>
<td>PROPOSED ACTION</td>
<td>ESTIMATED COST</td>
<td>IMPLEMENTATION</td>
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<tr>
<td>Thames Street (St Mary’s to Walled Garden)</td>
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<td></td>
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<tr>
<td>Woodland area east of Churchyard</td>
<td>Prepare management scheme.</td>
<td></td>
<td>Council</td>
<td></td>
</tr>
<tr>
<td>Sunbury Park</td>
<td>Provide additional seating, litter bins and information boards at entrances.</td>
<td></td>
<td>Council</td>
<td></td>
</tr>
<tr>
<td>Walled Garden</td>
<td>Renew sign at entrance from park. Install disabled persons convenience in adjacent car park.</td>
<td></td>
<td>Council</td>
<td></td>
</tr>
<tr>
<td>Orchard Meadow</td>
<td>Improve inappropriate sections of fencing in more attractive style, maintenance of meadow as attractive open space. Provide children’s play area with play equipment.</td>
<td></td>
<td>Private/Council</td>
<td>The exact siting of the children’s play area within the Meadow is the subject of discussion between the owner and the Council.</td>
</tr>
<tr>
<td>The Avenue Car Park adjoining Orchard Meadow</td>
<td>Plant an appropriate hedge on Council land along the boundary of the car park within Orchard Meadow.</td>
<td></td>
<td>Council</td>
<td>Subject to agreement with the owner of Orchard Meadow.</td>
</tr>
<tr>
<td>LOCATION</td>
<td>PROPOSED ACTION</td>
<td>ESTIMATED COST</td>
<td>IMPLEMENTATION</td>
<td>COMMENTS</td>
</tr>
<tr>
<td>----------</td>
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</tr>
<tr>
<td>Kings Lawn</td>
<td>Prepare comprehensive improvement scheme.</td>
<td></td>
<td>Council</td>
<td></td>
</tr>
<tr>
<td>Thames Street north side (east of Walled Garden)</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>No: 59</td>
<td>Replace railing in appropriate style.</td>
<td></td>
<td>Council</td>
<td></td>
</tr>
<tr>
<td>No: 53 (ex-Post Office)</td>
<td>Repaint windows and walls.</td>
<td>-</td>
<td>Private</td>
<td></td>
</tr>
<tr>
<td>Rear of No: 53 (Arts Centre yard and buildings)</td>
<td>Improvements to appearance of yard and buildings.</td>
<td></td>
<td>Private</td>
<td>Used by Arts Centre. Improvement scheme in progress.</td>
</tr>
<tr>
<td>Nos: 39-41</td>
<td>Repaint complete building elevations, repair listed wooden post box.</td>
<td>-</td>
<td>Private</td>
<td></td>
</tr>
<tr>
<td>Thames Street south side (east of walled garden)</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>No: 58</td>
<td>Improve rear roof dormer (remove corrugated sheeting).</td>
<td>-</td>
<td>Private</td>
<td></td>
</tr>
</tbody>
</table>
## DETAILED ENHANCEMENT IDEAS

<table>
<thead>
<tr>
<th>LOCATION</th>
<th>PROPOSED ACTION</th>
<th>ESTIMATED COST</th>
<th>IMPLEMENTATION</th>
<th>COMMENTS</th>
</tr>
</thead>
<tbody>
<tr>
<td>Before No: 48</td>
<td>Replace rubbish bin.</td>
<td></td>
<td>Council</td>
<td></td>
</tr>
<tr>
<td>No: 8A (Turks)</td>
<td>Repaint wood boards, renew windows and corrugated roof.</td>
<td></td>
<td>Private</td>
<td></td>
</tr>
<tr>
<td>Riverside adjacent No: 22</td>
<td>Clearance of vegetation, replace seat.</td>
<td></td>
<td>Council</td>
<td></td>
</tr>
<tr>
<td>River end of land west of Monksbridge</td>
<td>Ongoing maintenance of planted area.</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Adjacent the Little House</td>
<td>Tidy and maintain private open space.</td>
<td></td>
<td>Private</td>
<td></td>
</tr>
<tr>
<td>Adjacent existing footbridge to Rivermead Island</td>
<td>Remove old concrete post.</td>
<td></td>
<td>Council</td>
<td></td>
</tr>
<tr>
<td>Opposite end of French Street</td>
<td>Repairs to steps and crazy paving.</td>
<td></td>
<td>Council</td>
<td></td>
</tr>
<tr>
<td>Rivermead Island</td>
<td>Provide some additional seating, remove one old seat and repairs to riverbank.</td>
<td></td>
<td>Council</td>
<td></td>
</tr>
</tbody>
</table>