

# Englefield Green Review of Non-Designated Heritage Assets

## List of Non-Designated Heritage Assets



**Client**  
Runnymede Borough Council

**Date:**  
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Essex County Council

**Client:**  
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**Report title:**  
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# Introduction

## Project Aims

This document presents the findings of the desktop and on-site review of potential non-designated heritage assets of Englefield Green.

In 2023, Place Services were commissioned by Runnymede Borough Council to undertake a review of the non-designated heritage assets proposed in the Englefield Green Village Neighbourhood Plan. The Englefield Green Neighbourhood Forum Steering Committee undertook a survey of non-designated heritage assets in December 2021. The resulting list of buildings and structures was then amended in June 2023 and a reduction in the number of entries on the list was proposed. The reduction resulted in a list of 106 entries (covering 182 assets).

Subsequently an independent review of the proposed non-designated heritage assets has been undertaken by Place Services and this document provides a recommended list of Englefield Green's, buildings, sites and structures which are considered to be non-designated heritage assets.

## Local Heritage Lists

The National Planning Policy Framework (2023, Para. 195) outlines that heritage assets range from sites and buildings of local historic value to those of the highest significance, such as World Heritage Sites which are

internationally recognised to be of Outstanding Universal Value. These assets are an irreplaceable resource and should be conserved in a manner appropriate to their significance, so that they can be enjoyed for their contribution to the quality of life of existing and future generations.

Non-designated heritage assets are buildings, monuments, sites, places, areas or landscapes identified as having a degree of heritage significance meriting consideration in planning decisions but which do not meet the criteria for designated heritage assets<sup>1</sup>.

## Criteria used in the previous assessment.

Planning Practice Guidance states that plan-making bodies should make clear and up to date information on non-designated heritage assets accessible to the public to provide greater clarity and certainty for developers and decision-makers. This includes information on the criteria used to select non-designated heritage assets and information about the location of existing assets (PPG Paragraph: 040).

In 2021, the previous assessment by the Englefield Green Neighbourhood Forum Steering Committee used the assessment criteria based on of the Runnymede Local List June 2019. These 2019 criteria were in turn based on those recommended by historic England in their guidance document

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<sup>1</sup> Planning Practice Guidance Paragraph: 039 Reference ID: 18a-039-20190723



Local Heritage Listing: Identifying and Conserving Local Heritage (Historic England Advice Note 7 (first edition)). This guidance has since been updated by Historic England with the publication of a second edition in 2021.

The assets which have been assessed to not meet the criteria are included in Appendix 1.

## Phase 1 of the project

Phase 1 comprised a review of the list of non-designated heritage assets proposed in the Englefield Green Village Neighbourhood Plan. A desktop study was undertaken, which involved a review of on-line sources, including historic mapping, available historic photographs, local history society blogs, biographies and other published material. In some instances, the level of heritage value of buildings and structures was clearly evident. In these cases, recommendations were made for inclusion or exclusion, based purely on the results of the desktop study.

In some cases, an asset of clear heritage value was identified through the desktop survey, although further information would be required to present a full and adequate description of the building. In such cases a site visit was then carried out in Phase 2. In addition, there were some examples of buildings and structures that were 'borderline' cases, where a site visit was also recommended in order to fully assess the building for inclusion or exclusion (also carried out in Phase 2).

## Phase 2 of the project

During the second phase of the project visits to Englefield Green were undertaken, in order to complete the assessment of buildings where necessary. This phase has resulted in the compilation of a complete and definitive list of heritage assets for inclusion on the Englefield Green list of non-designated heritage assets.

# Methodology

## Criteria for Assessing Buildings

The methodology below was used in the Phase 1 review of the Englefield Green non-designated heritage assets list of 2023 and was applied during the re-assessment of the assets. The criteria used to assess the nominated buildings, monuments, sites, places, areas or landscapes was informed by the criteria and methodology suggested in the by the Runnymede Local List June 2019, which was informed by the criteria suggested by Historic England. This approach ensured that the output was consistent with similar surveys at both a local and national level. The selection criteria is inclusive and wide-ranging, ensuring that the identified non-designated heritage assets will take account of the range and distinctiveness of assets across the Borough. For identification as a non-designated heritage asset, an asset must be one of the types listed in the first 'Asset Type' criterion and must then demonstrate significance under at least one of the other criteria below. By doing so, this will determine that the asset has a degree of significance meriting consideration in planning decisions.

Criterion	Description
<b>1) General Information</b>	
<b>1.1 – 1.6 References</b>	Name, unique identifying number, address, postcode, National Grid Reference, is it located within a conservation area
<b>1.7 Asset Type</b>	Heritage asset types, including buildings, structures, monuments, sites, places, areas, parks, gardens and designed landscapes may be considered for inclusion.
<b>1.8 Overall Condition</b>	Good, fair, poor, very poor or unknown
<b>2) Assessment of Heritage interest</b>	
<b>2.1 Historic Interest</b>	<p><b>Association</b> Intrinsic historic value. A significant historical association of local or national note, including links to important local figures or industry that may enhance the significance of a heritage asset. Surviving documents and sources relating to assets may enhance their historic interest.</p> <p><b>Communal Interest</b> The asset provides meaning for communities derived from their collective experience of a place and may symbolise wider values such as faith and cultural identity. It therefore relates to places perceived as a source of local identity, distinctiveness, social interaction and coherence, contributing to the ‘collective memory’ of a place.</p>



**2.2 Architectural and Artistic Interest** This criterion concerns the intrinsic design and aesthetic value of an asset relating to local and/or national styles, materials, construction and craft techniques, or any other distinctive characteristics. Englefield Green village in the Borough of Runnymede grew from a medieval hamlet and the Royal Estate was established in the nineteenth century. As a result, Englefield Green has architectural styles, details and materials that are illustrative of its diverse historic development.

**2.3 Archaeological Interest** The asset may provide evidence about past human activity in the locality, which may be in the form of buried remains, but may also be revealed in the structure of buildings or in a designed landscape, for instance. Heritage assets with archaeological interest are the primary source of evidence about the substance and evolution of places, and of the people and cultures that made them.

**2.4 Age** The age of an asset is an important criterion. The Borough’s historic environment reflects its development over time and includes medieval manors and farms, seventeenth- and eighteenth-century country house estates, nineteenth century suburbs, and early twentieth century housing developments. The Royal Estate had a profound impact on the character of the area, with it being a prestigious place for large country houses and estates, including estate cottages, stables, garden nurseries, etc. For assets of a recent date, the

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*degree of authenticity in regard to its architectural interest (see 'authenticity' criterion below) is important. Assets dating to the First and Second World Wars may also be of local interest.*

**2.5 Authenticity**

*This criterion is an important consideration in relation to the age of the asset and its architectural interest. Assets should be recognisably of their time, or of a phase in their history. If they have been unsympathetically altered, the change should be easily reversible. An asset which is substantially unaltered or retains the majority of its original features or elements, qualifies under this criterion.*

**2.6 Rarity**

*Appropriate for all assets, as judged against local characteristics.*

**Group Value**

*This criterion applies to groupings of assets with a clear visual design or historic relationship, such as Victorian terraces, military or hospital complexes or historic farmsteads. There may also be group value, with historic, functional links, or links through ownership. For example, a gatehouse or lodge at the edge of an estate will have a historic and functional link with the manor house at the centre of the estate.*

**Landmark/Townscape Value**

*This criterion applies to assets with strong communal or historical associations, or because it has especially striking aesthetic value, including those which may be singled out as a landmark within the local scene.*

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## Survey Forms

Using the above criteria, an assessment pro-forma was completed for every entry on the Englefield Green Village Neighbourhood Forum List (2023) in order to assess their significance and their suitability for local listing. To ensure the correct and most useful information was gathered for each site or nomination, the assessment form included:

### Section 1 General Information and Asset Type

- Photograph
- Entry Name
- Unique Identification Number (composed of year assessed and chronological number, for example 2024001, 2024002)
- Site Address (including postcode **or** grid reference)
- Conservation Area (where appropriate)
- Description (basic physical description and type of asset)
- Overall condition

### Section 2 Assessment of Heritage Interest

- Historic Interest (including associative, illustrative and communal values)
- Architectural and Artistic Interest (including Aesthetic Value)
- Archaeological Interest
- Age
- Authenticity (Integrity)
- Rarity
- Group Value
- Landmark/Townscape Value

## Additional Considerations

### Access

Assessments are primarily dependent on the visibility of the asset from the public realm. Where a nomination is not visible from the public realm, a desktop assessment cannot be fully undertaken although conclusions can be drawn from historic mapping. Where access is limited a future site visit may be required to complete the assessment (Phase 2). The local planning authority may wish to arrange independent access to private land to facilitate a full assessment to be undertaken in due course.

### Unauthorised works

Whilst these assessments may identify alterations or extensions which are unfavourable, research has not been undertaken to determine whether these have the benefit of the appropriate planning permissions. In addition, inclusion or exclusion from this report does not imply acceptability for unauthorised works.

### Condition

This assessment includes a summary of condition. This summary is based upon available information available accessed from a desktop review and should not be considered definitive or conclusive. This is intended as an initial assessment to highlight any requirement for further action and to assist in the deliberation of the appropriateness of the inclusion of the buildings on the local list.

## Summary of results

The table below lists a summary of the entries in the Englefield Green list of non-designated heritage assets.

UID	Road	Name/Address	Single or group asset
24/001	Albert Road	Mary Drew Almshouses Albert Rd	Multiple
24/002	Alexandrea Road	10 Alexandrea Rd (former Jolly Sandboy PH)	Single
24/003	Bagshot Rd	Treberfydd	Single
24/004	Bakeham Lane	Bakeham Cottage	Single
24/005	Bakeham Lane	St Annes, lodge, coach house, cottage	Multiple
24/006	Bakeham Lane	Alderhurst house and lodge	Multiple
24/007	Bakeham Lane	Bakeham House LODGE	single
24/008	Bishopsgate Road	Fox and Hounds PH	Single
24/009	Bishopsgate Road	Lodge Cottage The Dell	Single
24/010	Bishopsgate Road	The Dell Cottage	Single
24/011	Bishopsgate Road	Gatehouse lodges and house - Fairmont Windsor Hotel (Formerly Dell Park)	Multiple
24/012	Bishopsgate Road	Dell Park estate, Farm Workshops, wall and Cottage	Multiple

UID	Road	Name/Address	Single or group asset
24/013	Bond Street	Paxton Villas 11-13	Multiple
24/014	Coopers Hill Lane	Gatehouse to Magna Carta Park	Single
24/015	Crimp Hill	Braeside House	Single
24/016	Egham Hill	Former Wesleyan Chapel	Single
24/017	Egham Hill	Aspley Lodge	Single
24/018	Egham Hill	Sunnyside 28/Daylesford 30	Multiple
24/019	Egham Hill	1-6 Chilbolton	Single
24/020	Egham Hill/Chestnut Drive	The Chestnuts, Chestnut Drive	Single
24/021	Egham Hill	Sutherland Lodge	Single
24/022	Highfield Road	Wetton's Terrace	Multiple
24/023	Highfield Road	Woodlands	Multiple
24/024	Egham Hill	Milestone opposite Southerland Lodge	Single
24/025	The Green	Old Cowsheds, Cowmans Cottage, Middle Cottage	Multiple
24/026	The Green	11 lamp posts	Multiple
24/027	Ham Lane	Ham Lane Cottage	Single
24/028	Harvest Road	Happy Man PH	Single
24/029	Harvest Road	16-17 Harvest Road Hedley Cottages	Multiple
24/030	Harvest Road	St Lawrence Terrace 24-28 Harvest Road	Multiple
24/031	Harvest Road	29, 30 & 32 (Lydiate, Dunwich & Hillside) Harvest Road	Multiple

UID	Road	Name/Address	Single or group asset
24/032	Harvest Road	No. 33 Constitutional Club	Single
24/033	Harvest Road	Social Hall	Single
24/034	Harvest Road	Hope Villas	Multiple
24/035	Kings Lane	St Agnes Cottage	Single
24/036	Kings Lane	Town Green Farm and Outbuildings	Multiple
24/037	Kings Lane	Kings Lane House	Single
24/038	London Road	Carfax (At junction with Jude's Road)	Single
24/039	London Road	The Pines	Single
24/040	London Road	Victorian Pillar Box	Single
24/041	Middle Hill	No.2 The Old Bakery and outhouse	Multiple
24/042	Middle Hill	No. 34 The Beehive PH	Single
24/043	Middle Hill	No 38 Lairg House	Single
24/044	Middle Hill/Harvest Road	Mattingleys	Single
24/045	Northcroft Road	Nos 1 and 1A	Single
24/046	Northcroft Road	Former Egham Isolation Hospital, Schroder Court	Multiple
24/047	Northcroft Road	Moss Lea No 38 & Park View No 40	Multiple
24/048	Northcroft Road	Nos 1 - 2 Northcroft Villas	Multiple
24/049	Priest Hill	Beaumont Farm House	Multiple
24/050	Priest Hill	South Lodge Farm	Multiple
24/051	Priest Hill	Priest Hill House	Single
24/052	Priest Hill	Runnymede House	Single

UID	Road	Name/Address	Single or group asset
24/053	Priest Hill	Runnymede House Magna Carta Memorial	Single
24/054	Priest Hill	County Boundary Sign, Priest Hill opposite Burfield Road	Single
24/055	St. Jude's Road	The Holly Tree Public House	Single
24/056	St. Jude's Road	Nos 17-19 4 x shops (17 + 17B, 18 & 19)	Multiple
24/057	St. Jude's Road	Cemetery wall (part) with original railings	Single
24/058	St. Jude's Road	Two lampposts in grounds of St Jude's Church	Multiple
24/059	St. Jude's Road	Vault of the Schroder family	Single
24/060	St. Jude's Road	Grave of Woolf Barnato (Plot 25)	Single
24/061	St. Jude's Road	Grave of Diana Barnato Walker (Plot 25)	Single
24/062	St. Jude's Road	Gravestone of Wilbur Gunn	Single
24/063	St. Jude's Road	Gravestone of Robert Dennis "Danny" Blanchflower	Single
24/064	St. Jude's Road	Victorian Pillar Box	Single

UID	Road	Name/Address	Single or group asset
24/065	Victoria Street	No 49 The Armstrong Gun Public House	Single
24/066	Victoria Street	Carriage shed behind 9-11 Victoria Street.	Single
24/067	Victoria Street	Pillar box at junction with Harvest Road	Multiple
24/068	Wick Lane	Wrought iron gates at Dell Park, farm buildings, stables, etc	Single
24/069	Wick Lane	The Sun Inn and adjoining stable block	Multiple
24/070	Wick Lane	Parkside House	Multiple
24/071	Wick Lane	Parkside Cottage	Multiple
24/072	Wick Lane	Parkside Nursery Cottage	Single
24/073	Wick Lane	Wick Cottage	Single
24/074	Wick Road	The Bailiwick	Single
24/075	Wick Road	Transvaal Cottages, Nos 1,2 & 3	Multiple
24/076	Wick Road	Post to Cheeseman's Gate	Single
24/077	Wick Road	Sandylands and Sandylands Cottage	Multiple
24/078	Wick Road	Brook Lodge	Single

24/079	Wick Road	Park House Stable Block and Gatehouse	Single
24/080	Egham Hill	Former Electric Lighting Station	Group

# List of Non-Designated Heritage Assets

## Mary Drew Almshouses

### Section 1: General Information and Asset Type

1.1. Name	Mary Drew Almshouses
1.2. UID	24/001
1.3. Address	1-6 Mary Drew Almshouses Albert Road
1.4. Postcode	TW20 0RJ
1.5. Grid Reference	SU 99572 70857
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building Group



1.8 Description	
Group of single-storey, red brick dwellings laid out in 'C' shape in plan around central courtyard, built as almshouses.	
1.7 Overall Condition	
Good.	
Notes	

Section 2: Assessment of Heritage Interest

Reason(s) for Local Value
<p>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</p> <p>Constructed in 1951. There is a commemorative stone plaque facing the road, which reads as follows:</p> <p><i>'Mary Drew Almshouses built by the gift of William Thomas Drew for many years a doctor in the parish in memory of my devoted wife Mary, 1951.'</i></p> <p>It is reputed that early in his career, Dr Drew had seen an elderly couple separated from each other at the workhouse in Old Windsor and he was so struck by the unfairness of the system that in later life he wished to provide accommodation for couples where they could remain together. The group comprises single storey mellow red brick dwellings around a central courtyard and are unique almshouse survivors in the village.</p>
<p>2.2. Architectural and Artistic Interest (including Aesthetic Value)</p> <p>Architecturally they are typical of their date of construction, but distinctive as a standalone group. There is an inward facing lodge or shelter to the courtyard, with its rear elevation facing the street, on which is the inscription. This may retain an original window. Elsewhere all uPVC. Some original doors may survive.</p>
<p>2.3. Archaeological Interest (including Evidential Value)</p> <p>Some archaeological interest as they provide evidence for the evolution of charitable care of the elderly in mid-twentieth century.</p>

Reason(s) for Standing Out in its Surroundings	
2.4. Age	Post 1947
Exact date (if known):	1951
2.5. Authenticity (Integrity)	A single significant phase and which is largely intact
2.6. Rarity	Some rarity, as almshouses and considered unique to the locality.
2.7. Group Value	Some value as a group, but there are no associations, clear visual design or historic relationship with other nearby buildings.
2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)	Yes – distinctive within the street.

Summary

Included in the local list due to the groups historic, communal, architectural and archaeological values.

## Former Jolly Sandboy Public House

### Section 1: General Information and Asset Type

1.1. Name	Former Jolly Sandboy Public House
1.2. UID	24/002
1.3. Address	10 Alexandra Road
1.4. Postcode	TW20 0RP
1.5. Grid Reference	SU 99433 70871
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building



1.8 Description	
Two storey, former public house, now a dwelling, masonry built with rendered exterior.	
1.7 Overall Condition	
Good.	
Notes	

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b>
Until the 1950s this building was the Jolly Sandboy public house. The name reflects the historic sandpits of the surrounding area. The building has some communal value as a former public house, although this is somewhat reduced by its conversion to a private dwelling.
<b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b>
The mid-late Victorian building is shown on OS mapping, with an 'L' shaped plan, which remains until the 1930s. Extension to the rear with a second pile in the mid-twentieth century seems likely.  The main façade is rendered with ashlar scoring and overall, it has architectural symmetry. Openings to the facade have faux stone (Coad Stone?) straight lintels with rusticated keystones. Predominantly three over three pane timber sash windows to the facade, with smaller one over one pane timber sash to the north side extension. Possibly original front door. Slate roofs to side extensions, main dwelling has concrete tile roof.  The building has some communal interest from its former use as a public house.
<b>2.3. Archaeological Interest (including Evidential Value)</b>
Has archaeological value as a former, nineteenth-century public house and evidence for about past human activity in the locality.

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	
<b>2.5. Authenticity (Integrity)</b>	A single significant phase with some alterations and/or extensions
<b>2.6. Rarity</b>	Converted mid-nineteenth century pubs are not rare, although within the immediate vicinity, the building has some exceptionality.
<b>2.7. Group Value</b>	Not part of a group and does not have a clear visual design or historic relationship with other nearby buildings.
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	Yes – the building has landmark value and stands out in the street scene.

*Summary*

Included in local list due to its historic, communal, architectural and archaeological interest.



## Treberfydd

### Section 1: General Information and Asset Type

1.1. Name	Treberfydd
1.2. UID	24/003
1.3. Address	Bagshot Road
1.4. Postcode	TW20 0RS
1.5. Grid Reference	SU 99325 70596
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building



1.8 Description	
Distinctive two-storey, brick-built dwelling. Projecting bays, mock Tudor timbering, finials, sash and casement windows,	
1.7 Overall Condition	
Poor.	
Notes	<p>Google street view shows building occupied and in good condition until perhaps 2019.</p> <p>The building now appears unoccupied with windows boarded over. The garden is also overgrown. In general, the building appears sound, but in deteriorating condition and is abandoned.</p>

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b>
No known historical associations. The suggestion of a link to the Treberfydd House in Wales is speculative and would need verification. Some illustrative value of the development of the local area.
<b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b>
Of high architectural interest and aesthetic value. There are projecting bays, mock Tudor timbering, finials to the gables, sash and casement windows, possibly with surviving leaded top panes and an ornate entrance porch. The garden fence to the street has substantial timber posts, which may be original.
<b>2.3. Archaeological Interest (including Evidential Value)</b>
The building has intrinsic archaeological interest relating to the Arts and Crafts style, traditional materials, high-quality craftsmanship and craft techniques.

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	
<b>2.5. Authenticity (Integrity)</b>	A single significant phase and which is largely intact
<b>2.6. Rarity</b>	
An unusual building and rare in the locality.	
<b>2.7. Group Value</b>	
No known associations with other buildings.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
Has clear landmark and townscape value, although it appears to be in poor condition.	

*Summary*

Included on the list due to its age and its high architectural and artistic interest.

## Bakeham Cottage

### Section 1: General Information and Asset Type

1.1. Name	Bakeham Cottage
1.2. UID	24/004
1.3. Address	Bakeham Cottage, Bakeham Lane
1.4. Postcode	TW20 9TT
1.5. Grid Reference	SU 99589 69950
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building



1.8 Description	
Detached house, two storeys with attic, constructed in red brick with a clay tiled roof, end chimney stacks, sash windows with sidelights and central timber porch.	
1.7 Overall Condition	
Good.	
Notes	

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>The dwelling has historic interest as it is reputed to have been built as the farm manager's house serving Little St Anne's opposite and Bakeham's Farm.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>Has architectural and aesthetic interest. Details contributing to its interest include: surviving timber sash windows; fine joinery of the porch; decorative ceramic panel to first floor; alternating bands of plane and scalloped roof tiles; decorative ridge tiles. However, the modern front-facing box dormer detracts from architectural interest.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Some archaeological interest in its historic association with the nearby farm, providing evidence for past society. Some archaeological interest in its fabric as evidence of nineteenth century construction.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	c 1890
<b>2.5. Authenticity (Integrity)</b>	A single significant phase with some alterations and/or extensions
<b>2.6. Rarity</b>	
Some local uniqueness as one of the earliest surviving dwellings on Bakeham Lane. Not a rare example architecturally.	
<b>2.7. Group Value</b>	
Has some association with Little St Anne's.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
Has some limited landmark/townscape value within the street scene being set back with front garden and picket fence.	

*Summary*

Included in local list due to its historic, architectural and aesthetic interest and its archaeological value.

## St Annes, the Lodge, Coach House and Cottage

### Section 1: General Information and Asset Type

1.1. Name	St Annes, the Lodge, Coach House and the Cottage
1.2. UID	24/005
1.3. Address	Bakeham Lane
1.4. Postcode	TW20 9TS
1.5. Grid Reference	SU 99633 69923
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building Group



1.8 Description	
Complex of mid-late nineteenth century buildings including large main house and ancillary buildings.	
The house has rendered and painted walls, with large sash windows under a slate roof. Its outbuildings include the Lodge / gatehouse with distinctive decorative features, the Coach House an earlier red brick building with a tile roof and the Cottage built as staff quarters for the main house.	
1.7 Overall Condition	
Good.	
Notes	

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>St Annes was once the domestic heart of a larger estate, that included Bakeham Farm which was located on the western side of Bakeham Lane (now modern housing). Reputed to have once been owned by Queen Victoria's Surgeon (Citation needed).</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>The group has architectural value. Hierarchy of their use is evident in the buildings. St Annes has timber sash windows, prominent chimneys and slate roof. The lodge has timber decorative bargeboards and has been extended. Decorative scallop roof tiles. Cartlodge is brick built with modern box dormer.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Provides evidence of former agricultural estate. The complex of buildings has been divided and are now in separate ownership. The cottage does not appear to be of significant heritage value and may date to mid-twentieth century.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	Estate established pre-1840. Exact date of earliest building unknown.
<b>2.5. Authenticity (Integrity)</b>	A single significant phase with significant alterations and/or extensions
<b>2.6. Rarity</b>	Regionally and locally not rare (see also Alderhurst 013), but their association with earlier surviving country house in vicinity and coherent group within the locality is of some rarity.
<b>2.7. Group Value</b>	The group share heritage value.
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	Some townscape value as a group, although the complex of buildings is set back behind a wall fronting the road.

*Summary*

The group is included in the local list but the Cottage is excluded, as it lacks sufficient historic and architectural interest.

## Alderhurst

### Section 1: General Information and Asset Type

1.1. Name	Alderhurst
1.2. UID	24/006
1.3. Address	Bakeham Lane
1.4. Postcode	TW20 9TS
1.5. Grid Reference	SU 99636 69836
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building Group

1971



### 1.8 Description

Alderhurst is a large, mid to late nineteenth century country house, within a complex of buildings including a lodge and pool. The main house is part tile hung with red brick walls and a tiled roof. Several internal features including panelled rooms, decorative fireplaces, stairs and galleried landing are thought to survive.

### 1.7 Overall Condition

Good.

### Notes

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>A large, moderate / high-status country house (post-dates St Annes to the north) with associated grounds and lodge.</p> <p>The combined property is the site of an extensive animal graveyard arising from diseased London Zoo animals being brought for post-mortems in the late 19th century (Citation needed).</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>The main house is built of red brick, with tiled roof. Internal features also thought to survive.</p> <p>Externally there are stone objects of interest including a gothic style font, provenance currently unknown.</p> <p>The lodge is probably a later building (late nineteenth century), brick-built with slate roof, good quality joinery, sash windows, decorative spandrel panel above ground floor window below arch.</p> <p>The concrete swimming pool reputedly includes some interesting seating and stone detail. Date as yet unknown.</p> <p>Now the site of CABI's agricultural science centre. Modern research buildings have been built in the complex.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Has some archaeological interest as centre of former estate and the fabric of the buildings is illustrative of nineteenth century construction techniques.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
2.4. Age	1840-1913
Exact date (if known):	
2.5. Authenticity (Integrity)	A single significant phase with significant alterations and/or extensions
<b>2.6. Rarity</b>	
Not rare.	
<b>2.7. Group Value</b>	
Group value between house and lodge, along with grounds.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
The lodge has landmark value. The house, though larger is set back from the street. Yet within the grounds the house would be the more prominent building.	

*Summary*

Included in the local list due to its historic interest and high architectural/artistic values.



## Bakeham House Lodge

### Section 1: General Information and Asset Type

1.1. Name	Bakeham House Lodge
1.2. UID	24/007
1.3. Address	Bakeham Lane
1.4. Postcode	TW20 9TR
1.5. Grid Reference	SU 99664 70266
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building



1.8 Description	
Two storey dwelling, rendered with weatherboarded gable to front. Includes ashlar masonry (rendered) gate piers to the right (south) and probably contemporary or earlier red brick outbuildings to the rear.	
1.7 Overall Condition	
Good.	
Notes	

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>Originally a Lodge to Bakeham House which is situated to the east in its own parkland of 53 acres (not included in the 2023 list).</p> <p>The House was built in 1868 for William Ventris Field, Q.C., later Baron Field of Bakeham and a judge in the High Court of Justice. Later additions were made in 1908 and again in 1933 when Robert Lutyens drew up plans for alterations.</p> <p>The brick outbuildings may be depicted in historic OS mapping from 1868, while the lodge house is shown 1895-96.</p> <p>The lodge is adjacent to one of the entrances to Bakeham House. This entrance is the nearest to the House, which is accessed via a short drive. A more winding entrance drive, with another lodge and gate is off Prune Hill.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>The building has architectural interest, with render resembling ashlar blocks around the gate area. Timber sash windows, white weatherboarded gable, clay tile roof. The outbuildings are red brick with slate roof.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>The building has archaeological interest, illustrating the history of high-status settlement in the area and the formality of the Bakeham Estate. Its fabric is illustrative of nineteenth century construction.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	
<b>2.5. Authenticity (Integrity)</b>	A single significant phase with some alterations and/or extensions
<b>2.6. Rarity</b>	
A good example of an estate lodge, though not a rarity.	
<b>2.7. Group Value</b>	
The Lodge has group value with the unlisted Bakeham House.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
The Lodge has landmark value, being in a prominent position on the corner of Prune Hill and Bakeham Lane.	

*Summary*

Included in the local list due to its historic, architectural and archaeological interest.

## The Fox and Hounds

### Section 1: General Information and Asset Type

1.1. Name	The Fox and Hounds
1.2. UID	24/008
1.3. Address	Bishopsgate Road
1.4. Postcode	TW20 0XU
1.5. Grid Reference	SU 97949 72148
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building



1.8 Description	
Public house, two storeys, with plain clay tile roof, rendered exterior. Bay window to front elevation.	
1.7 Overall Condition	
Good.	
Notes	

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>The building has historic interest and is of some age, being depicted and described as the Fox and Hounds public house on the 1842 Tithe Map and Appointments records.</p> <p>Reputed to be depicted in a 1780's drawing by Paul Sandby of the entrance to Windsor Great Park as a wayside inn on the Reading Road. An eighteenth-century date is feasible for the building, pre-dating the creation of Windsor Great Park.</p> <p>The building therefore has historic continuity as a functioning public house for probably over 200 years and has communal value.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>The building is of architectural interest, particularly the prominent bay windows and joinery of its façade. Historic extensions survive to the rear, along with modern additions.</p> <p>Understandably it has been modernised internally but the Fox and Hounds retains much architectural and artistic interest.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>The building has archaeological interest. The longevity of the public house in this location provides good evidence for past human activity and evidence of eighteenth century and later construction techniques.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	Pre-1840
Exact date (if known):	
<b>2.5. Authenticity (Integrity)</b>	A single significant phase with some alterations and/or extensions
<b>2.6. Rarity</b>	
Not rare nationally, but the pub is thought to be one of Englefield Green's older public houses.	
<b>2.7. Group Value</b>	
No known association with other buildings.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
Set back from the road, so not initially visible. However, it has landmark value, being prominent and isolated within its setting.	

*Summary*

Included on the list, due to its historic, communal, architectural and archaeological interest.

## Lodge Cottage, The Dell

### Section 1: General Information and Asset Type

1.1. Name	Lodge Cottage
1.2. UID	24/009
1.3. Address	Lodge Cottage, The Dell, Bishopsgate Road
1.4. Postcode	TW20 0XY
1.5. Grid Reference	SU 97991 72188
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building



1.8 Description	
Single-storey lodge dwelling, masonry built with rendered finish, some stone dressings and slate roof.	
1.7 Overall Condition	
Good.	
Notes	

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>Lodge Cottage has historic interest due to its association with the Dell, a large country house at the centre of an estate, once located to the northeast of the lodge.</p> <p>The date stone of 1871 suggests the Lodge was built before the tenure of the Dell by Baron Sir John Henry Schroder, who bought The Dell estate in the 1880's.</p> <p>The lodge was probably a replacement for an earlier entrance lodge building is shown on the 1842 Tithe map on the opposite side of the entrance drive. The Dell and the lodge were at that time under the ownership of Henry Robert Westenra, 3rd Baron Rossmore.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>The building has architectural and artistic value. There are decorative barge boards, half timbering, stone dressings and a date stone of 1871. A second date of 1996 reflects a modern sympathetic extension.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Has archaeological value evidencing the former presence of the Dell estate and its access drive from Bishopsgate Road. The building's fabric is illustrative of nineteenth century construction techniques.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	1871
<b>2.5. Authenticity (Integrity)</b>	A single significant phase with some alterations and/or extensions
<b>2.6. Rarity</b>	While the building is distinctive, lodge dwellings in the locality are not particularly rare.
<b>2.7. Group Value</b>	Limited potential for group value, due to its association with the Dell, which was demolished although it is unknown if other buildings of the Dell estate survive elsewhere.
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	Some landmark value and despite its low height it is a prominent feature on Bishopsgate Road.

*Summary*

Included on the local list due to its historic, architectural and archaeological interest.

## The Dell Cottage

### Section 1: General Information and Asset Type

1.1. Name	The Dell Cottage
1.2. UID	24/010
1.3. Address	The Dell Cottage, Bishopsgate Road
1.4. Postcode	TW20 0XU
1.5. Grid Reference	SU 98130 72110
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building



1.8 Description	
Two storey dwelling, brick built with hanging tiles to the first floor and a tiled roof. Half-timbered gable, with decorative barge boards and ornate chimney. Fine joinery to entrance porch.	
1.7 Overall Condition	
Good.	
Notes	

*Section 2: Assessment of Heritage Interest*

Reason(s) for Local Value
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>The building is of historic interest. It first appears on the late <i>nineteenth</i>-century OPS mapping (Revised: 1897, Published: 1899), along with an extensive complex of greenhouses and nursery buildings occupying the land directly adjacent and to the west and part of the Dell Estate. The Cottage is likely to have provided accommodation for the estate worker and family tasked with cultivation of produce in the nursery garden.</p> <p>Some of the masonry-built nursery garden buildings survive to the west of the Dell Cottage along with the walled garden (now Dell Park Farm Liveries).</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>Has architectural interest with decorative hanging tiles to the first floor including bands of scallop tiles. These bands are replicated in the clay roof tiles. It has decorative ridge tiles, timber framing and bracing to a front gable, an elaborate chimney and a porch canopy supported on timber joinery.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Has archaeological interest in providing evidence for past activity related to the functioning of the Dell Estate.</p>

Reason(s) for Standing Out in its Surroundings	
2.4. Age	1840-1913
Exact date (if known):	
2.5. Authenticity (Integrity)	A single significant phase and which is largely intact
2.6. Rarity	
In its context, with the surviving evidence of the nursery buildings and walled garden, the building can be considered to have some rarity.	
2.7. Group Value	
Has group value with the surviving nursery buildings and walled garden.	
2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)	
Yes – landmark/townscape value. The Dell Cottage is in a prominent position on the corner of Bishopsgate Road and Wick Lane.	

*Summary*

Included on the local list due to its historic, architectural and archaeological interest.



## Gatehouses, Fairmont Windsor Hotel

### Section 1: General Information and Asset Type

1.1. Name	Gatehouses
1.2. UID	24/011
1.3. Address	West Lodge and Middle Lodge, Bishopsgate Road
1.4. Postcode	TW20 0YL
1.5. Grid Reference	SU 98222 72106
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building Group



1.8 Description	
Two gatehouses (Labelled West Lodge and Middle Lodge on LA mapping) - located at the entrance to Fairmont Windsor Hotel (formerly Dell Park).	
1.7 Overall Condition	
Good.	
Notes	

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b>
The two buildings (West Lodge and Middle Lodge) are assumed to have a historic relationship with the Dell Park Estate. The Englefield Green Village Neighbourhood Forum document (2023) states that the buildings date to 1882 and 1914 respectively, as denoted by the date stones inset above the front door of the properties.
<b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b>
Middle Lodge appears to be a mirrored copy of the earlier West lodge and together the two buildings are located either side of the entrance to the former drive to the Dell. Both are single storey, with clay tiles including decorative bands of scallop tiles and decorative ridge tiles. Timber bracing to front gable.
<b>2.3. Archaeological Interest (including Evidential Value)</b>
Some local archaeological interest, providing evidence of the presence and continuity of the Dell Park Estate.

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	Various <ul style="list-style-type: none"> <li>• 1880s</li> <li>• 1910s</li> </ul>
<b>2.5. Authenticity (Integrity)</b>	The asset is of multiple significant phases
<b>2.6. Rarity</b>	
There are many gate-lodge buildings in the vicinity, so their rarity is limited.	
<b>2.7. Group Value</b>	
There is group value between the two buildings, with an association with the former Dell Park Estate.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
West and Middle lodge have Landmark/Townscape Value.	

*Summary*

West and Middle lodge are included on the local list, due to their historic, architectural and archaeological interest.

## Dell Park estate, Farm Workshops, Cottage, Stables and Courtyard buildings

### Section 1: General Information and Asset Type

1.1. Name	Dell Park Estate buildings
1.2. UID	24/012
1.3. Address	Dell Park Farm, Bishopsgate Road
1.4. Postcode	TW20 0YL
1.5. Grid Reference	Multiple – see notes
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building Group



The stables looking west.



Top the stables yard. Below, the southern nursery garden wall



Top row, left machinery in the Feed Mill. Middle, the powerhouse in the east range. Right traces of pig pens in the hardstanding of the yard.  
Bottom row: Left, the Cottage. Middle the north range and garden wall (exterior). Right the north range and garden wall (exterior).



Top the north entrance to the walled garden (exterior). Middle, the interior of the garden wall with greenhouse brackets. Bottom the east range buildings.

**1.8 Description**

Group of nineteenth century buildings and structures associated with agricultural production at the Dell Estate. Linear garden wall, plus masonry-built lean-to workshops. Red brick cottage building with tiled roof, single storey with timber louvered lantern Stables and feed mill, a white weatherboarded building, two flanking bays of two storeys, with central single storey, double pile range. Plus, range of single storey buildings to the west behind the stables.

**1.7 Overall Condition**

Good.

**Notes**

**NGR**

- Yard - SU 97995 72015
- Feed mill and stables - SU 97994 71996/SU 98002 72005
- West range, including former powerhouse - SU 97991 72029
- Cottage - SU 98017 72042
- Lean-to workshop range and north garden wall - SU 98081 72101
- Garden wall - SU 98042 72022
- Linear range of lean-to eastern outbuildings - SU 98095 72035

The water tower described in the 2023 assessment could not be accessed during the site visit in 2024. It is believed to be located to the north of Bishopsgate Road. Baron Sir John Henry Schroder was a distinguished collector who bought 'The Dell' during the 1880s. He extended the house and lavished a great deal of care and attention on the gardens. James Pulham and Son built the rock garden in c1888 which is quite small, but absolutely charming, being formed around a rock-lined path that meanders alongside an artificial stream. The large castellated water tower that holds the water that is pumped up from the neighbouring valley<sup>2</sup>.

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b>
<p>The group of buildings are of historic interest, associated with the Dell Park Estate and the Schroder Family. The stables and the single-storey buildings are first shown on the OS map Revised: 1897, Published: 1899 They were built as stables and the building is in the same use today. In addition to the stables, the site appears to have been built as a modestly sized model farm, which included a large walled nursery garden, with greenhouses and masonry-built sheds.</p> <p>The feed mill adjoins the white weatherboarded stables and retains original milling machinery, including a crank shaft and wheel, originally driven by a belt, possibly steam powered. Other original features also survive throughout many buildings, including original brick floors (partially covered with concrete screed), gas lamps, timber partitions, original doors, windows and shutters. The level of preservation throughout is good, probably due to the continuity in use as a stables.</p> <p>The yard provides evidence of farming practices, including the presence of pig pens along its western side. The western Range includes a power or boiler house, which is distinct due to its gabled front and barge boards.</p> <p>The cottage retains original materials and features and is of high architectural quality. The brick-built and rendered garden wall provides evidence for the nursery garden that once supported the Dell Estate.</p> <p>To the north of the site are substantial, lean-to buildings adjacent to the north wall of the garden, including a gable fronted entrance, which would have served as the north entrance to the walled garden. On the southern side of the garden wall are metal brackets and machinery, indicating the former presence of an extensive green house and the mechanism used to open its windows and rooflights.</p>

<b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b>
<p>The group of buildings are of notable architectural and aesthetic interest. Despite the functional purpose of the buildings, they were considered to be worthy of high-quality finishes and decorative elements, such as barge boards and well finished joinery. This indicates the high quality and status of the Dell Park Farm in the late nineteenth-century.</p>
<b>2.3. Archaeological Interest (including Evidential Value)</b>
<p>The collection of buildings, open spaces and structures provide clear and valuable evidence of the functionality, the presence and continuity of the farm as part of the Dell Park Estate. The group has archaeological value, providing evidence for society in the past and the individuals who lived and worked in the area.</p>

<sup>2</sup> <https://pulham.org.uk/2014/08/31/chapter-16-1888-1913-the-dell-englefield-green-surrey/>

Reason(s) for Standing Out in its Surroundings	
2.4. Age	1840-1913
Exact date (if known):	
2.5. Authenticity (Integrity)	The asset is of multiple significant phases
2.6. Rarity	
The assets and the level of survival are rare in the vicinity. While estate buildings survive, the numerous Model Farm buildings at this site are not common in the vicinity.	
2.7. Group Value	
There is group value between the buildings, with an association with the former Dell Park Estate. There is also group value with other buildings of the Dell Park Estates, such as the gate lodges and estate workers cottages, in particular Dell Cottage (UID:24/010).	
2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)	
The buildings are screened from views from the street and from the public realm. Yet within the extent of Dell Park Farm the buildings and structures are notable and distinctive.	

*Summary*

Included as a group due to historic, architectural and archaeological interest and the quality of surviving fabric and features.

## 11-13 Paxton Villas

### Section 1: General Information and Asset Type

1.1. Name	11-13 Paxton Villas
1.2. UID	24/013
1.3. Address	11 – 13 Bond Street
1.4. Postcode	TW20 0PG
1.5. Grid Reference	SU 99225 71038
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building Group



1.8 Description	
Semi-detached pair of dwellings mirrored with front-facing gables and set back behind modest front gardens. Brick-built with box-bay windows to the ground floor façade. Round arched openings to entrances and first floor windows, with keystones replicated. Dentilled string course between ground and first floor.	
1.7 Overall Condition	
Good.	
Notes	



*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>The pair have limited historic interest, providing some evidence for the development of the local area.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>The pair have architectural interest, with bargeboards, finials, round arched windows, decorative lozenges within gables, decorative banding and red-brick quoins.</p> <p>While the original timber sash windows with horns survive in the front elevation of number 11, those of number 13 were removed between 2019 and 2022 and replaced with poor quality uPVC windows with trickle vents.</p> <p>There have been recent sizable extensions to the rear of the buildings and number 11 has a modern front-facing rooflight, along with box dormers to the rear.</p> <p>Despite these modern interventions, the original appearance and aesthetic qualities of the dwellings can still be perceived.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Provides some limited evidence about past human activity in the Locality and the urbanisation of the area in the later nineteenth century.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	1881
<b>2.5. Authenticity (Integrity)</b>	A single significant phase with significant alterations and/or extensions
<b>2.6. Rarity</b>	
The dwellings have some uniqueness, due to their surviving architectural detailing and design. They are one of a series of late-nineteenth century dwellings on Bond Street and are not unique.	
<b>2.7. Group Value</b>	
The pair share group value. Although no known association with other buildings in the locality.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
Some landmark value derived from their distinctive appearance. The pair contribute positively to the character and appearance of the area.	

*Summary*

The pair are included due to their historic and archaeological interest. They are good examples of their type and contribute to the character of the area.

## Gatehouse to Magna Carta Park

### Section 1: General Information and Asset Type

1.1. Name	Gatehouse to Magna Carta Park
1.2. UID	24/014
1.3. Address	Coopers Hill Lane
1.4. Postcode	TW20 0JX
1.5. Grid Reference	SU 99321 72004
1.6a. Conservation Area	Yes
1.6b. If yes, which CA	Englefield Green Conservation Area
1.7 Asset Type	Building



1.8 Description	
Single-storey brick-built gatehouse/lodge with stone dressings, slate roof, stone mullions to bay window.	
1.7 Overall Condition	
Good.	
Notes	

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>The building has historic interest, being formerly the gatehouse to the Royal Indian Engineering College which opened in 1873, later Shoreditch College, then Brunel University (now Magna Carta Park a residential complex).</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>It has architectural and artistic interest - Built with Gault brick and with stone dressings, stepped gable end and inset heraldic stone. Sate roof, gothic arch to entrance.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>It has archaeological interest, providing evidence of the former Royal Indian Engineering College which opened in 1873, later Shoreditch College, then Brunel University. It provides evidence about past human activity in the locality and the former designed landscape and place.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	1873
<b>2.5. Authenticity (Integrity)</b>	A single significant phase and which is largely intact
<b>2.6. Rarity</b>	
Lodges/gatehouses are not rare in the area.	
<b>2.7. Group Value</b>	
Has some group value with the site of the former Royal Indian Engineering College – now redeveloped.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
Some limited landscape value as it is set back behind a brick boundary wall.	

*Summary*

Included in the list due to its historic, architectural and archaeological interest.

## Braeside House

### Section 1: General Information and Asset Type

1.1. Name	Braeside House
1.2. UID	24/015
1.3. Address	Crimp Hill
1.4. Postcode	TW20 0YB
1.5. Grid Reference	SU 98470 72373
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building



1.8 Description	
Large Victorian house, brick-built, with half-timbered gable, hanging tiles, tiled roof and dormers. Rebuilt after 1913 arson attack.	
1.7 Overall Condition	
Good.	
Notes	<p>© Chris Phillips Collection</p>

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>Originally named Trevethan the house was attacked by Suffragettes on 20 March 1913. Elsie Duval and Olive Beamish (who used the false name Phyllis Brady). On the night of the 19th-20th March 1913 the Suffragettes committed an arson attack on Trevethan, owned by Lady White. Lady White was the widow of Sir George White, VC, a hero of the Boer War. The house had been unoccupied for three years. No-one was hurt but it suffered around £3,000 worth of damage<sup>3</sup>.</p> <p>The house was subsequently restored and renamed Braeside. Braeside was subsequently owned by Scitcliffe School (now Bishopsgate School) and at one time used for staff accommodation.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>Has aesthetic value derived from its quality materials and notable architectural features. The setting of the building has not been developed and it remains within its extensive garden plot.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Has evidential value, providing evidence for continuity of use, including restoration and use by Bishopsgate School.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	
<b>2.5. Authenticity (Integrity)</b>	A single significant phase with significant alterations and/or extensions
<b>2.6. Rarity</b>	
Large Victorian country houses are not particularly rare in the area.	
<b>2.7. Group Value</b>	
No known association with other buildings of heritage value in the area.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
Low visible presence on the street due to hedge boundary and the setback position of the house.	

*Summary*

Braeside is included, due to its historic interest and through its association with the 1913 attack and its high architectural quality.

<sup>3</sup> [https://chertseymuseum.org/local\\_suffragettes](https://chertseymuseum.org/local_suffragettes)

## Former Wesleyan Chapel

### Section 1: General Information and Asset Type

1.1. Name	Former Wesleyan Chapel
1.2. UID	24/016
1.3. Address	4 Egham Hill
1.4. Postcode	TW20 0AY
1.5. Grid Reference	TQ 00547 71267
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building



1.8 Description	
Nineteenth-century Gothic chapel, built of uncoursed squared rubble. Tall southeast window with Gothic arch and tracery. Single pitched roofs to side aisles to west and east. Now converted into flats.	
1.7 Overall Condition	
Good.	
Notes	

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>John Remington Mills, Liberal MP for Wycombe, a Non-Conformist from a family of wealthy silk merchants, provided funds for the construction of the chapel in 1851. The building has historic communal value as a place of worship.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>The church building has architectural interest. It has now been turned into flats, but its character and architectural features have been retained. It is built in the Gothic style with typical use of building stone and lancet windows.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>It has archaeological interest, evidencing the lives of the community in the past, providing evidence for the expansion of the non-conformist religion in the mid-nineteenth century.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	1851
<b>2.5. Authenticity (Integrity)</b>	A single significant phase with some alterations and/or extensions
<b>2.6. Rarity</b>	
Fairly rare in the vicinity.	
<b>2.7. Group Value</b>	
No known associations with other buildings of historic interest.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
The building has definite landmark/townscape value and is a distinctive building within the street scene.	

*Summary*

Included due to its historic, architectural and archaeological interest.

## Aspley Lodge

### Section 1: General Information and Asset Type

1.1. Name	Aspley Lodge
1.2. UID	24/017
1.3. Address	20 Egham Hill
1.4. Postcode	TW20 0BD
1.5. Grid Reference	TQ 00404 71158
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building



1.8 Description	
Large, detached dwelling. White-painted brickwork. Slate roof. The façade has a bay window at ground floor level, with decorative top lights. Traditional (possibly original) black-painted sash windows.	
1.7 Overall Condition	
Good.	
Notes	



*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>Some historic interest, due to its age. Built in the mid nineteenth century large house overlooking the major thoroughfare of Egham Hill.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>The building has architectural interest. Breakfront brick façade and ground floor decorative bay window. Traditional sash windows possibly original – painted black. Extension to the rear, not visible from the street.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Some evidential value for the settlement of the area in the mid nineteenth century.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	
<b>2.5. Authenticity (Integrity)</b>	A single significant phase with some alterations and/or extensions
<b>2.6. Rarity</b>	
Large nineteenth century houses are not particularly rare in the vicinity.	
<b>2.7. Group Value</b>	
No known association with other nearby heritage assets.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
Some landmark value although the is dwelling is set back behind a modern fence boundary. It retains some prominence in the street.	

*Summary*

Included on the list, due to its age, historic interest and architectural authenticity.

## Sunnyside and Daylesford

### Section 1: General Information and Asset Type

1.1. Name	Sunnyside and Daylesford
1.2. UID	24/018
1.3. Address	28 and 30 Egham Hill
1.4. Postcode	TW20 0BD
1.5. Grid Reference	TQ 00357 71117
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building



1.8 Description	
Large and distinctive, yellow brick-built Victorian villa. Pointed horseshoe brick arches to the ground floor, with other brick detailing. Prominent rounded bay window to ground floor. Slate roof, extensive survival of original sash windows.	
1.7 Overall Condition	
Good.	
Notes	

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>A date stone in front gable end gives a date of 1865. The building is of sufficient age and authenticity to be of historic interest.</p> <p>Built as a large family home it has been divided into two separate dwellings. Yet externally it has retained its character and its origins as a single dwelling can be appreciated.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>It has considerable architectural quality. There are pointed horseshoe brick arches to the ground floor, with herringbone infills in the spandrels of the arches above the original timber sash windows. These are original and the upper sashes have horns. A large curved or rounded bay window is a prominent feature of the façade, as is the arched entrance porch with a stone column and capital. The upper windows have segmental brick arches and there is a relieving brick arch visible in the front gable above the date stone. Other details include a dentilled brick cornice below the eaves, bands of dark grey brick and tumbled-in brickwork to the front chimney stack.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>The building provides evidence for the historic urbanisation of the area and the changing architectural styles and sensibilities of the period.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	1865
<b>2.5. Authenticity (Integrity)</b>	A single significant phase with some alterations and/or extensions
<b>2.6. Rarity</b>	Buildings of this architectural authenticity are rare.
<b>2.7. Group Value</b>	No known association with other buildings of heritage interest.
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	The building has landscape value and is a prominent and distinctive feature in the street scene.

*Summary*

Included due to its architectural and historic interest.

## Chilbolton

### Section 1: General Information and Asset Type

1.1. Name	Chilbolton
1.2. UID	24/019
1.3. Address	1-10 Chilbolton, Middle Hill
1.4. Postcode	TW20 0JQ
1.5. Grid Reference	TQ 00269 71092
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building



1.8 Description	
Large Edwardian dwelling with prominent joinery to facade (the building is turned 90 degrees from the street). Brick built with two-storey bays either side of a central brick-built bay with first floor oriel window. Half timbering to gables and below first floor bay windows. Tiled roof, dormer window to side (facing the street).	
1.7 Overall Condition	
Good.	
Notes	

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>Some historic interest due to its age and the authenticity of its surviving historic features.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>The building has architectural interest. Built circa 1900, the building is distinctive, with good quality and extensive original joinery. Two sets of projecting bay windows, with surviving leaded lights to the first floor. Half timbering between ground and first floors, with further half-timbering to the gables. Oriel window in central bay, barge boards and pendant finials in the gables. Possible large extension to the north.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>The building has archaeological interest and provides evidence for the architectural styles and fashions of the period, the quality of the craftsmanship and the urban settlement of the area.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	
<b>2.5. Authenticity (Integrity)</b>	A single significant phase and which is largely intact
<b>2.6. Rarity</b>	
While large dwellings of this period are not rare in the area, such levels of survival of architectural element are unusual.	
<b>2.7. Group Value</b>	
No known group associations.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
Yes – landscape value due to the distinctive character of the building, although this is reduced by its orientation.	

*Summary*

Included due to its architectural and historic interest and its historic, evidential and landmark values.

## The Chestnuts

### Section 1: General Information and Asset Type

1.1. Name	The Chestnuts
1.2. UID	24/020
1.3. Address	Chestnut Drive
1.4. Postcode	TW20 0BJ
1.5. Grid Reference	SU 99906 70884
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building



1.8 Description	
Red brick building of two storeys, with decorative brick diaper work. Shallow tiled roof set behind parapet. Yellow/brown brick extension (also nineteenth century) to the rear and east. The main part of the building has distinctive fenestration, with white stone mullion windows.	
1.7 Overall Condition	
Fair.	
Notes	Has undergone a period of abandonment. Now understood to be undergoing refurbishment by RHUL (2024) as a Department of Health Studies teaching facility. The works undertaken will include internal works and restoration of the Victorian façade.

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>Some historic interest, due to its age and the intactness of its survival. The building is of some antiquity, appearing on the early OS maps (Surveyed: 1864 to 1865, Published: 1869), where it is shown with the same footprint that exists today.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>The Chestnuts has architectural interest. The primary part of the building is of soft red brick with decorative blue headers in diaper and 'X' patterns. There is a breakfront façade with a distinctive arched front doorway with quoining to the jambs. The mullion timber windows are of good quality. Slate roof concealed by parapet with drip moulding.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Some archaeological interest as it provides evidence for the settlement of the area prior to its extensive urbanisation in the twentieth century. In addition, it evidences the evolution of architectural styles and tastes in the nineteenth century.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	Pre-dates 1864
<b>2.5. Authenticity (Integrity)</b>	A single significant phase and which is largely intact
<b>2.6. Rarity</b>	
Large Victorian houses are not particularly rare in the vicinity.	
<b>2.7. Group Value</b>	
No known association with other historic buildings.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
The building has landscape value and is distinctive. This attribute could be enhanced with better management of the foliage at its boundaries. The building is in an elevated position, although obscured by hedges and trees in views from Egham Hill.	

*Summary*

Included due to its architectural and historic interest and its historic, archaeological/evidential and landmark values.

## Sutherland Lodge

### Section 1: General Information and Asset Type

1.1. Name	Sutherland Lodge
1.2. UID	24/021
1.3. Address	Sutherland Lodge, Egham Hill
1.4. Postcode	TW20 0BQ
1.5. Grid Reference	TQ 00023 70901
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building



1.8 Description	
Single-storey lodge building, built of red brick, with tiled roof. Two south facing gables with hanging scallop tiles. Barge boards to gables. Bands of scallop tiles amongst the plain tiled roof. Porch canopy supported by post. Mullion timber windows. Set back behind brick wall fronting Egham Hill. Former lodge of nearby Sutherland House.	
1.7 Overall Condition	
Good.	
Notes	



*Section 2: Assessment of Heritage Interest*

Reason(s) for Local Value
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>The building has historic value. Sutherland Lodge is situated to the southwest of the entrance to Sutherland House (now the Katherine Worth Building of the Royal Holloway University). The main house is Grade II listed, built c1810 and refronted in mid-nineteenth century. The Lodge is late-nineteenth century and is a positive element within the listed building's setting.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>The building is ornate and has architectural/aesthetic value. The Lodge is a single storey red brick building with a tiled roof, which has decorative bands of scallop tiles. Two south-facing gables and an eastern gable have hanging scallop tiles and timber barge boards. There are two ornate chimney stacks, decorative ridge tiles and finials to the apex of the gables.</p> <p>Timber mullion windows along with an oriel window on the east façade. The porch canopy to the east is supported by a timber post. The building is set back behind brick wall fronting Egham Hill.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Archaeological interest is derived from the evidence the Lodge provides for the function and status of the former Sutherland House. In addition, the contrast in architectural styles between the house and its lodge is of interest, evidencing the change in taste and architecture over time.</p>

Reason(s) for Standing Out in its Surroundings	
2.4. Age	1840-1913
Exact date (if known):	
2.5. Authenticity (Integrity)	A single significant phase and which is largely intact
<b>2.6. Rarity</b>	
Lodge buildings of this type are not rare in the vicinity.	
<b>2.7. Group Value</b>	
Has definitive group value with the Grade II listed Sutherland House (List Entry Number: 1079634). The Lodge may in fact be curtilage listed and it is a positive element in the listed building's setting, enhancing the listed building's significance.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
Some townscape/landmark value as the two southern gables are prominent in the street scene. However, the building is set back behind the brick boundary wall reducing its overall prominence.	

*Summary*

Included in the local list due to its historic, architectural and archaeological value. It also has group value and landmark qualities.

## Wetton's Terrace

### Section 1: General Information and Asset Type

1.1. Name	Wetton's Terrace
1.2. UID	24/022
1.3. Address	Highfield Road
1.4. Postcode	TW20 0SS
1.5. Grid Reference	SU 99590 70635
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building Group



1.8 Description	
A terrace of three-storey buildings, central bays of red brick, sash windows, two front facing gables, cast iron ground floor canopy to the right of the façade. Four centred arches to openings, drip mouldings over windows.	
1.7 Overall Condition	
Good.	
Notes	

*Section 2: Assessment of Heritage Interest*

Reason(s) for Local Value
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>Some historic value. The building appears on the historic OS map surveyed 1869, published 1872 and predates the establishment of the Royal Holloway Ladies College on the opposite side of Egham Hill in the 1880s. The terrace was named after Champion Constable Wetton, (b. 1781) who established a private bank, trading as Egham Bank. Wetton was a printer by trade and is listed in an 1818 prospectus for Chertsey Savings Bank as one of its directors. Champion started his bank, in Egham in 1830, in partnership with his brother, George Norman Wetton, who was a Northampton bookseller.</p> <p>Wetton was, allegedly, a man of '<i>slovenly, unmethodical habits</i>' and his financial affairs became hopelessly confused. He left Egham one morning in 1851 and was found dead in a ditch beside the railway line to Wraysbury and it is believed that he committed suicide to escape from his financial situation<sup>4</sup>.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>A terrace of three-storey buildings, red bricks to the central bays, sash windows, two front facing gables, cast iron ground floor canopy to the right of the façade. Georgian side extensions in lighter brick. Four centred arches to openings, drip mouldings over windows, decorative ceramic work in spandrels and dormer gables. The building has clear architectural and aesthetic value. The landscaping, front gardens and setting have been substantially altered from their original form.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Some evidential value as a source of reference for the nineteenth-century development and urbanisation of the area.</p>

Reason(s) for Standing Out in its Surroundings	
2.4. Age	1840-1913
Exact date (if known):	
2.5. Authenticity (Integrity)	A single significant phase and which is largely intact
2.6. Rarity	
A notable group of ornate dwellings in a terrace – unusual in the vicinity.	
2.7. Group Value	
The dwellings share value as a distinct group. No known association with other historic buildings.	
2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)	
Within its immediate area it is a notable and prominent building, though its landmark/townscape value is limited from Egham Hill where it is screened by trees.	

*Summary*

Included due to its architectural and aesthetic interest, but it also has historic value and landmark qualities and the terrace forms a notable group.

<sup>4</sup> <https://sites.rootsweb.com/~engsurry/banks/egham.htm>

## Woodlands

### Section 1: General Information and Asset Type

1.1. Name	Woodlands
1.2. UID	24/023
1.3. Address	Highfield Road
1.4. Postcode	TW20 0BW
1.5. Grid Reference	SU 99684 70689
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building Group



1.8 Description	
Ornate, late nineteenth century red brick building. Dutch gable, bargeboards, ornate chimney, decorative ceramic panes, hood moulds over windows.	
1.7 Overall Condition	
Good.	
Notes	

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>The stone plaque provides a date of 1889, so the building has some antiquity.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>The building has clear architectural and aesthetic value. Built in 1889 the house has many decorative features including Dutch gable end, hanging tiles to gables, drip mould string course, decorative tiled plaque and external woodwork. The original windows survive and include mullions, oriel, bay windows and dormers. Sash windows survive to the rear.</p> <p>The building should be considered alongside the adjoining Woodlands Cottage, which though less ornate is executed in the same style. The cottage is shown on the historic mapping with the house and is likely to have originally been an ancillary building, such as carriage house or stable.</p> <p>The orientation of the building has been altered as it was originally accessed via Egham Hill. The original front entrance is now at the rear, though it is still used. A modern wheelchair ramp has been added around the building which has had a negative impact on its appearance.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Some archaeological interest, providing evidence for the settlement of the area and the past form and style of well-to-do domestic life.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	1889
<b>2.5. Authenticity (Integrity)</b>	A single significant phase and which is largely intact
<b>2.6. Rarity</b>	Large Victorian dwellings are not particularly rare, although this is notable as a well-preserved example.
<b>2.7. Group Value</b>	The pair share group value. May have association with the establishment of the Royal Holloway Ladies College.
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	The building is prominent on Highfield Road but screened from Egham Hill.

*Summary*

Included within the local list for its architectural and aesthetic interest and also its historic and archaeological interest, along with group value and landmark qualities.

## Milestone Opposite Sutherland Lodge

### Section 1: General Information and Asset Type

1.1. Name	Milestone opposite Southerland Lodge
1.2. UID	24/024
1.3. Address	Egham Hill
1.4. Postcode	TW20 0BQ
1.5. Grid Reference	TQ 00030 70878
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Structure



1.8 Description	
Milestone, with inscriptions to front and rear.	
These are, Front:	
	19 Miles From Hyde Park Corner 7 M To Bagshot
Rear in Roman numerals:	
	XIX
1.7 Overall Condition	
Fair.	
Notes	<p>Previously described as opposite the Pack Horse (Englefield Green Village Neighbourhood Forum 2023), but opposite Sutherland Lodge is more accurate.</p> <p>Also listed as Monument HER Number: 16875 – MSE16875</p>

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>Has historic value and relevance to the local community. The mile marker provides evidence for the historic role of Egham Hill and its distinguishing place as a stopping point on the route from London.</p> <p>The short, bulky form of the stone suggests a late eighteenth to early nineteenth century date.</p> <p>Here may have been a loose physical association with the original public house on the site of the existing Packhorse, roughly eighty metres to the west. The current Packhorse PH dates to the 1930s.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>Architectural interest - Whilst not a prominent visual feature within the street scene, the marker is distinctive and of a recognisable type among the known corpus of such features.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>The mile marker provides evidence of past human activity in the locality and is a primary source of evidence about the evolution of Egham Hill and Englefield Green, and the activities of people in the past.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	Pre-1840
Exact date (if known):	
<b>2.5. Authenticity (Integrity)</b>	A single significant phase and which is largely intact
<b>2.6. Rarity</b>	
Comparatively rare.	
<b>2.7. Group Value</b>	
No other milestones in the vicinity. No known association with existing building, such as a coaching inn.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
The feature has townscape value as a surviving historic feature of interest within the street.	

*Summary*

Included in the local list due to its historic and archaeological interest.

## Old Cowsheds, Cowman's Cottage, Middle Cottage

### Section 1: General Information and Asset Type

1.1. Name	Old Cowsheds, Cowman's Cottage, Middle Cottage
1.2. UID	24/025
1.3. Address	The Green
1.4. Postcode	TW20 0YX
1.5. Grid Reference	SU 99015 71555
1.6a. Conservation Area	Yes
1.6b. If yes, which CA	Englefield Green Conservation Area
1.7 Asset Type	Building Group



1.8 Description	
Former farmstead buildings of Crown Farm, arranged around a square yard. Farmstead sited to the west of the Green. Red brick-built, mainly single storey with some two storey elements. Tiled roofs, with bands of scallop tiles. Hanging tiles and half-timbered gables on two-storey buildings to the right (north). Louvered vents to the roof of the range to the left (south). Now converted to residential use.	
1.7 Overall Condition	
Good.	
Notes	



*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>A farm is shown at the same location on the 1842 Tithe Map, with a similar footprint and layout of buildings. The farm was in the ownership of the Crown, with the tenant being Michael Willis.</p> <p>The OS maps of the later nineteenth century show the development of the site. The southern range is not shown on the 1895/96 map and is therefore likely to be an early twentieth century building.</p> <p>One of two farmsteads originally located adjacent to the Green. The other, Castlehill Farm no longer exists.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>The site has architectural/aesthetic value. Overall, the site retains a recognisable, rustic character and the historic agricultural origins of the buildings is clear. The materials are good quality, with elements similar to those used on late-nineteenth century domestic dwellings in the area, such as hanging tiles, half timbering, scallop roof tiles.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>The site is of archaeological value, providing evidence for the agricultural heritage of the area and its links to the Crown Estates.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	
<b>2.5. Authenticity (Integrity)</b>	A single significant phase with significant alterations and/or extensions
<b>2.6. Rarity</b>	
Rare for the locality.	
<b>2.7. Group Value</b>	
Collectively the buildings share group value.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
Limited landmark/townscape value, being set back from the Green and low in height, although the buildings are distinctive.	

*Summary*

Included on the local list due to its historic, architectural and archaeological interest, along with group value.

## 11 Lamp Posts

### Section 1: General Information and Asset Type

1.1. Name	11 Lamp Posts
1.2. UID	24/026
1.3. Address	Around the area designated as The Green and on Cooper's Hill Lane
1.4. Postcode	N/A
1.5. Grid Reference	SU 99160 71577 (The Green)
1.6a. Conservation Area	Yes
1.6b. If yes, which CA	Englefield Green
1.7 Asset Type	Structure



1.8 Description	
Early-twentieth century, ornate lamp posts. Iron shafts with fluting to the base. Glass lantern box.	
1.7 Overall Condition	
Good.	
Notes	<p>Locations as follows:</p> <ol style="list-style-type: none"> <li>1. Outside Englewick</li> <li>2. Outside the Barley Mow</li> <li>3. Outside the Cricket Club</li> <li>4. By Bulkeley Cottage</li> <li>5. By the bus stop</li> <li>6. By the post box on area of green at top end of Middle Hill</li> <li>7. By the Old House at junction of Middle Hill and St Jude's Road</li> <li>8. By Englefield Green House</li> <li>9. Cooper's Hill Lane (1 of 3)</li> <li>10. Cooper's Hill Lane (2 of 3)</li> <li>11. Cooper's Hill Lane (3 of 3)</li> </ol>

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>Early-twentieth century in date. Number 4 by Bulkeley Cottage is marked 'Herring Chertsey' from the Herring and Son Foundry at Chertsey.</p> <p>These therefore differ from the lamp post at the junction of Bishopsgate Road and St Jude's Road which is already on the Local List. It bears the stamp S Pontifex &amp; Co, 22 Coleman Street.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>All of the same appearance and detailing except for number 2, outside the Barley Mow which has an additional cross bar below the glass lantern box. All are ornate with fluted columns, with finial to the top. Lantern boxes supported by curved iron strapwork.</p> <p>The lamp posts make a positive contribution to the character of the Conservation Area and are good examples of historic street furniture. The group give clear enhancement to the historic character of the area.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Provides evidential value for the development of civic amenities in the area in the late nineteenth to early twentieth century.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	
<b>2.5. Authenticity (Integrity)</b>	A single significant phase and which is largely intact
<b>2.6. Rarity</b>	
Surviving ornate lamp posts of this type are increasingly rare.	
<b>2.7. Group Value</b>	
Clear group value. Plus, some group value with the other historic lamp posts in the area.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
Clear landscape/townscape value.	

*Summary*

Included on the local list due to historic, architectural and archaeological interest, as well as group value and landmark/townscape status.

## Ham Lane Cottage

### Section 1: General Information and Asset Type

1.1. Name	Ham Lane Cottage
1.2. UID	24/027
1.3. Address	Ham Lane
1.4. Postcode	TW20 0YS
1.5. Grid Reference	SU 98523 71583
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building



1.8 Description	
Two storey dwelling, originally two semi-detached cottages. Red brick, tiled roof. Two southeastern facing gables, central chimney stack.	
1.7 Overall Condition	
Good.	
Notes	

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>Some historic value as remnant of former estate of the Schroder estate of Dell Park. The pair are depicted on the OS Map revised: 1912, Published: 1914.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>The buildings are built in soft red brick, with a tiled roof. The decorative elements are restrained, with a single depressed arch over the entrance and a prominent chimney.</p> <p>The survival of other original architectural features such as windows is unknown.</p> <p>The outbuildings to the northwest shown on historic mapping are no longer existent.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Evidential value as they are testament to the status, size and function of the Dell Park Estate and the past activities in the area.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	
<b>2.5. Authenticity (Integrity)</b>	A single significant phase with significant alterations and/or extensions
<b>2.6. Rarity</b>	
Estate cottages are not particularly rare, both nationally and regionally.	
<b>2.7. Group Value</b>	
The pair share group value. Many of the buildings of the former Dell estate have been lost, although some survive. The cottages share some significance with entry 2024/023, Gatehouse lodges and house - Fairmont Windsor Hotel (Formerly Dell Park), 2024/022 (Dell Park Lodge).	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
Within their setting they are prominent features. The are isolated dwellings, within an undeveloped landscape with a rural character.	

*Summary*

Included on the local list, due to its historic, architectural and archaeological values.

## Happy Man Public House

### Section 1: General Information and Asset Type

1.1. Name	Happy Man Public House
1.2. UID	24/028
1.3. Address	12 Harvest Road
1.4. Postcode	TW20 0QS
1.5. Grid Reference	SU 99671 70891
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building



1.8 Description	
Late nineteenth century public house, brick-built, London Stock brick, two-storeys. Rendered exterior to ground floor, exposed brick above. Timber sash windows to first floor.	
1.7 Overall Condition	
Good	
Notes	Also, to be included on a list of Assets of Community Value (ACV's).

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>Late nineteenth century public house, it appears on the historic OS mapping (revised: 1895, published: 1896) and is one of the only buildings on the street at that time, the rest of the plots being shown as empty, immediately prior to development.</p> <p>The Happy Man has served the local community throughout its history and has communal value.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>Brick-built, two-storeys. Rendered exterior to ground floor, exposed brick above. Timber sash windows with marginal borders – possibly original.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>The building has some archaeological interest, providing evidence for the urbanisation and late-nineteenth century development of the area.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	
<b>2.5. Authenticity (Integrity)</b>	A single significant phase with some alterations and/or extensions
<b>2.6. Rarity</b>	
Not rare in the locality or the wider region.	
<b>2.7. Group Value</b>	
No group value with historic buildings nearby.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
Has landscape/townscape value and is distinctive.	

*Summary*

Included on the local list due to its historic, communal, architectural, archaeological and townscape values.

## 16-17 Harvest Road

### Section 1: General Information and Asset Type

1.1. Name	16-17 Harvest Road, Hedley Cottages
1.2. UID	24/029
1.3. Address	16-17 Harvest Road
1.4. Postcode	TW20 0QS
1.5. Grid Reference	SU 99665 70889
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building



1.8 Description	
Semi-detached pair of dwellings. Yellow stock brick with red brick quoining and window dressings. Hipped roof, central chimney stack. Name plaque at the centre:	
Hedley Cottages 1897	
1.7 Overall Condition	
Good.	
Notes	



*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>Historic interest, due to the age of the dwelling and illustrative of the cohesive phase of urbanisation in the late nineteenth century.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>Architectural interest – the building has decorative brickwork, with rubbed red brick lintels to the windows and red brick quoining. These contrast with the yellow stock brick of the building. Slate roof. Surviving and probably original tripartite, timber sash windows to the façade.</p> <p>High aesthetic value due to surviving original decorative elements.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Provides evidence for the cohesive development of the area and the evolution of architectural styles in the late-nineteenth century.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	1897
<b>2.5. Authenticity (Integrity)</b>	A single significant phase and which is largely intact
<b>2.6. Rarity</b>	
Not rare.	
<b>2.7. Group Value</b>	
There is group value with other buildings in the street (St Lawrence Terrace, Lydgate, Dunwich, Hillside cottages), due to shared architectural styles and construction date.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
Yes - townscape value due to the surviving original appearance of the building. Its distinctive appearance enhances the character of the street.	

*Summary*

Included on the local list due to its historic, architectural evidential, group and townscape value.

## St Lawrence Terrace 24-28 Harvest Road

### Section 1: General Information and Asset Type

1.1. Name	St Lawrence Terrace
1.2. UID	24/030
1.3. Address	24-28 Harvest Road
1.4. Postcode	TW20 0QS
1.5. Grid Reference	SU 99652 70933
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building Group



1.8 Description	
Terrace of four dwellings. Yellow stock brick, slate roof. Red brick dressings. Ground floor bay windows. Name plaque to the front:	
<p>St Lawrence Terrace 1897</p>	
1.7 Overall Condition	
Good	
Notes	

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>Historic value, illustrating the phase of cohesive urbanisation in the late nineteenth century and the evolution of architectural styles at a specific point in history.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>Architectural/artistic interest. Built as five dwellings, facing the street. Some alterations to numbers 24 and 28 have seen their front doors blocked up and moved to the sides of the terrace.</p> <p>The style of the group is distinctive, with yellow stock brick and red brick dressings, slate roof. Original timber, tripartite sash windows survive on all dwellings on the first floor. Bay windows to the ground floor and here, all timber sashes with horns survive except for number 27. Name plaque to the front</p> <p>High aesthetic value due to surviving original decorative elements.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>The group provides evidential value for the period of the development of the area and the historic architectural style at that time.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
2.4. Age	1840-1913
Exact date (if known):	1897
2.5. Authenticity (Integrity)	A single significant phase with some alterations and/or extensions
<b>2.6. Rarity</b>	
Not rare.	
<b>2.7. Group Value</b>	
There is group value with other buildings in Harvest Road (Hedley Cottages, Lydgate, Dunwich and Hillside Cottages), due to shared architectural styles and the same historic construction date.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
Yes - Townscape value due to the surviving original and distinctive appearance of the building.	

*Summary*

Included on the local list due to the group's historic, architectural, archaeological and townscape value.

## 29, 30 and 32 Harvest Road

### Section 1: General Information and Asset Type

1.1. Name	Lydiate, Dunwich and Hillside cottages
1.2. UID	24/031
1.3. Address	Numbers 29, 30 and 32 Harvest Road
1.4. Postcode	TW20 0QS
1.5. Grid Reference	SU 99648 70951 SU 99646 70957 SU 99643 70963
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building Group



1.8 Description	
A distinctive group of three, detached late-nineteenth century cottage dwellings. Gables fronting the street. Decorative dentilled brickwork below the eaves. One to the north with decorative bargeboard. Red brick dressings against yellow stock brick. Two have ground floor bay windows. Each has name and date plaque to the gable.	
1.7 Overall Condition	
Good.	
Notes	

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b>
Historic value, illustrating the phase of urbanisation in the late nineteenth century. In addition, the buildings, which share a uniformity in design, illustrate late Victorian architectural preferences and evolution of styles.
<b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b>
Architectural interest in surviving decorative elements. The timber windows have been replaced with poor quality uPVC on Dunwich Cottage, while the other two examples appear to have retained their original sash windows with horns.  High aesthetic value due to surviving original decorative elements.
<b>2.3. Archaeological Interest (including Evidential Value)</b>
Evidential value indicating a cohesive period of development of the area and the historic architectural style at that time.

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	1897
<b>2.5. Authenticity (Integrity)</b>	A single significant phase and which is largely intact
<b>2.6. Rarity</b>	Not rare.
<b>2.7. Group Value</b>	The three cottages have value as a group, but also share group value with St Lawrence Terrace (28-24), Hedley Cottages (16-17) and the Happy Man PH.
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	Some landmark status as the distinctive buildings have a positive impact on the local character and a notable presence in the street scene.

*Summary*

Included on the local list as a group due to the group's historic, architectural, evidential, group and townscape values.

## Constitutional Club Harvest Road

### Section 1: General Information and Asset Type

1.1. Name	The Constitutional Club
1.2. UID	24/032
1.3. Address	33 Harvest Road
1.4. Postcode	TW20 0QH
1.5. Grid Reference	SU 99629 71013
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building



1.8 Description	
<p>Distinctive detached building situated on the corner of Harvest Rd and Victoria St. Red brick in English bond, two storeys, gable fronting Harvest Rd and Victoria St both with central ocular windows.</p> <p>Tripartite window with central arched lintel to the first floor of east façade. Below is a brick apron inscribed as follows.</p> <p style="text-align: center;">Englefield Green Constitutional Club</p>	
1.7 Overall Condition	
Good.	
Notes	33 Harvest Road now converted into flats.

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>The building has historic and communal value. Constructed as offices and meeting hall in 1899 for use by those with local political affiliations.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>Soft red brick, detached building with prominent gable ends to the east and north. Ocular windows to both gables. Tripartite window with central arched lintel to the first floor of east façade. Below is a brick apron with an inscription. Porch canopy to east entrance supported by joinery brackets.</p> <p>Some dilution of its architectural value has occurred, due to the replacement of original windows with poor quality uPVC units and the addition of skylights to the north roof pitch. In addition, a group of three garages, with up and over doors have been built to the north which do not contribute positively to the building’s character, nor that of the local area. Yet the building retains clear architectural interest.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Archaeological interest is derived from the evidence it provides for the past and its association of the building with political and democratic processes and organisations.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	1899
<b>2.5. Authenticity (Integrity)</b>	A single significant phase with some alterations and/or extensions
<b>2.6. Rarity</b>	A purpose-built building to fulfil this specific function is comparatively rare.
<b>2.7. Group Value</b>	Although built at slightly different times, the Constitutional Club and the Social Hall (1880?) on the opposite corner of Victoria Street form a distinctive pair of buildings, of similar scale, design and function. The two frame the entry to Victoria St. and can be considered to share group value.
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	Yes – the distinctive and prominent building has landmark and townscape value.

*Summary*

Included on the local list due to historic, communal, architectural, evidential and townscape values.

## Social Hall

### Section 1: General Information and Asset Type

1.1. Name	Social Hall
1.2. UID	24/033
1.3. Address	41 Harvest Road
1.4. Postcode	TW20 0QT
1.5. Grid Reference	SU 99626 71014
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building



1.8 Description	
Large two-storey building, primarily brick built in red brick, with rendered hall wing to the north which was added later. Large oriel/dormer window to the façade. Arched Diocletian window to the hall in its front-facing gable.	
1.7 Overall Condition	
Good.	
Notes	



*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>The building has historic interest and strong communal value. The Social Hall was built in 1880 as a Coffee Tavern named the 'Victoria'. In 1919 the Red Triangle Club (part of the Y.M.C.A.) ran the premises and then added an adjoining hall in 1920.</p> <p>The adjoining hall was opened in 1920 by the President of the Red Triangle Club, Her Royal Highness Princess Helena Victoria, who was Queen Victoria's third daughter. There is a commemorative stone plaque by the entrance to the hall in Harvest Road.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>The building has architectural and artistic interest. It is a large two-storey brick-built building, primarily in red brick, The attached hall to the north is rendered and is a later addition. Prominent architectural features include the large oriel/dormer window to the façade, arched Diocletian window to the hall in its front-facing gable and rubbed red brick lintels to openings with brick keystones.</p> <p>Many windows have been replaced with uPVC although the two feature windows appear to be of timber.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>The building has archaeological interest as it evidences past activity. The building has had varying uses, while its phases of development demonstrate changes and consistencies in architectural design between 1880 and 1920.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	1880/1920
<b>2.5. Authenticity (Integrity)</b>	A single significant phase with some alterations and/or extensions
<b>2.6. Rarity</b>	Comparatively rare form of building in the vicinity.
<b>2.7. Group Value</b>	Although built at slightly different times, the Social Hall and the Constitutional Club and on the opposite corner of Victoria Street form a distinctive pair of buildings, of similar scale, design and function. The two frame the entry to Victoria St. and can be considered to share group value.
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	High landmark value, due to its scale and distinctive appearance in the street scene.

*Summary*

Included on the local list due to its historic, communal, architectural archaeological, group and landmark values.

## Hope Villas

### Section 1: General Information and Asset Type

1.1. Name	Hope Villas
1.2. UID	24/034
1.3. Address	46 and 47 Harvest Road
1.4. Postcode	TW20 0QT
1.5. Grid Reference	SU 99607 71072
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building Group



1.8 Description	
Semi-detached pair of brick-built dwellings, side gables, slate roof. Segmental arches over windows. Timber windows. Two porches with leaded roofs are later additions.	
1.7 Overall Condition	
Good.	
Notes	

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>Dating to 1880, the buildings have some intrinsic historic value. Historic mapping suggests Hope Villas were perhaps some of the first buildings constructed along and fronting Harvest Road. This is also suggested by their slightly different alignment with the neighbouring, later buildings.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>They were restored in the later twentieth century when the lead-roofed porches were added. The pair have retained their shared cohesive architectural appearance.</p> <p>A date stone of 1880, original sash windows with horns, mixed yellow and red brickwork, ornate drain hopper. The buildings are simple in comparison to other slightly later Victorian buildings on Harvest Road.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Of archaeological interest, providing evidence for the changing settlement pattern of the area and the urbanisation of the later nineteenth century.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	1880
<b>2.5. Authenticity (Integrity)</b>	A single significant phase with some alterations and/or extensions
<b>2.6. Rarity</b>	Not rare.
<b>2.7. Group Value</b>	The pair form a group. No known historic or architectural associations with other historic buildings.
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	Limited landmark/townscape value although the pair are distinctive.

*Summary*

Included due to their historic, architectural, archaeological and group value.

## St Agnes Cottage

### Section 1: General Information and Asset Type

1.1. Name	St Agnes Cottage
1.2. UID	24/035
1.3. Address	1,2,3 and 4 St Agnes Cottage, Kings Lane
1.4. Postcode	TW20 0UB
1.5. Grid Reference	
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building Group



1.8 Description	
Large building, originally one detached property, now divided into separate flats. Red brick to ground floor, hanging tiles to second floor, with bands of scale tiles. Diamond name plaque in white to the front. Tile roof, with two front-facing gables.	
1.7 Overall Condition	
Good.	
Notes	

Section 2: Assessment of Heritage Interest

**Reason(s) for Local Value**

2.1. Historic Interest (including Associative, Illustrative and Communal Values)

A building is shown on the site of St Agnes Cottage on the Tithe Map of 1842 and the Appointments state that it was a house, buildings and garden in the ownership of Hannah Knowles and occupied by Lloyd Williams.



Tithe Map 1842

This building was cruciform in plan and it is still shown on the OS map Surveyed: 1869, Published: 1872 and on the OS map of Surveyed: 1868 to 1869, Published: 1881. It is again shown on the OS map Revised: 1895, Published: 1896, although with extensions. On these three maps it is labelled as St Agnes Cottage.



OS Published: 1872

By the time of the OS map Revised: 1912, Published: 1914 the building's plan form has changed to resemble that which exists today. It therefore seems likely that St Agnes Cottage was demolished to make way for a new St Agnes Cottage at the turn of the nineteenth to twentieth century.



OS Published: 1914

The 1914 OS map labels the building as the H.R.H. Princess Christian's Boys Home. Princess Christian (1846-1923) was the third daughter of Queen Victoria and wife of Prince Christian of Schleswig-Holstein. She provided philanthropic support for a Holiday Home for Boys established at St Agnes Cottage in 1879, to provide a break in the country for children with a disability where they could be taken out into Windsor Great Park.

This large building was sold by the Crown Estate in 1956 and is now divided into flats. It has decorative hanging tiles, a house name lozenge and contrasting brickwork under tiled roof and imposing chimney stacks.

2.2. Architectural and Artistic Interest (including Aesthetic Value)

The house has architectural value and conforms the characteristic estate style prevalent in the area. It retains authentic materials, such as hanging tiles although some original timber and leaded windows have been unsympathetically replaced with poor uPVC copies.

2.3. Archaeological Interest (including Evidential Value)

The building has archaeological interest, providing evidence for activities in the past and the establishment and use of charity centres within the locality.

Reason(s) for Standing Out in its Surroundings	
2.4. Age	1840-1913
Exact date (if known):	
2.5. Authenticity (Integrity)	A single significant phase with some alterations and/or extensions
2.6. Rarity	
As a former charity centre, it has some rarity. In terms of its form and architecture it conforms to a common type in the locality.	
2.7. Group Value	
No known direct association with other historic buildings.	
2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)	
Yes – despite its screening behind a fence and hedge, due to its isolated position it has landmark value.	

*Summary*

Included due to its historic, communal, architectural and archaeological values.

## Town Green Farm and Outbuildings

### Section 1: General Information and Asset Type

1.1. Name	Town Green Farm and Outbuildings
1.2. UID	24/036
1.3. Address	Town Green Farm, Kings Lane
1.4. Postcode	TW20 0UD
1.5. Grid Reference	SU 98234 71038
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building Group



1.8 Description	
<p>A farmstead group of buildings. The façade to King's Lane is a substantial brick structure, with a large brick-arched gatehouse. Dentilled brick cornice at eaves level. Gateway flanked by windows to ground and first floor. Black rainwater goods with hopper inscribed with date in roman numerals (MCMXXVII - 1927).</p> <p>The farmhouse is to the south-east of the gatehouse. It is brick built, with its eastern end facing the lane. Prominent stepped and angled Dutch gable or parapet feature, Dentilled cornice, tiled roof.</p>	
1.7 Overall Condition	
Good.	
Notes	Town Green Farm is also on Surrey HER Monument List: HER Number: -14015 - MSE14015

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>The farmhouse dates to the 18th century, with an outer brick skin and dated hoppers added in 1927.</p> <p>On 19 April 1941, a German bomber flew over Englefield Green dropping four bombs. One of the bombs missed Town Green Farm by a few feet while another carved a large crater in the meadow behind the farm.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>The group has high architectural and aesthetic value. There is an unusual stepped, corner gable or parapet at the northeast end of the farmhouse building, facing the lane, with main entrance below. The entrance has an ornate door surround of timber, with fluted pilasters supporting a pediment. The windows have been replaced with poor uPVC units.</p> <p>The imposing farmyard gateway and gates are contemporaneous, along with the range of farm buildings behind, which includes an ornate clock tower.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>High archaeological interest to the farmhouse building, due to its eighteenth-century origins and the early twentieth-century alterations and additions.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	Pre-1840
Exact date (if known):	18 <sup>th</sup> Century and 1927
<b>2.5. Authenticity (Integrity)</b>	A single significant phase with significant alterations and/or extensions
<b>2.6. Rarity</b>	
Farmstead buildings are not particularly rare, although the architectural appearance of this example, both of the farmhouse and gatehouse are somewhat unique.	
<b>2.7. Group Value</b>	
The buildings have group value.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
Within the lane the group has high landmark value.	

*Summary*

Included due to the group's historic, architectural and archaeological values.



## Kings Lane House

### Section 1: General Information and Asset Type

1.1. Name	Kings Lane House
1.2. UID	24/037
1.3. Address	Kings Lane House, Kings Lane
1.4. Postcode	TW20 0UE
1.5. Grid Reference	SU 98008 71198
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building



1.8 Description	
Two-storey dwelling in yellow stock brick, Central entrance with timber door surround and canopy on ornate brackets. Sash windows with yellow brick lintels. Slate roof. A two-storey, brick-built extension, painted white has been added to the northwest.	
1.7 Overall Condition	
Good.	
Notes	

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>The building has some antiquity and is of historic value. It is not shown on the Tithe Map of 1842 but is depicted on the OS map Surveyed: 1869, Published: 1872.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>Good architectural/aesthetic value. A symmetrical stock brick-built house, later extended to the northwest, with traditional sash windows with multiple glazing bars, contrasting gradated brick lintels, and ornate canopy and doorway, slate roof.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Archaeological interest, providing evidence for mid nineteenth-century architectural tastes.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	
<b>2.5. Authenticity (Integrity)</b>	A single significant phase with some alterations and/or extensions
<b>2.6. Rarity</b>	
Not particularly rare.	
<b>2.7. Group Value</b>	
No known association with other historic buildings.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
Some landmark/townscape value being prominent within the street scene. The setting to the north is open and enhances the ability to appreciate the buildings aesthetic value.	

*Summary*

Included on the Local list due to its architectural/aesthetic, historic and archaeological values.

## Carfax

### Section 1: General Information and Asset Type

1.1. Name	Carfax
1.2. UID	24/038
1.3. Address	Carfax, London Road
1.4. Postcode	TW20 0BP
1.5. Grid Reference	SU 99443 70502
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building



1.8 Description	
Large, two-storey dwelling of red brick, tile roof. Two bay windows on ground and first floors on southern (main) façade. Ornate entrance porch with fine joinery and arched windows. Original front door. Gable to east of front elevation, finials to roof apexes. Substantial dormer windows with dentils below eaves. Large chimney with tumbled in brickwork.	
1.7 Overall Condition	
Good.	
Notes	Junction of St Jude's Road and London Road.

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>The building does not appear on the OS map surveyed 1869, published 1872. But it is shown on the revised OS map of 1894 to 1895, published: 1899. It originally had a more extensive garden to the west which has now been separated and developed.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>Large late-nineteenth century property with ornate entrance porch with fine joinery, arched windows with leaded lights to the main façade (South). Original blue front door with herringbone boarding. Two bay windows on ground and first floors on façade. Blind boxes to the west bay windows. Gable to east of front elevation, finials to roof apexes. Substantial dormer windows with dentils below eaves. Large chimney with tumbled in brickwork.</p> <p>Segmental arched windows with brick keystones to all visible facades. East (side) elevation is simpler with smaller windows, although with brick sills, brick arched lintels and a timber porch canopy. There is a single storey service building (converted to a garage), attached to the main dwelling to the east, which is original and appears on the first iteration on historic mapping. This has a blue hatch fronting St Jude’s Road.</p> <p>The building is of exceptional quality with good architectural detailing.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Provides evidence for architectural tastes and innovations in the late nineteenth century.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	
<b>2.5. Authenticity (Integrity)</b>	A single significant phase with some alterations and/or extensions
<b>2.6. Rarity</b>	
Not particularly rare, although a good example of its type.	
<b>2.7. Group Value</b>	
No known associations with other nearby historic buildings, but of similar age/phase to the Pines to the southwest (064).	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
Yes – the building is prominent and distinctive being on the corner of St Jude’s Road and London Road.	

*Summary*

Included on the local list due to its architectural, historic and evidential values. It is also a distinctive building in the locality.

## The Pines

### Section 1: General Information and Asset Type

1.1. Name	The Pines
1.2. UID	24/039
1.3. Address	The Pines, London Road
1.4. Postcode	TW20 0BP
1.5. Grid Reference	SU 99403 70470
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building



1.8 Description	
Two-storey, brick-built Victorian dwelling with a three-bay frontage, slate roof. Two prominent former windows. Chimneys to sides, Original windows, with blind boxes. Two bay windows on ground floor façade. Decorative entrance surround and leaded windows to original front door.	
1.7 Overall Condition	
Good.	
Notes	

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>Of historic interest due to its age, the building first appears on the OS map Revised: 1894 to 1895, Published: 1899.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>Good quality original architectural detailing. Timber sash windows with horns, historic glass, original front door with leaded lights. Entrance surround with capitals. Egg and dart cornice below eaves. Decorative bargeboards to the dormers, which also have round arched timber windows.</p> <p>Unfortunately, the modern brick-built boundary wall is somewhat inconsistent with the historic detailing of the house, however, in general the building is a fine example of good quality.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>The building provides evidence for architectural tastes and innovations in the late nineteenth century.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	
<b>2.5. Authenticity (Integrity)</b>	A single significant phase with some alterations and/or extensions
<b>2.6. Rarity</b>	
Not particularly rare but a good example of its type.	
<b>2.7. Group Value</b>	
No known association with other historic buildings, but of similar age/phase to Carfax to the northeast (063).	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
Somewhat prominent in the street scene due to its size and distinctive appearance, although it is screened to the front by Leylandii.	

*Summary*

Included on the local list due to its architectural, historic and evidential values.

## Victorian Pillar Box

### Section 1: General Information and Asset Type

1.1. Name	Victorian Pillar Box
1.2. UID	24/040
1.3. Address	Outside Charles House on London Road  Charles House 11 Fircroft Road
1.4. Postcode	TW20 0TY
1.5. Grid Reference	SU 99371 70430
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Structure



1.8 Description	
Red pillar box, without Royal Cypher – an example of a rare ‘anonymous’ pillar box.	
1.7 Overall Condition	
Good.	
Notes	

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>Pillar boxes manufactured by Andrew Handyside between 1879 and 1887 were found to omit the words POST OFFICE and the VR royal cipher, and these boxes are known as 'Anonymous boxes'. When the omissions were pointed out the situation was immediately rectified, but not until Anonymous boxes had been produced for eight years<sup>5</sup>.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>Of architectural interest as a rare example of its type. Anonymous boxes are scarce and exist in two types. The example on London Road is a High Aperture box, where the letter aperture is set high up just under the cap. This sometimes caused letters to get stuck under the rim. Therefore, the design was modified to place the aperture lower, roughly between the two beaded bands. These later ones are known as Low Aperture. The high aperture, anonymous box on London Road is therefore early in the phase of anonymous boxes before the modification to low aperture<sup>6</sup>.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Of some archaeological interest evidencing a distinct phase in the evolution of the pillar box and the activities of past societies.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	1879-1887
<b>2.5. Authenticity (Integrity)</b>	A single significant phase and which is largely intact
<b>2.6. Rarity</b>	
Rare.	
<b>2.7. Group Value</b>	
Shares group value with other historic pillar boxes in the vicinity.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
Of some townscape value as a distinctive piece of historic street furniture.	

*Summary*

Included on the local list due to its historic interest, architectural/artistic, archaeological interest and rarity.

<sup>5</sup> The Letter Box Study Group <https://lbsg.org/testimonial/a-anonymous/>

<sup>6</sup> Colne Valley Postal History Museum: <https://www.cvphm.org.uk/Victoria3.html>



## The Old Bakery and Outhouse

### Section 1: General Information and Asset Type

1.1. Name	The Old Bakery and Outhouse
1.2. UID	24/041
1.3. Address	The Old Bakery, No.2 Middle Hill
1.4. Postcode	TW20 0JQ
1.5. Grid Reference	TQ 00217 71087
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building Group



1.8 Description	
Two-storey dwelling with a dual pitch, slate roof. Brick-built and painted off-white. Gables to the side. Three bays to the frontage with replacement sash windows to ground and first floors. Extended to the rear (Outhouse) with a two-storey extension which appears on historic mapping.	
1.7 Overall Condition	
Good.	
Notes	

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>The building is shown on the Tithe map of 1842 and is described as a House and Blacksmiths Shop with a yard and garden. The building is owned by the crown and occupied by George Boyce.</p> <p>Thought to have been a bakery, which was taken over by the Burgess family in 1914 and remained a bakery until 1951. The shop then became an antique furniture store and general shop. By the late 1950's, the retail use had ceased and the property became fully residential. The commercial use and the building's history as a bakery provides communal value.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>Typical symmetrical Georgian house with replacement sash windows, slate roof and associated outhouse store at rear. The building is simple and without ornament.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Of archaeological interest, as building with a long-established use as a blacksmiths, bakery and then general shop.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	Pre-1840
Exact date (if known):	
<b>2.5. Authenticity (Integrity)</b>	A single significant phase with some alterations and/or extensions
<b>2.6. Rarity</b>	
Of some rarity, as a surviving building with history of blacksmithing and commercial use.	
<b>2.7. Group Value</b>	
No known association with other historic buildings.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
The building is fairly prominent within the street.	

*Summary*

Included due to its historic and communal values. Of architectural and archaeological interest due to its phases of use, the age of its fabric and evidence for the evolution of architectural styles in the nineteenth century.

## The Beehive Public House

### Section 1: General Information and Asset Type

1.1. Name	The Beehive Public House
1.2. UID	24/042
1.3. Address	The Beehive Public House, 34 Middle Hill
1.4. Postcode	TW20 0JQ
1.5. Grid Reference	TQ 00044 71091
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building



1.8 Description	
Two storey building, dual pitched roof with gables to the sides. Chimney stacks at each end. Painted brickwork. Additional porch and bay window to the front. Extensions to the rear. In use as a public house.	
1.7 Overall Condition	
Good	
Notes	<p><i>The Beehive Pub, Egham, 1905</i> <a href="https://www.getsurrey.co.uk/news/surrey-news/what-difference-century-makes-see-13385635">https://www.getsurrey.co.uk/news/surrey-news/what-difference-century-makes-see-13385635</a></p>

*Section 2: Assessment of Heritage Interest*

Reason(s) for Local Value
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>A row of three or four cottages on the north side of Middle Hill were bought by Jason Gurney &amp; Co, brewers of Walton on Thames and demolished in c 1870. A new public house named the Beehive was built on the site and opened in 1872, abutting the remaining cottages on the east side. The remaining cottage was occupied by a local labourer, and his family. This may have survived into the twentieth century but was demolished by the time of the OS map Revised: 1940, Published: 1947. The site of the cottage became a garden for the Beehive.</p> <p>The Beehive has historic interest and in particular, communal value due to its continued use as a public house (its intended function) since its construction in 1872.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>The pub is constructed in London stock brick and the historic photograph from 1905 shows it to have had exposed brick at ground floor, with a first floor painted scheme to resemble timber framing.</p> <p>It is now fully painted over in off white. The sash windows shown in the 1905 photograph have all been replaced. A porch has been added to the façade, while the ground floor bay window may be an original feature. A two-storey extension to the rear has been added, replacing a single-storey lean-to addition. The building retains some architectural interest, although this has been somewhat diminished by modern alterations.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>The building is of archaeological interest, providing evidence for past human activity.</p>

Reason(s) for Standing Out in its Surroundings	
2.4. Age	1840-1913
Exact date (if known):	1872
2.5. Authenticity (Integrity)	A single significant phase with significant alterations and/or extensions
2.6. Rarity	Nineteenth-century public houses are not rare, although their rate of loss (or at least their cessation as public houses) has increased in recent decades.
2.7. Group Value	No known association with other nearby historic buildings or structures.
2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)	The building has landmark and townscape value contributing to local identity and distinctiveness.

*Summary*

Included due to its historic and communal value. The building has lost some of its architectural integrity, yet the uninterrupted use as a public house, serving the local community significantly enhances its historic interest. The architectural interest could be enhanced by positive changes in the future.

## Lairg House

### Section 1: General Information and Asset Type

1.1. Name	Lairg House
1.2. UID	24/043
1.3. Address	38 Middle Hill
1.4. Postcode	TW20 0JL
1.5. Grid Reference	SU 99934 71070
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building



1.8 Description
Two-storey dwelling with a hipped slate roof. Three bays to frontage with larger western bay (to the right) having a bay window to ground and first floor. Sash windows throughout. Open entrance porch and canopy supported on decorative timber post to the side (west) elevation.

1.7 Overall Condition
Good.

Notes	
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*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>The dwelling appears in a fairly isolated position, within a substantial garden plot in the OS map revised 1894 to 1895 and maps published in 1896 and 1899. It does not seem to be depicted on the previous OS map surveyed 1868 to 1869 and published 1881.</p> <p>The building therefore has historic value. Its garden plot has been reduced, with the eastern part having been separated and developed with a late twentieth century bungalow.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>The building has architectural interest and is built to a high standard with quality materials. The original sash windows generally survive throughout, with ground floor examples having side lights. The garden doors to the north (front-facing) elevation appear to be an original feature as the brickwork either side is decorated with a chamfer moulding to ground level. Lintels are of rubbed red brick with occasional decorative keystones. There is a string course of drip-moulded brick between ground and first floor level, just below the first floor windowsills. The porch to the main entrance (west elevation) is supported by a decorated timber post. Slate-covered, hipped roof with decorated brick chimney stack.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>The building has some archaeological interest, providing evidence for the early residential development on Middle Hill. It also provides evidence for construction and craft skills and the development of architectural tastes and styles in the later nineteenth century.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	
<b>2.5. Authenticity (Integrity)</b>	A single significant phase and which is largely intact
<b>2.6. Rarity</b>	
Not particularly rare, although a good example of its type with surviving original fenestration.	
<b>2.7. Group Value</b>	
No known association with other nearby historic buildings.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
The building has landmark/townscape value and contributes to local identity and distinctiveness.	

*Summary*

Included in the local list due to its distinct appearance, its historic interest and its architectural interest.

## Mattingleys

### Section 1: General Information and Asset Type

1.1. Name	Mattingleys
1.2. UID	24/044
1.3. Address	Mattingleys, Middle Hill
1.4. Postcode	TW20 0JP
1.5. Grid Reference	SU 99601 71243
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building Group



1.8 Description	
<p>Large residence plus a white, weatherboarded residential annexe to the east.</p> <p>Main house brick-built with extensions (in Stretcher bond). Part white weatherboarded (matching annexe). Notable brick-built boundary wall with crenelations to Barley Mow Road. Gothic arched openings in boundary wall.</p> <p>Late twentieth century extension with mansard roof and poorly suited fenestration to the main house, incorporating boundary wall.</p>	
1.7 Overall Condition	
Good.	
Notes	Residential annex is to be included in the assessment; hence Asset type is defined as a building group.

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>Formerly known as Holly Lodge, the building is likely to be Mid-18th century in date. The building and its annexe to the south both appear on the 1842 Tithe Map. The name Mattingleys is reputed to come from a previous owner (John Mattingley) who occupied the house in circa 1824.</p> <p>The 2023 Assessment states that the drawing room was once Englefield Green's school house (a reference for this would be beneficial). If this is the case then there is added communal value.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>The house has traditional features and materials including mellow red brick, tile roof, crenellations to the boundary wall and white weatherboard extension. Gothic arched openings in boundary wall. Also weatherboarded residential annexe to the east.</p> <p>Late-twentieth century extension with mansard roof is a poor addition incorporating boundary wall. There are also poor examples of modern fenestration. However, the buildings retain architectural value.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Some evidential value relating to the early settlement of the area.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	Pre-1840
Exact date (if known):	
<b>2.5. Authenticity (Integrity)</b>	A single significant phase with significant alterations and/or extensions
<b>2.6. Rarity</b>	
Large, historic houses in the vicinity are not particularly rare, however, the distinctive appearance of the buildings and the boundary is rare.	
<b>2.7. Group Value</b>	
Together the dwelling, its annexe and boundary wall form a group.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
Yes - Situated in a prominent position on the corner of Middle Hill, Barley Mow Road and Harvest Road. The buildings contribute to distinctive local character.	

*Summary*

Included due to its historic, communal, aesthetic and architectural values with a contribution also made by its evidential value and townscape status.



## Numbers 1 and 1A Northcroft Road

### Section 1: General Information and Asset Type

1.1. Name	Nos 1 and 1A
1.2. UID	24/045
1.3. Address	1 Northcroft Road
1.4. Postcode	TW20 0DP
1.5. Grid Reference	SU 99115 71379
1.6a. Conservation Area	Yes
1.6b. If yes, which CA	Englefield Green Conservation Area
1.7 Asset Type	Building



1.8 Description	
Two storey dwelling, red brick in Flemish bond, mainly at ground floor. Some half-timber framing to first floor and north and west gables. Decorative scale tiled in a band to the roof. Finials at apex of the gables. Notable chimney pot with the face of a bearded king wearing a crown.	
1.7 Overall Condition	
Good.	
Notes	

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>Historic value due to its antiquity - Inscribed date stone states the building was built in 1884. Prior to its construction the Tithe Map of 1842 suggests that this section of Northcroft Road (to the west of the barley Mow PH) was occupied by six small cottages and gardens.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>The building has architectural and aesthetic value. It is a good and very typical example of a later Victorian tastes, evoking Tudor architectural elements. Good quality materials and detailing are very much in evidence (despite the replacement of windows with uPVC)</p> <p>Timber framing with bracing to first floor gables (probably faux). Decorative scale tiles in a band to the roof. Finials at apex of the gables. The chimney pot is particularly unusual, with a north facing face of a bearded king wearing a crown.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Provides evidence for the development of architectural tastes and features in the later nineteenth century. Also provides evidence of the urban development of the area in the later nineteenth century.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	1884
<b>2.5. Authenticity (Integrity)</b>	A single significant phase with some alterations and/or extensions
<b>2.6. Rarity</b>	Not particularly rare, although a good historic survival of a distinctive architectural style of domestic dwelling.
<b>2.7. Group Value</b>	No known association with other nearby historic buildings.
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	Yes – while the building is tucked into a corner, it faces onto Englefield Green and is prominent in important views from the north.

*Summary*

Included primarily due to its historic and architectural/aesthetic values. It also has a good degree of integrity and is a distinctive building with townscape value.

## Schroder Court

### Section 1: General Information and Asset Type

1.1. Name	Former Egham Isolation Hospital, Schroder Court
1.2. UID	24/046
1.3. Address	Schroder Court, Northcroft Road
1.4. Postcode	TW20 0EH
1.5. Grid Reference	SU 98633 71154
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building Group



1.8 Description	
Former Isolation Hospital buildings and avenue of pine trees. The hospital buildings are brick-built with timber-framed gable to the front entrance. The main building is two storeys at its core and has a dual pitched, tiled roof with two decorative timber vents with leaded caps. A second, original outbuilding is to the east.	
1.7 Overall Condition	
Good.	
Notes:	Schroder Court Retirement Housing, Northcroft Road, Englefield Green, TW20 0EJ

Section 2: Assessment of Heritage Interest

**Reason(s) for Local Value**

**2.1. Historic Interest (including Associative, Illustrative and Communal Values)**

The building has high historic value, built in 1910 on land given by the Schroder family. The Isolation Hospitals Act (1893) enabled County Councils either to provide isolation hospitals or compel local authorities within the county to do so. From the early 1890s to 1914 some three hundred local authority isolation hospitals were built. The historic Schroder Court buildings can be seen within this context, although it was perhaps a small hospital and the layout differs from the established form, as described in Historic England's *Guidance Health and Welfare Buildings Listing Selection Guide* (H.E. 2011).

In the established form large hospitals were “dominated by parallel rows of detached ward blocks linked by a covered way, in an extreme form of the pavilion plan that even provided distinctive ventilated basements to allow the free movement of air beneath the wards. Nurses were kept in isolation on the site, there were special ambulance stations and large buildings at the entrance marked the divide between public and contagious areas.” This last feature (an entrance building dividing public and private areas) seems to be shown on historic mapping but was probably demolished during the development of the Site.

More rural ones were “smaller, and often attractively laid out with detached villas. Isolation blocks of cubicles began to appear in 1906 to cope with the rise in number of notifiable diseases. The success of antibiotics in the treatment of infectious diseases from the 1940s led to the rapid decline of isolation hospitals. Many were put to new uses or abandoned altogether.”<sup>7</sup>

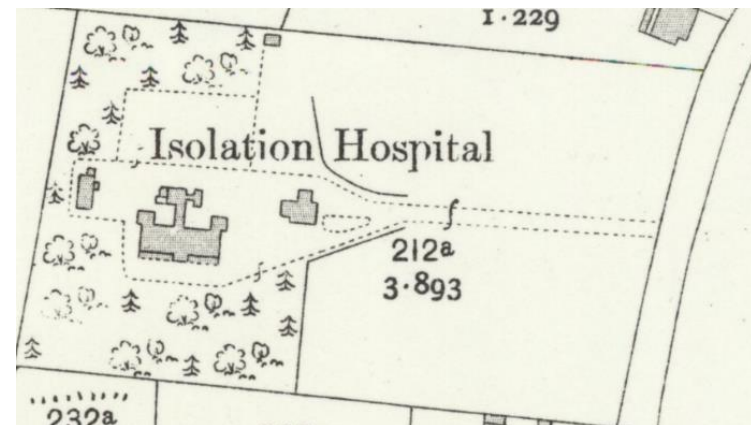
The Schroder Court buildings may conform to this smaller type (further assessment would be required). After the end of their use as an Isolation Hospital, the buildings were used as a men's geriatric home, before becoming derelict. They were purchased by a housing association with help from the local council and the Schroder family.

<sup>7</sup> Historic England 2011. *Health and Welfare Buildings Listing Selection Guide*. Page 13

The main hospital block was incorporated in the new housing development while other buildings were demolished to make way for eighty-nine units mainly flats<sup>8</sup>. The row of pine trees along the old entrance was retained. This long entrance avenue was an important feature, increasing the isolation of the site.

The building has historical interest, through its place within the evolution of medical and welfare treatment. The Site also has associations with the wealthy Schroder banking family, who were significant local benefactors.

The building has distinct communal value having served the local community in the past, prior to the development of the Site.



OS Map Revised: 1912, Published: 1914

**2.2. Architectural and Artistic Interest (including Aesthetic Value)**

The architectural value of the Site overall has been considerably impacted by the development of residential flats. The appearance of the main hospital dwelling from the entrance route is also obscured. Yet the main building is

<sup>8</sup> Englefield Green Village Neighbourhood Forum survey of NDHAs document 2023

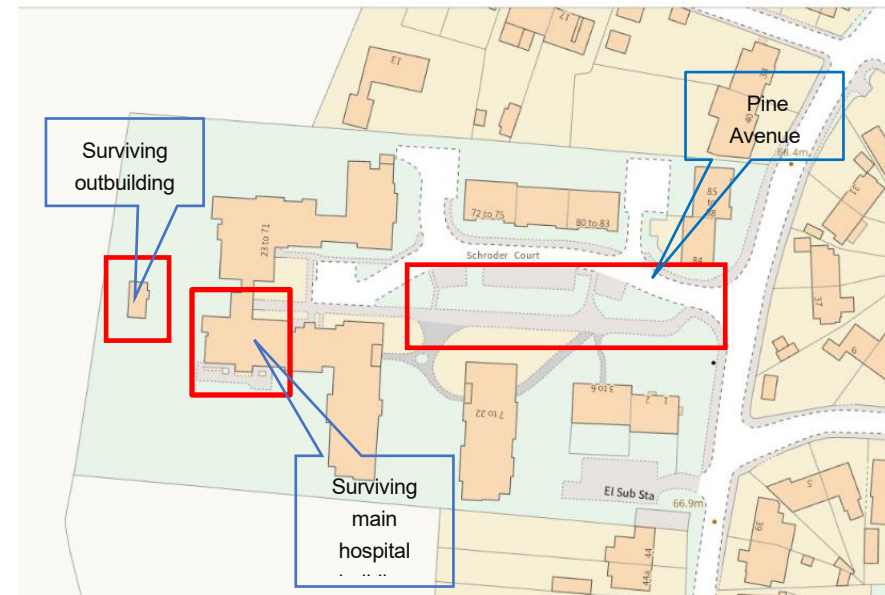
likely to retain significant architectural elements, which may be appreciable from private areas, such as the lawns to the rear (south). The avenue of trees is also a prominent feature, which allows the historic layout, character and significance of the Site to be appreciated.

**2.3. Archaeological Interest (including Evidential Value)**

The building has high archaeological interest, it that it provides evidence for specific human activity and cultural evolution in the past. In particular it represents a recognised phase in the history of medicine, prior to the discovery and use of antibiotics.

**Reason(s) for Standing Out in its Surroundings**

2.4. Age	1840-1913	
Exact date (if known):	1910	
2.5. Authenticity (Integrity)	A single significant phase with significant alterations and/or extensions	
2.6. Rarity	Small rural isolation hospitals such as Schroder Court are rare and this example may be unique in the vicinity, although with significant alterations.	
2.7. Group Value	The main building and surviving outbuilding form a distinct historic group. The later extensions and accommodation developments are not part of this group.	
2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)	The building has a limited presence when viewed from the public realm, although the avenue of pine trees is a notable feature on Northcroft Road.	



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The surviving hospital buildings and the pine avenue are included on the local list, while the modern extensions and surrounding flats are excluded. The map above denotes the approximate areas included.

## Moss Lea (No 38) Park View (No 40)

### Section 1: General Information and Asset Type

1.1. Name	Moss Lea and Park View
1.2. UID	24/047
1.3. Address	Nos 38 and 40 Northcroft Road
1.4. Postcode	TW20 0EA
1.5. Grid Reference	SU 98765 71217
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building Group



1.8 Description	
A pair of brick-built, semi-detached dwellings on the corner with Northcroft Villas. Slate roofs, with decorative ridge tiles. Finials at the apex of the gables. Bay windows to ground and first floors. Timber sash windows. Brick string course with dentils between ground and first floor. Stone window dressings.	
1.7 Overall Condition	
Good.	
Notes	

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>	
<b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b>	
<p>The two dwellings first appear on the OS map Revised: 1894 to 1895, Published: 1899. They are part of the development of Northcroft Villas, which extends to the west in the form of a group of six pairs of semi-detached dwellings. However, these are notably smaller than Moss Lea and Park View and although they have aesthetic value, they lack the same level of architectural embellishment.</p> <p>Moss Lea and Park View were clearly built as higher status dwellings within the development. The development was a unified scheme and site in a somewhat remote and rural part of Englefield Green at the time (note: the area was remote enough to be chosen for the Isolation Hospital, UID TBC, built in 1910).</p>	
<b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b>	
<p>The substantial dwellings have a number of architectural features of merit including inset house name stones, tall bay windows, matching front door porches, original surviving sash windows and stone dressings around windows. There are ridge tiles to the roof and notable chimney stacks, some with ornamentation. The gables have matching ornate cast iron finials at their apexes.</p> <p>The architectural cohesiveness has been diminished by a poorly conceived, one-and-a-half storey side extension to the south of number 40 (Park View), which included a front-facing, integrated garage and an incongruous front-facing box dormer window. This extension was first added prior to 2009 but was altered between 2015 and 2022. The alterations have added an extra side gable and increased the roof form, while the box dormer has been replaced by two smaller gable wall dormer windows. To some degree the recent alterations to the extension have improved its appearance although it is still an incongruous addition that diminishes the architectural value of the dwellings and disrupts their symmetry.</p> <p>In contrast, number 39 is well preserved. To its north side is a second entrance with a glazed canopy, supported by simple, narrow white painted</p>	

<p>Tuscan columns (probably metal). This is perhaps a later addition but of good quality, as is the joinery of the side door and overall, it does not detract from the building's appearance. There is also a projecting brick chimney flue to this north side, with a substantial stack and tumbled-in brickwork.</p>
<b>2.3. Archaeological Interest (including Evidential Value)</b>
<p>The buildings have archaeological interest in that they provide evidence for an early phase of urbanisation along Northcroft Road and represent a cohesive development. They provide evidence for the evolution of architectural tastes and craftsmanship in the late Victorian period. In addition, within the context of the contemporary Northcroft Villas, the two buildings demonstrate the concerns regarding the display of the varying hierarchy within the development.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	
<b>2.5. Authenticity (Integrity)</b>	A single significant phase with significant alterations and/or extensions
<b>2.6. Rarity</b>	
Victorian semi-detached dwellings are not rare.	
<b>2.7. Group Value</b>	
The two share group value but also have a direct association with the other semi-detached dwellings of Northcroft Villas.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
The pair of dwellings are notable in the street and have a distinctive appearance.	

*Summary*

Included as the buildings retain sufficient aesthetic and artistic value, along with historic and architectural value.

## Nos. 1 - 2 Northcroft Villas

### Section 1: General Information and Asset Type

1.1. Name	Numbers 1 -2 Northcroft Villas
1.2. UID	24/048
1.3. Address	Northcroft Villas, Northcroft Road
1.4. Postcode	TW20 0DP
1.5. Grid Reference	SU 98734 71260
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building Group



1.8 Description	
A pair of semi-detached dwellings, notably smaller than Moss Lea and Park View (UID24/047). Red brick, slate roof. Bay windows to ground floor only. Canopies over the bay windows supported on white timber brackets. Barge boards.	
1.7 Overall Condition	
Good.	
Notes	All of the dwellings on the street were proposed in the 2023 Assessment. However, on further review, only numbers 1-2, which are the most unaltered pair are to be included on the local list.



Section 2: Assessment of Heritage Interest

Reason(s) for Local Value	
2.1. Historic Interest (including Associative, Illustrative and Communal Values)	
<p>One of a group of six pairs of semi-detached dwellings which first appear on the OS map Revised: 1894 to 1895, Published: 1899. They are the main part of the development which includes the more prominent and larger Moss Lea and Park View (UID 24/047). The dwellings of Northcroft Villas are notably smaller than Moss Lea and Park View and their original design intended for them to lack the same level of architectural embellishment as Moss Lea and Park View.</p>	
2.2. Architectural and Artistic Interest (including Aesthetic Value)	
<p>The pair have aesthetic value and are the best preserved examples of the group (the others have undergone significant, piecemeal alterations and extensions, reducing their integrity). Number 1 has a name and date stone set in external wall of the house at the junction with Northcroft Road stating the following:</p>	
	<p>Northcroft 18Villas90</p>
<p>The buildings were part of a unified development and while this can still be perceived, the original symmetry of the majority of the individual semi-detached pairs has been lost. Numbers 1-2 are the best preserved examples. They have some replacement uPVC imitation sash. However, original bay window to No 1 survives, along with first floor original sash to front and ground floor example to the side. This is the only pair that have not lost their original symmetry through extensions. Number one has a modest single storey rear/side extension with secondary entrance and lean-to roof, yet this does not distort the symmetry. Number 1 has date stone facing Northcroft Road.</p>	
2.3. Archaeological Interest (including Evidential Value)	
<p>The pair have archaeological interest in that they provide evidence for an early phase of urbanisation along Northcroft Road and represent a cohesive development. They provide evidence for the evolution of architectural tastes and craftsmanship in the late Victorian period. In addition, within the context</p>	

of the contemporary Moss Lea and Park View, the dwellings of Northcroft Villas demonstrate the display of the varying hierarchy within the development.

Reason(s) for Standing Out in its Surroundings	
2.4. Age	1840-1913
Exact date (if known):	1890
2.5. Authenticity (Integrity)	A single significant phase with some alterations and/or extensions
2.6. Rarity	
While somewhat unique in the immediate vicinity, such houses are not rare regionally.	
2.7. Group Value	
Numbers 1-2 share group value with Moss Lea and Park View (UID: 24/047).	
2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)	
Numbers 1-2 are distinctive and the view down Northcroft Villas from the east allows some appreciation of the buildings as a group.	

Summary

Of the dwellings on Northcroft Road numbers only 1 and 2 are included on the local list as they retain their integrity to a significant degree. They are of historic, architectural and archaeological interest.

## Beaumont Farmhouse and Farmstead

### Section 1: General Information and Asset Type

1.1. Name	Beaumont Farmhouse
1.2. UID	24/049
1.3. Address	Priest Hill
1.4. Postcode	SL4 2JN
1.5. Grid Reference	SU 99131 72689
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building Group



1.8 Description	
Farmstead, with masonry-built farmhouse, painted white. Slate pyramid roof to main house, with central chimney stack. Narrower, two-storey extension to the west with hipped roof. Nineteenth-century, brick-built farmstead buildings also survive.	
1.7 Overall Condition	
Good.	
Notes	<p>Beaumont College Farm Stables, Priest Hill, Old Windsor, SL4 2JN</p> <p>Phone 01784 436820</p> <p>Website <a href="http://www.beaumontfarm.co.uk">www.beaumontfarm.co.uk</a></p>

*Section 2: Assessment of Heritage Interest*

**Reason(s) for Local Value**  
2.1. Historic Interest (including Associative, Illustrative and Communal Values)

The farmstead is shown in the 1842 Tithe Map and the farm, the house and associated buildings are stated as being under the ownership of the then Lord Ashbrook. This was probably either Henry Jeffrey Flower, 5th Viscount Ashbrook (1806–1871), or Henry Jeffrey Flower, 6th Viscount Ashbrook (1829–1882).

The family also owned Beaumont Lodge and its estate, which was bought by Henry Jeffrey Flower, 4th Viscount Ashbrook in 1805. Beaumont Lodge is located to the northeast of the farm (across the county border) and became Beaumont College, a catholic public school, which ran between 1861 and 1967. After a period of varying uses, it is now St John's Beaumont preparatory school for boys aged 3–13.



OS map Revised: 1912, Published: 1914

Beaumont Farm was therefore originally an estate farm. The 1842 Tithe map shows the farmhouse (circled opposite), with a group of farm buildings

to the north. It is unlikely that these earlier nineteenth-century buildings survive, but Historic OS mapping between 1869/72 and 1894/99 shows the development of the brick-built farm buildings that exist today, including two stables and a barn.



Tithe Map 1842

2.2. Architectural and Artistic Interest (including Aesthetic Value)

The farmhouse pre-dates the other farm buildings and while simple in appearance. The extent of survival of original or historic features such as sash windows is unclear at present. However, it has had little in the way of significant modification.

The farm buildings are mostly brick-built with some weatherboarded examples, utilitarian in appearance but are of good quality and retain their nineteenth-century character.

2.3. Archaeological Interest (including Evidential Value)

The house is of archaeological interest, evidencing the dominance and importance of agricultural production as part of the estate owned by the landed gentry.

The farm buildings are also of interest and provide evidence for the methods and processes of agricultural production and management in the nineteenth century. They may provide examples of buildings developed in line with the

Model Farm agricultural revolutionary phase of the eighteenth to nineteenth century.

Reason(s) for Standing Out in its Surroundings	
2.4. Age	Pre-1840
Exact date (if known):	Various
2.5. Authenticity (Integrity)	The asset is of multiple significant phases
2.6. Rarity	
To an extent, farmstead groups are somewhat rare in the vicinity, although other notable examples have also been assessed.	
2.7. Group Value	
The buildings have group value as a distinct farmstead group. The farmstead also has an association with Beaumont House, through its links to the former Beaumont Lodge Estate.	
2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)	
The farmhouse is set back from the road and obscured by later development. The farm buildings, particularly the large brick-built barn are more prominent. Overall, the farmstead still has a presence on Priest Hill which can be easily perceived.	

*Summary*

Included as a farmstead group due to their historic, architectural and archaeological interest.

## South Lodge Farm

### Section 1: General Information and Asset Type

1.1. Name	South Lodge Farm
1.2. UID	24/050
1.3. Address	Priest Hill
1.4. Postcode	SL4 2JN
1.5. Grid Reference	SU 99243 72931
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building Group



1.8 Description	
Late nineteenth century farmstead group, associated with the Crown Estate. Large red brick dwelling with tiled roof. Louvered tower / spire with weathervane. Half-timbered gables, hanging tiles.	
Ancillary buildings to the south in similar style. Modern timber-weatherboarded garage to the east.	
1.7 Overall Condition	
Good.	
Notes	

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>The group has historic interest - The group of buildings appear on the OS mapping Revised: 1895, Published: 1899. They are not shown on the Surveyed: 1869, Published: 1872.</p> <p>The 1842 Tithe Map suggests the site of the buildings was owned by the Crown and may still have owned the site at the time of the construction of the buildings and beyond.</p> <p>However, it is more likely to have an association with Priest Hill House (UID 24/051) to the northeast and would have functioned as an estate lodge adjacent to the southern access on Priest Hill.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>There is architectural interest. Large red brick dwelling with tiled roof. It is very domestic in appearance and resembles a large estate lodge or house, rather than a farmstead. There is a notable louvered tower/spire with weathervane. Half-timbered gables, hanging tiles and good quality joinery.</p> <p>Ancillary buildings to the south are in a similar style. The site may have been used in the breeding or keeping of horses, rather than as a centre of agricultural production, given the presence of stables (refurbished into dwellings) and no large barns or storage buildings. Modern timber-weatherboarded garage to the east.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>There is archaeological interest in the evidence the buildings provide for past human activity, the management of the rural landscape in the area and the ownership and estate of the crown.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
2.4. Age	1840-1913
Exact date (if known):	
2.5. Authenticity (Integrity)	A single significant phase with some alterations and/or extensions
<b>2.6. Rarity</b>	
The buildings are in the estate style common in the area in this particular period.	
<b>2.7. Group Value</b>	
Together the buildings have group value. There is a possible association with Priest Hill House (UID 24/051).	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
The group and its spire are prominent and visible features from Priest Hill.	

*Summary*

Included due to the historic and architectural/aesthetic value of the buildings. The group has a prominent presence on Priest Hill and is likely to have an association with Priest Hill House (UID 24/051).

## Priest Hill House

### Section 1: General Information and Asset Type

1.1. Name	Priest Hill House
1.2. UID	24/051
1.3. Address	Priest Hill
1.4. Postcode	SL4 2JN
1.5. Grid Reference	SU 99416 73019
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building



1.8 Description	
Large late Victorian building, red brick, decorative timber framing to first floor and gables. Entry porch with depressed arch and pediment above. Prominent stone mullion windows. Lower extension to the north. (side).	
1.7 Overall Condition	
Good.	
Notes	Now part of the Battersea Dogs and Cats Home.

Section 2: Assessment of Heritage Interest

**Reason(s) for Local Value**

2.1. Historic Interest (including Associative, Illustrative and Communal Values)

The late Victorian house has historic interest and originated as a large residence on the borders of Old Windsor/Englefield Green with significant grounds. OS mapping shows the building on OS map Revised: 1895, Published: 1899. The estate includes South Lodge Farm (081) and North Lodge (not nominated). In addition, the estate may have included a boat house to the east on the banks of the Thames, which still exists today (now French Brothers Boat Yard).



From c.1930 the property housed Bell Mead Kennels Ltd founded by Jane Trefusis Forbes. Dame Kathryn Jane Trefusis Forbes (Lady Watson-Watt) was the first director of the Women's Auxiliary Air Force (WAAF). The Battersea Home bought Bellmead Kennels in 1979, and it became Battersea Old Windsor, an outstation of Battersea Dogs Home. In 2002 the name was changed to Battersea Dogs and Cats home.

2.2. Architectural and Artistic Interest (including Aesthetic Value)

The building has considerable architectural interest. Large late Victorian house, red brick, decorative timber framing to first floor and gables. Entry porch with depressed arch and pediment above incorporating stone arms.

Prominent stone mullion windows. Hanging tiles, jetties with dentils below half-timbering. Lower, two then single storey extension to the north (side).

2.3. Archaeological Interest (including Evidential Value)

The building has archaeological interest providing evidence for past human activity, along with the change in use from large high-status domestic dwelling to its charitable use.

**Reason(s) for Standing Out in its Surroundings**

2.4. Age 1840-1913

Exact date (if known):

2.5. Authenticity (Integrity) A single significant phase with some alterations and/or extensions

2.6. Rarity  
Large late Victorian dwelling are not rare in the vicinity, although this is a particularly distinctive example.

2.7. Group Value  
Has group value with lodges and possibly the boathouse.

2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)  
Set back and hidden from the public highway. Its setting has been significantly changed by modern building. However, the building is highly distinctive.

*Summary*  
Included due to its historic, communal, architectural, artistic and evidential values.



## Runnymede House

### Section 1: General Information and Asset Type

1.1. Name	Runnymede House
1.2. UID	24/052
1.3. Address	Priest Hill
1.4. Postcode	SL4 2JN
1.5. Grid Reference	SU 99319 73256
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building



1.8 Description	
Large late-Victorian building stepped gable, decorative iron work and tall chimneys, hanging tiles, contrasting brickwork, significant bay, and a variety of window openings.	
1.7 Overall Condition	
Good.	
Notes	A memorial stone for Magna Carta (see below) installed by a previous owner sits within the garden.

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>Historic interest - Built prior to the OS Map Surveyed: 1869, Published: 1872. There is a group of buildings, including a 'house and pleasure grounds' shown on the Site on the 1842 Tithe Map (Plots: 274 and 275) owned by Reverend James Allet Leigh and occupied by Mrs Neville Reid. This earlier dwelling is likely to have been replaced by the existing building.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>Late Victorian Mock-Tudor brick-built dwelling, tall ornate chimneys, stepped gable to the south at its eastern end. Decorative iron work, timber bracing and barge boards to another south-facing gable. Hanging tiles to first floor, some diaper brickwork to ground floor. A nine bedroomed house on the borders of Old Windsor/Englefield Green with significant grounds, adjacent to Windsor Road and Runnymede. Unusual lower extension (1.5 storeys) to the west possibly built as stables or coach house.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Provides evidential value for architectural tastes, materials and building technology of the later nineteenth century.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
2.4. Age	1840-1913
Exact date (if known):	
2.5. Authenticity (Integrity)	A single significant phase with some alterations and/or extensions
<b>2.6. Rarity</b>	
Large late Victorian dwellings are not unusual in the vicinity.	
<b>2.7. Group Value</b>	
Has an association with Runnymede House Memorial Stone HER Number 21518 – MSE21518 (also UID 24/053).	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
While large and distinctive, the building is shielded by mature trees and hedgerows.	

*Summary*

Included due to its age, historic and architectural values and the legibility of its development and use.

## Runnymede House Memorial Stone

### Section 1: General Information and Asset Type

1.1. Name	Runnymede House Memorial Stone
1.2. UID	24/053
1.3. Address	Runnymede House, Priest Hill
1.4. Postcode	SL4 2JN
1.5. Grid Reference	SU 99568 73128
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Structure



1.8 Description	
Memorial stone, tabletop altar structure, on a plinth.	
1.7 Overall Condition	
Fair.	
Notes	Also classified as a Monument HER Number 21518 – MSE21518

Section 2: Assessment of Heritage Interest

Reason(s) for Local Value
2.1. Historic Interest (including Associative, Illustrative and Communal Values)
<p>The monument was erected by the Symon-Jeune family in 1905 on the boundary of Runnymede House and the field immediately behind the National Trust car park at South Lodge. It has historic interest: Classical-style monument inscribed as follows:</p> <p>“Very near to this spot was sealed Magna Carta confirming rights which were in peril and won from King John by the Bishops and Barons for the abiding benefit of the People of England and later of the British Dominions and the United States of America.”</p> <p>In addition, a Latin inscription on the north face reads:</p> <p style="text-align: center;">“HOC POSUIT MONUMENTUM JOHANNES FREDERICUS SYMONS-JEUNE FILIUS IPSE EPISCOPI BARONIS FRATER QUINTO JAM ET QUINQUAGESIMO ANNO OFFICIUM EXSEQUENS APUD CAMERAM DOMINORUM ISTIS MAGNAE CARTAE TESTIBUS ALIQVATENUS SUCCESSORUM”</p> <p>(Translation: “<i>This monument was set up/placed here/erected by John Frederic Symons-Jeune. Himself the son of a Bishop and brother of a Baron now fifty-five [and] holding office in the House of Lords [being/therefore] to some extent the successor to those very witnesses of Magna Carta.</i>”)</p>
2.2. Architectural and Artistic Interest (including Aesthetic Value)
Architectural interest: As a classical-styled ornamental piece within the grounds of Runnymede House the structure has architectural interest.
2.3. Archaeological Interest (including Evidential Value)
Has archaeological interest in its own rite, dating to 1905 as a marker of a historical event within the private gardens of the Symons-Jeune family.

Reason(s) for Standing Out in its Surroundings	
2.4. Age	1840-1913
Exact date (if known):	1905
2.5. Authenticity (Integrity)	A single significant phase and which is largely intact
2.6. Rarity	An unusual, privately erected commemorative structure with its own historic value.
2.7. Group Value	Has association with Runnymede House.
2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)	Low – not visible from the public realm.

Summary

Included due to its historic and architectural interest.

## County Boundary Sign

### Section 1: General Information and Asset Type

1.1. Name	County Boundary Sign
1.2. UID	24/054
1.3. Address	East side of Priest Hill opposite Burfield Road
1.4. Postcode	N/A
1.5. Grid Reference	SU 99286 73326
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Structure



1.8 Description	
Cast iron Berkshire / Surrey County boundary sign circa 1930.	
1.7 Overall Condition	
Fair.	
Notes	

*Section 2: Assessment of Heritage Interest*

Reason(s) for Local Value
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>The structure has associative and communal value, marking the historic boundary between Surrey and Berkshire. Way markers and boundary markers were originally made of stone, with cast iron increasingly used in the later nineteenth century.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>Some architectural interest, as an example of its type. Can be compared to other similar, known boundary markers, milestones and way markers (e.g., UID: 24/076).</p> <p>The form of the marker conforms to a standard cast iron 'lollipop' form, used on the Berkshire border, with the county names written vertically along the shaft and an oval top-piece inscribed "County Boundary."</p> <p>Markers such as this probably date from the 1930s. A catalogue from the Hub Ironworks of Chipping Norton in the 1930s suggests they manufactured boundary markers of this exact type.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Some archaeological interest due to its position within the corpus and typology of boundary markers and way markers. It provides evidence for human activities in the past.</p> <p>The marker is included on the Berkshire Boundary Markers website<sup>9</sup>.</p>

Reason(s) for Standing Out in its Surroundings	
2.4. Age	1840-1913
Exact date (if known):	
2.5. Authenticity (Integrity)	A single significant phase and which is largely intact
<b>2.6. Rarity</b>	
Quite rare.	
<b>2.7. Group Value</b>	
Has associations with other boundary markers, particularly those of Berkshire. A survey conducted in 2006 and 2009 found twenty-one surviving markers on the borders of Berkshire <sup>10</sup>	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
Though small in size, it has some landscape value in its position on the roadside.	

*Summary*

Included due to its historic and archaeological interest.

<sup>9</sup> <https://pnelson.orpheusweb.co.uk/boundsberk/index.htm>.

<sup>10</sup> Ibid

## The Holly Tree Public House

### Section 1: General Information and Asset Type

1.1. Name	The Holly Tree
1.2. UID	24/055
1.3. Address	The Holly Tree, 5 St. Jude's Road
1.4. Postcode	TW20 0DB
1.5. Grid Reference	SU 99339 70974
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building



1.8 Description	
Two storey masonry building, with rendered exterior painted grey. Slate roof, sash windows (original). Main part of the public house fronts St Jude's Road, with rear wing facing onto Victoria Street.	
1.7 Overall Condition	
Good.	
Notes	

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>Historic Value and community value – The 1842 Tithe Map shows a building on the site in the same orientation as the public house. A building with the same orientation is again shown on OS map the Surveyed: 1864 to 1865, Published: 1869 and the later OS mapping. Yet unusually, the building is not labelled as a public house or beer house.</p> <p>However, online sources<sup>11</sup> provide a history of the Holly Tree and state that it was a beer house run by John Cooper until 1877. It was a licenced public house or inn by 1935.</p> <p>The 2023 assessment recounts the earliest reference to it, as a beer house, as coming from the 1856 Poor Law Map, when a John Randall is listed as tenant. It also states that the property was extended in 1856 (section which fronts on to St Jude’s Road).</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>The building has some architectural interest and in particular the original sash windows have survived. The building has quoining to the façade fronting St Jude’s Road, with arched lintels over the windows.</p> <p>The building has been painted mostly in grey, which is today perceived as a colour with heritage pedigree, but there is no historic evidence to indicate grey as being commonly used in the past.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Some archaeological interest providing evidence for past human activity and continuous use as a public house for roughly 170 years.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	
<b>2.5. Authenticity (Integrity)</b>	A single significant phase with some alterations and/or extensions
<b>2.6. Rarity</b>	Nineteenth century public houses are not rare.
<b>2.7. Group Value</b>	No known association with other historic buildings in the vicinity.
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
It has landmark/townscape value, being a distinctive building on the corner of St Jude’s Road and Victoria Street.	

*Summary*

Included due to its historic, communal architectural and archaeological interest.

<sup>11</sup>Egham Museum <https://eghammuseum.org/lets-all-go-on-a-pub-crawl/>



## Nos 17-19 (four shops)

### Section 1: General Information and Asset Type

1.1. Name	Nos 17-19 4 x shops
1.2. UID	24/056
1.3. Address	17-19 St. Jude's Road
1.4. Postcode	TW20 0BY
1.5. Grid Reference	
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building Group



1.8 Description	
Group of four late nineteenth century commercial premises. Two storeys but diminishing in height to the north. Shopfronts, some survival of original bay windows. All brick masonry painted white.	
1.7 Overall Condition	
Good.	
Notes	<p>17 Tangerine and Green - Florist          17B Picnic on the Green - Bakers          18 Browns – Estate Agents          19 Townend's Estate Agents</p>

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>Some historic value as a moderately preserved example of a group of nineteenth century shops. Some recent history is provided in the 2023 assessment. Number 18 St Jude’s Road – was initially Budgens (Grocer) from 1908-1938 and then the Jersey Tea Rooms from 1938-1972. 19 St Jude’s Road – David Skeggs (Ironmonger) occupied the site from 1904-1970s. The OS mapping shows buildings on the Site, with a similar plan form in the late 1860s and more certainly by the 1890s.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>The original shopfront joinery and glazing of number 17 (Tangerine and Green) was removed and replaced with a poor-quality uPVC shopfront between 2019 and 2022. However, the timber sill and fascia of the structure of the shop window have been retained. The original first floor sash windows were replaced in number 17 and number 17b (Picnic on the Green) at the same time. The original timber joinery shopfront of number 17b survives.</p> <p>The original first floor sash windows of number 18 (Browns) have been lost and replaced with uPVC sometime between 2019 and 2022.</p> <p>The slate roof of number 19 (Townsend’s) was replaced with concrete tiles between 2012 and 2015.</p> <p>These alterations have diminished the architectural and aesthetic value of the group. However, the original or historic shopfronts of numbers 17b, 18 and 19 appear to have survived. Number 19 has leaded first floor bay windows and iron railings in front of the shopfront.</p> <p>As locally listed buildings, their future enhancement through the sensitive reinstatement of lost features would be ideal.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Some archaeological interest, providing evidence of the continuous commercial activity of the area from the nineteenth century.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	
<b>2.5. Authenticity (Integrity)</b>	A single significant phase with significant alterations and/or extensions
<b>2.6. Rarity</b>	
Nineteenth century shops are not rare, but surviving joinery and shop fronts are.	
<b>2.7. Group Value</b>	
The shops form a group, although of varying forms and sizes.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
The buildings retain some distinctive characteristics, although the erosion of these has recently occurred. They have some landscape/townscape value and are distinctive in the street scene.	

*Summary*

Included as the surviving historic elements are worthy of preservation. The group has historic and architectural interest and landmark value.

## Cemetery gates and wall with original railings

### Section 1: General Information and Asset Type

1.1. Name	Cemetery gates and wall with original railings
1.2. UID	24/057
1.3. Address	St Jude's Cemetery, St Jude's Road
1.4. Postcode	TW20 0EE
1.5. Grid Reference	SU 99317 70785
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Structure



1.8 Description	
A section of distinctive, ornate iron railings with brick plinth.	
1.7 Overall Condition	
Fair.	
Notes	The entry also includes the iron gates and stone piers of the entrance.

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>The railings are considered to be the only surviving section of original railings of the cemetery circa 1859. The cemetery contains two Grade II* Listed heritage assets, which are the Church Of Saint Jude (List Entry Number: 1028958) and a pair of mausolea (List Entry Number: 1242772), both of which are visible from the railings, which form part of the heritage assets' setting.</p> <p>St Andrew's Chapel (Greek Orthodox Church of St. Andrew the Apostle) within the cemetery is also a locally listed building.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>The railings are distinctive and ornate and stand out from the rest of the cemetery boundary. Two gothic stone-built piers at either end of the railings are included in this assessment. The iron gates and stone piers of the entrance also have architectural/artistic value. Elsewhere the railings have been replaced with less ornate examples.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Some archaeological interest evidencing the architectural tastes and artisanry and craft skills of the past.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	1859
<b>2.5. Authenticity (Integrity)</b>	A single significant phase and which is largely intact
<b>2.6. Rarity</b>	The survival of good quality craftsmanship in iron is unusual in the vicinity.
<b>2.7. Group Value</b>	Shares group value with two, Grade II* listed buildings/structures along with locally listed St Andrew's Chapel and St Jude's cemetery as a whole.
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	Good landmark/townscape value, though currently somewhat neglected.

*Summary*

Included due to their historic and architectural interest. They are a positive element within the setting of two Grade II\* heritage listed assets and the locally listed St Andrew's Chapel. The entry includes the iron gates and stone piers of the entrance.

## Two Lamp Posts St Jude's Church

### Section 1: General Information and Asset Type

1.1. Name	Two Lamp Posts St Jude's Church
1.2. UID	24/058
1.3. Address	St Jude's Church, St Jude's Road
1.4. Postcode	TW20 0EE
1.5. Grid Reference	Lamp post A: SU 99309 70842 Lamp post B: SU 99277 70823
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Structure



Lamp post A



Lamp post B

1.8 Description	
Two cast iron lamp posts painted green. Lamp post A has cross bars and surviving elements of a lamp canopy. Lamp post B appears to have lost these elements and only the fluted shaft and capital remain.	
1.7 Overall Condition	
Poor	
Notes	

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>The 2023 assessment states that these are presumably contemporary with the adjacent St Jude’s Church of 1859 (Grade II* Listed List Entry Number: 1028958). From their styling they certainly appear nineteenth-century in date, although their contemporary date with the construction of the church is by no means certain. Yet they have inherent historic interest in their own right.</p> <p>They were presumably originally gas lamps. They are positive element within the setting of the Grade II* Listed church and the Grade II* listed pair of mausolea to the south (List Entry Number: 1242772).</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>Despite their poor condition, they are of a distinctive, antique design and have aesthetic interest.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>There is some archaeological value as remnants of historic street furniture. Their survival is likely to be down to their position within the churchyard, as opposed to on the street.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	
<b>2.5. Authenticity (Integrity)</b>	A single significant phase and which is largely intact
<b>2.6. Rarity</b>	
Surviving nineteenth century streetlamps are comparatively rare in the vicinity.	
<b>2.7. Group Value</b>	
The pair from a group and are positive elements in the setting of nearby designated heritage assets.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
Some limited townscapes value. Their distinctiveness contributes to the character of the immediate area.	

*Summary*

Included due to their historic interest, their aesthetic and archaeological value.

## Schröder Family Vault

### Section 1: General Information and Asset Type

1.1. Name	Schroder Family Vault
1.2. UID	24/059
1.3. Address	St Jude's Cemetery, St Jude's Road
1.4. Postcode	TW20 2BZ
1.5. Grid Reference	SU 99266 70826
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Structure



1.8 Description	
Tabletop tomb surrounded by iron railings located on the south side of the church. Grey and white stone, possibly marble, with inscribed panels to the sides.	
1.7 Overall Condition	
Good.	
Notes	

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>The monument has clear and direct historic links to the Schröder family of Prussian nobility, who originated from Hamburg, Germany. John Henry William Schröder was born in 1825 and in 1841, at the age of sixteen, Sir John joined the London office of the banking house founded by his father. He went on to run the family's merchant bank J Henry Schroder &amp; Co, becoming a senior partner in 1883.</p> <p>In 1892 J.H.W. Schroder was granted the right to use of the honorific title 'Baron' and 'Baroness' by Queen Victoria and he was the first of the Schröder dynasty to live in Englefield Green. The title became extinct upon his death. He bought "the Dell" Bishopsgate, a large house with ten acres of gardens and 147 acres of farmland. He was famed for his collection of rare orchids.</p> <p>The Schröder's were local benefactors and contributed to many local causes such as the gift of five acres of land for the erection of the Isolation Hospital in Northcroft Road (UID 24/046).</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>The tomb is surrounded by decorative iron railings and is comprised of grey and white stone, possibly marble, with inscribed panels to the sides.</p> <p>Inscriptions include the names of Baron Schröder (1825 –1910), his wife Baroness Dorothea Schröder (nee Schlusser, dates uncertain), Baron Bruno Schröder (1867-1940), Baroness Bruno Schröder (1870-1944) and various members of the Schlusser family.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Some archaeological value. Provides evidence for the position of the Schröder family and their connections to Englefield Green.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	
<b>2.5. Authenticity (Integrity)</b>	A single significant phase and which is largely intact
<b>2.6. Rarity</b>	
There are other elaborate mausolea in the St Jude's Cemetery.	
<b>2.7. Group Value</b>	
Possible but limited group value with other buildings and structures related to the Schröder family. No obvious direct links with other buildings or structures nearby.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
Located on the south side of the church in a prominent position within the cemetery.	

*Summary*

Included due to its historic and architectural value and evidence of the links of the Schroder family to the locality.



## Grave of Joel Woolf Barnato

### Section 1: General Information and Asset Type

1.1. Name	Grave of Joel Woolf Barnato
1.2. UID	24/060
1.3. Address	Grave 286, Plot 25, St Jude's Cemetery, St Jude's Road
1.4. Postcode	TW20 2BZ
1.5. Grid Reference	N/A
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Structure



1.8 Description	
Gravestone marking the burial of Joel "Babe" Woolf Barnato 1895-1948 (Plot 25).	
1.7 Overall Condition	
Good.	
Notes	
	Joel "Babe" Woold Barnato (Image jewsfww.uk)

*Section 2: Assessment of Heritage Interest*

Reason(s) for Local Value
<b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b>
<p>Joel Woolf Barnato, born on 27th September 1895 in London, was the youngest son of Barney and Frances Barnato. His father was a South African diamond millionaire originally from London’s Jewish East End community. After his father’s death when he was two years old, Joel received a substantial trust fund, which he inherited aged 19 in 1914. He served in the First World War in France, Egypt and Palestine as a Royal Field Artillery officer. His service is commemorated on the memorial at Middle Street Synagogue in Brighton.</p> <p>By 1921 he was a famous racing driver, known as one of the “Bentley boys”, a social set of independently wealthy men, often with military backgrounds. He had three consecutive wins in the 24 Hours of Le Mans race in the 1920s. As an adult he was ironically nicknamed “Babe” due to his heavyweight boxer’s build.</p> <p>He had a notable career as a sportsman, in motor racing, but also motor-boat racing, amateur boxing, horse riding, swimming, tennis, golf and First Class Cricket, (wicket keeper with Surrey County Cricket Club from 1928-1930).</p> <p>Barnato agreed to finance Bentley’s business in 1924 and in 1925 he purchased the business itself, becoming its Charman. Barnato was a wing commander with the Royal Air Force during the Second World War and was responsible for the protection of aircraft factories against Luftwaffe bombing. Married three times, Barnato built a large home in Englefield Green in 1938. He died of cancer in 1948, age 52<sup>12</sup>.</p>
<b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b>
Has architectural interest, the gravestone is simple, with Art Deco proportions and ornamentation.
<b>2.3. Archaeological Interest (including Evidential Value)</b>
Of archaeological interest, providing evidence about the people and cultures of the past.

Reason(s) for Standing Out in its Surroundings	
<b>2.4. Age</b>	Post 1947
Exact date (if known):	1948
<b>2.5. Authenticity (Integrity)</b>	A single significant phase and which is largely intact
<b>2.6. Rarity</b>	Unique in the fact that it denotes the specific burial of the notable historic figure of Joel Woolf Barnato. The stone is also distinctive due to its Art Deco style.
<b>2.7. Group Value</b>	Has group value, with perhaps a connection to the memorial at Middle Street Synagogue in Brighton. Also has association with the grave of Diana Barnato Walker his daughter (UID 24/061).
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	Low landmark/townscape value.

*Summary*

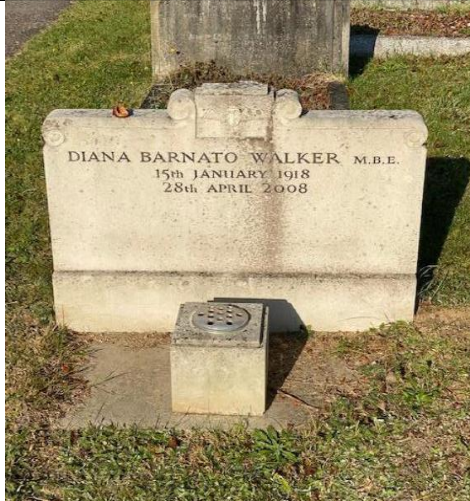
Included due to the historic and archaeological value and associations with a local figure of note. The gravestone also has architectural value.

<sup>12</sup> <https://shalomsussex.co.uk/joel-woolf-barnato-bentley-boy/>

## Grave of Diana Barnato Walker

### Section 1: General Information and Asset Type

1.1. Name	Grave of Diana Barnato Walker MBE
1.2. UID	24/061
1.3. Address	St Jude's Cemetery (Plot 25), St Jude's Road
1.4. Postcode	TW20 0BZ
1.5. Grid Reference	N/A
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Structure



### 1.8 Description

Gravestone marking the burial of Diana Barnato Walker 1918-2008 (Plot 25).

### 1.7 Overall Condition

Good.

### Notes



Diana Barnato Walker in 1944 (Image, MOD (RAF))

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>Diana Barnato Walker was one of two daughters of Dorothy Maitland Falk and Joel Woolf Barnato. At the age of twenty, after only 6 hours of training, she took her first solo flight. She served as a nurse in the Red Cross in 1940 but decided to apply for the Air Transport Auxiliary (ATA) and after a training period, by 1942 she was transporting low-powered single engine aircraft from factories to airfields. She opted for further training and flew more powerful twin-engine aircraft, including Wellington Bombers. Diana often flew solo, and by the time the ATA was disbanded in 1945, she had flown eighty types of aircraft and delivered 260 Spitfires. Her fiancée Squadron Leader Humphrey Gilbert was killed in 1942 and later, her husband Derek Walker, another decorated pilot was killed, in a flying accident just after the end of the Second World War</p> <p>After the War she continued to fly and in 1963 she became the first British woman to break the sound barrier in an English Electric Lightning T4 jet to at a speed of 1,262 mph<sup>13</sup>. She was appointed MBE in 1965. She died April 28<sup>th</sup> 2008<sup>14</sup>.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>The gravestone is very similar to that of Dianna’s father Joel Woolf Barnato (UID 24/060) and shares the same plot (25). It is simple in design, with Art Deco proportions and ornamentation.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Of archaeological interest, providing evidence about the people and cultures of the past.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	Post 1947
Exact date (if known):	2008
<b>2.5. Authenticity (Integrity)</b>	A single significant phase and which is largely intact
<b>2.6. Rarity</b>	
Unique as far as it denotes the specific burial of the notable historic figure of Dianna Barnato Walker. The stone is also distinctive due to its Art Deco style.	
<b>2.7. Group Value</b>	
Has group value with the grave of Joel Woolf Barnato her father (UID 24/060).	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
Low landmark/townscape value.	

*Summary*

Included due to the direct association with a local, historic figure of note. The gravestone also has architectural value.

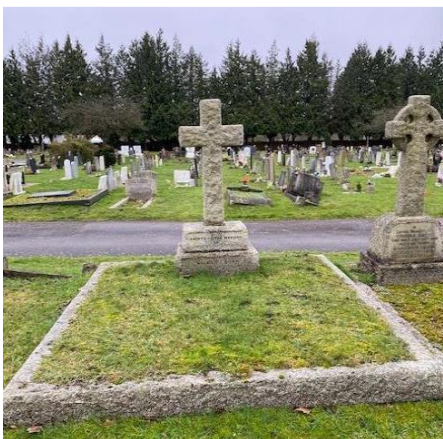
<sup>13</sup> <https://www.exploringsurreypast.org.uk/themes/people/women/barnato-walker/>


<sup>14</sup> <https://www.telegraph.co.uk/obituaries/2008/05/04/diana-barnato-walker-obituary/>

## Gravestone of Wilbur Gunn

### Section 1: General Information and Asset Type

1.1. Name	Gravestone of Wilbur Gunn
1.2. UID	24/062
1.3. Address	(Plot 9), St Jude's Cemetery, St Jude's Road
1.4. Postcode	TW20 0BZ
1.5. Grid Reference	N/A
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Structure



1.8 Description	
Standing cruciform gravestone in rusticated stone on a stone plinth. Kerb boundary to plot.	
1.7 Overall Condition	
Good.	
Notes	
	<p>Wilbur Gunn  <a href="https://www.britainbycar.co.uk/staines/612-wilbur-gunn-founder-of-lagonda">https://www.britainbycar.co.uk/staines/612-wilbur-gunn-founder-of-lagonda</a></p>

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b>
<p>The monument has historic and communal interest as it marks the grave of American born car manufacturer Wilbur Gunn (1859-1920), who became a British national in 1891. He founded the Lagonda company in Staines in 1906 where he had worked as a speedboat and motorcycle engineer. He was also an accomplished opera singer<sup>15</sup> and had first travelled to England to tour with an opera company<sup>16</sup>.</p> <p>His motor company was named after the Shawnee settlement “Lagonda” his native settlement in Ohio. Originally building motorcycles on a small scale in the garden of his house in Staines, by 1907 he had launched his first car, the Torpedo, which won the Moscow-St. Petersburg trial of 1910. During the First World War the Lagonda company made artillery shells. The company continued to produce models including trophy winning sports racing cars. Following the War Wilbur Gunn’s company reverted to car production however he died in 1920<sup>17</sup>. Production continued in the inter-War period and in 1947 Lagonda was merged with Aston Martin. The Lagonda name was periodically resurrected for various models into the twenty first century.</p>
<b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b>
The structure has limited architectural interest, being a simple stone cross.
<b>2.3. Archaeological Interest (including Evidential Value)</b>
The monument is of archaeological interest, providing evidence about the people and cultures of the past.

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1914-1947
Exact date (if known):	1920
<b>2.5. Authenticity (Integrity)</b>	A single significant phase and which is largely intact
<b>2.6. Rarity</b>	Not rare as an architectural piece.
<b>2.7. Group Value</b>	No known association with tother monuments or buildings.
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	Limited to negligible landmark or townscape value.

*Summary*

Included due to its local historic and communal interest and association with a notable historic figure.

<sup>15</sup> <https://en.aston-martin-club.com/article/lagonda-history-379>

<sup>16</sup> <https://www.britainbycar.co.uk/staines/612-wilbur-gunn-founder-of-lagonda>

<sup>17</sup> <https://www.lagondaclub.com/lagonda-history/>

## Gravestone of Robert Dennis “Danny” Blanchflower

### Section 1: General Information and Asset Type

1.1. Name	Gravestone of Robert Dennis “Danny” Blanchflower
1.2. UID	24/063
1.3. Address	(Plot 7) St Jude’s Cemetery, St Jude’s Road
1.4. Postcode	TW20 0BZ
1.5. Grid Reference	N/A
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Structure



1.8 Description	
Grave marked by headstone with pointed arched top.	
1.7 Overall Condition	
Good.	
Notes	
	<p>Danny Blanchflower as Spurs captain sits on the shoulders of teammates holding aloft the F.A. Cup trophy, May 1962.</p>

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b>
<p>Of historic and communal value as the grave of Robert Dennis Blanchflower. He was born in Belfast in 1926 the first of five children of John and Selina Blanchflower. His mother had played as a centre-forward on a local women's football team. He first signed with a local club Glentoran<sup>18</sup> before the Second World War. In 1943 he volunteered as a trainee navigator with the RAF and while awaiting call-up he was awarded a university scholarship St Andrew's University in Scotland, returning to Glentoran after the War. He left to play for Barnsley in April 1949 and was transferred to Aston Villa in 1951.</p> <p>After Aston Villa he moved to Tottenham Hotspur and was captain of the 'Spurs 1961 'double' winning side, a feat not achieved since Aston Villa in 1897. In 1958 and 1961 his performances were recognised as he received the accolade of Footballer of The Year, one of few players to receive the award twice. He was an advocate of tactically creative football.</p> <p>In 1962, Tottenham won the FA Cup final against Burnley, during which he scored a penalty. In 1963 he helped 'Spurs to win the European Cup Winners' Cup, the first European victory by an English club. He also led the Northern Irish team to the World Cup twice as team captain in 1958 and in his role as manager in 1976<sup>19</sup>.</p> <p>By his early 60s Blanchflower was suffering from Alzheimer's. He was placed in a nursing home in Staines, where died from pneumonia in 1993, aged sixty-seven.</p>
<b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b>
Limited architectural value.
<b>2.3. Archaeological Interest (including Evidential Value)</b>
Of archaeological value providing evidence for past societies, their people and activities.

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	Post 1947
Exact date (if known):	1993
<b>2.5. Authenticity (Integrity)</b>	A single significant phase and which is largely intact
<b>2.6. Rarity</b>	Architecturally not rare.
<b>2.7. Group Value</b>	No known association with other nearby monuments. It perhaps has a long-distance link to the blue plaque erected by the Ulster History Circle on the site of Blanchflower's Belfast home.
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	Low landscape value.

*Summary*

Included due to its historic association with a historic figure and local community value.

<sup>18</sup> <https://bestofbelfast.org/stories/danny-blanchflower-footballer>

<sup>19</sup> <https://www.nationalfootballmuseum.com/halloffame/danny-blanchflower/>



## Victorian Pillar Box

### Section 1: General Information and Asset Type

1.1. Name	Victorian Pillar Box
1.2. UID	24/064
1.3. Address	St Jude's Road, north of the junction with Bond Street
1.4. Postcode	N/A
1.5. Grid Reference	SU 99284 71115
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Structure



1.8 Description	
Red pillar box with VR intertwined cipher.	
1.7 Overall Condition	
Good	
Notes	Also listed as a Monument HER Number: 3677 MSE3677

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>The example is of a fairly late Victorian pillar box in prominent position. The 2023 assessment considers this to be the earliest such box in the village, with the traditional “VR” cypher. (see the “anonymous” pillar box, UID: 24/064). This example is thought to have been made in 1887 by Handyside’s Britannia Foundry, Derby. The pillar box was introduced to Britain in 1854, firstly in the Channel Islands, after recommendation from the novelist Anthony Trollope. They were originally painted sage green and it was not until 1874 that they were painted red.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>Some architectural and aesthetic interest as a decorative example with the cypher of Queen Victoria.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Has archaeological interest in the context of the evolution of the pillar box and the corpus of surviving examples in the vicinity.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	1887
<b>2.5. Authenticity (Integrity)</b>	A single significant phase and which is largely intact
<b>2.6. Rarity</b>	
Of some rarity, due to its age.	
<b>2.7. Group Value</b>	
Has group value with other example in the vicinity (e.g., UID 24/067 and 24/064).	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
In a prominent position – of some townscape value.	

*Summary*

Included due to its local historic and aesthetic interests and archaeological value and its landmark/townscape qualities.

## No 49 The Armstrong Gun Public House

### Section 1: General Information and Asset Type

1.1. Name	No 49 The Armstrong Gun Public House
1.2. UID	24/065
1.3. Address	The Armstrong Gun, 49 Victoria Street
1.4. Postcode	TW20 0QX
1.5. Grid Reference	SU 99483 70992
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building



1.8 Description	
Two storey, white rendered building with single storey extension to the front and western side. The front extension has timber windows with glazing bars and two entrance doors. Central chimney stack to two-storey core. Slate hipped roof. First floor windows to façade are uPVC.	
1.7 Overall Condition	
Good.	
Notes	2023 Assessment states that it is also to be included on a list of Assets of Community Value (ACV's).

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>Probably historic origins to the buildings core. A group of cottages with gardens are shown on the Tithe Map of 1842 and number 49 is likely to have its origins as one (or perhaps two) of these, although analysis of its fabric would be needed to confirm this. The row of cottages continues to be shown on historic OS mapping from 1869 onwards, but it is not until the OS map revised 1934, published 1935 that the building is clearly labelled as a Public House. However, the Englefield Museum website states that the building was established as a beer house by 1869 and was designated as a licenced public house by 1915<sup>20</sup>. The building is therefore of communal value.</p> <p>The pub was named after a successful and innovative breech loading weapon perfected by William Armstrong in 1859. Coincidentally, the pub was briefly owned by a Thomas Armstrong between 1894-95. The nearby Armstrong Road was not named until 1905-06.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>The two-storey core of the building is possibly early to mid-nineteenth century in date. The front and side extensions are modern, as are the timber windows on the façade. The building is rendered and painted white. The front extension has modern timber windows with glazing bars and two entrance doors. First floor windows to façade are uPVC and no windows of significance remain apparent. There is a substantial, but plain chimney stack at the centre of the slate hipped roof.</p> <p>The building has little architectural elements worthy of note and although the core may be historic, there have been substantial modern alterations.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Some archaeological interest, regarding the possible origins of the building as a cottage and its development from beer house to public house in the later nineteenth century.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
2.4. Age	Pre-1840
Exact date (if known):	
2.5. Authenticity (Integrity)	A single significant phase with significant alterations and/or extensions
<b>2.6. Rarity</b>	
Some rarity due to its historic origins and its evolution as a public house.	
<b>2.7. Group Value</b>	
No known association with other buildings nearby. Association in name only with Armstrong Road (1905-6).	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
Has some landmark and townscape value, being a notable public house on the street with a distinctive façade.	

*Summary*

While its architectural value has been diminished to a degree, the building has historic and communal value. On balance it is of sufficient historic and communal interest to warrant inclusion in the local list. The architectural interest could be enhanced by positive changes in the future.

<sup>20</sup> <https://eghammuseum.org/lets-all-go-on-a-pub-crawl/>

## Carriage shed behind 9-11 Victoria St

### Section 1: General Information and Asset Type

1.1. Name	Carriage shed behind 9-11 Victoria St
1.2. UID	24/066
1.3. Address	9-11 Victoria Street
1.4. Postcode	TW20 0QY
1.5. Grid Reference	SU 99532 70918
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building



1.8 Description	
Two-storey building in yellow stock brick. Concrete tile roof. Carriage openings to ground floor. Wall dormer loading loops (2?) on the upper floor, one accessed by modern metal staircase.	
1.7 Overall Condition	
Fair.	
Notes	

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>The building is of historic interest and probably provided carriage space and stabling, serving the commercial activities fronting Victoria Street. The building is shown in the backlands area behind Victoria Street on the OS map revised 1912, published 1914, but not on the previous OS map revised 1895, published 1896.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>Two-storey building in yellow stock brick. Concrete tile roof has replaced earlier roof finish. Carriage openings to ground floor with timber lintels and doors. Wall dormer loading loops (2?) on the upper floor, one accessed by modern metal staircase. Bargeboards. Timber doors and windows. Chimney stack at north end. Blockwork extension to the south. Other, small lean-to additions to the north.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>The building has clear archaeological interest, indicating the activities and lives of the past, in particular the provision of horses and carts or carriages, probably in a role assisting the commercial activity on Victoria Road.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	
<b>2.5. Authenticity (Integrity)</b>	A single significant phase with some alterations and/or extensions
<b>2.6. Rarity</b>	
Potentially quite rare. Stables and carriage sheds often survive when part of a large estate or manor house. Yet in the backlands area behind the commercial Victoria Street, such an example is rare.	
<b>2.7. Group Value</b>	
No known association with other buildings of note, although there may have been a functional link to some of the surviving, late-nineteenth century commercial building on Victoria Street.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
Limited Landmark/Townscape Value due to its being behind other development, yet in its immediate vicinity it is a prominent building.	

*Summary*

Included on the local list due to its historic, architectural and archaeological interest.

## Pillar Box Victoria Street

### Section 1: General Information and Asset Type

1.1. Name	Pillar Box Victoria Street
1.2. UID	24/067
1.3. Address	Victoria Street, at the junction with Harvest Road
1.4. Postcode	N/A
1.5. Grid Reference	SU 99632 71002
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Structure



1.8 Description	
George V pillar box (1910-1936) in prominent position at the junction with Harvest Road.	
1.7 Overall Condition	
Good.	
Notes	

*Section 2: Assessment of Heritage Interest*

Reason(s) for Local Value
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>Of historic interest. George V became King in 1910 and a new cypher of his initials was developed. A simpler, more modern and bolder cypher was used by the Post Office. The cypher has a simpler font and the letters GR are not interwoven as with the two previous monarchs. There was also no inclusion of the Roman numeral for five.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>Whilst he was the fifth King by the name of George, he was the first to have roadside letter boxes in his name, so arguably there was no need for the inclusion of the 'V.' Although, as designs submitted to the King show, it was initially included but it was dropped for the final design.<sup>21</sup> In this reign all boxes still had the standard 6¼-inch (15.9cm) aperture rather than the present 8-inch (20.3cm) one. A number of different manufacturers produced pillar boxes in this period (see below) and it is unknown which one produced the example on Victoria Street.</p> <p>[A] W.T. Allen &amp; Co            [C] Carron Company, Stirlingshire            [D] Derby Castings Limited (Derby)            [M] McDowall, Steven &amp; Co. Ltd. (London &amp; Glasgow)<sup>22</sup></p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Has archaeological interest in the context of the evolution of the pillar box and the corpus of surviving examples in the vicinity.</p>

Reason(s) for Standing Out in its Surroundings	
2.4. Age	1914-1947
Exact date (if known):	
2.5. Authenticity (Integrity)	A single significant phase and which is largely intact
2.6. Rarity	
Although not unique, the GR pillar box is distinctive.	
2.7. Group Value	
Has group value with other pillar boxes in the vicinity (such as UID 24/064).	
2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)	
In a prominent position the pillar box has landmark/townscape value.	

*Summary*

Included due to its local historic and aesthetic interests and archaeological value and its landmark/townscape qualities.

<sup>21</sup> <https://www.postalmuseum.org/blog/royal-cyphers-on-letterboxes/>

<sup>22</sup> [https://www.oxfordhistory.org.uk/streets/post\\_boxes/george\\_v/index.html](https://www.oxfordhistory.org.uk/streets/post_boxes/george_v/index.html)



## Wrought iron gates, Dell Park farm.

### Section 1: General Information and Asset Type


1.1. Name	Wrought iron gates at Dell Park, farm buildings, stables, etc.
1.2. UID	24/068
1.3. Address	Wick Lane
1.4. Postcode	N/A
1.5. Grid Reference	SU 98066 71924
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Structure



1.8 Description	
Pair of ornate wrought iron gates flanked and hinge to stanchions and sections of railings either side to hedge line.	
1.7 Overall Condition	
Good.	
Notes	The 2023 Assessment states that Dell Park is noted in the Surrey Historic Environment Record (HER) as a Park and Garden <sup>23</sup> , described as: 'Victorian gardens and parkland of latter part of 19th century that were radically altered and extended from 1912 and into the 1920s/30s when the house was effectively rebuilt to a grand scale. The broad structure remains but with the loss of the small formal garden and the working areas of the glasshouse to both north and south. As of 2006 with substantial site works underway it would need a detailed site survey to reach a view for the purposes of this study.'

<sup>23</sup> [https://www.exploringsurreypast.org.uk/collections/getrecord/SHHER\\_13634](https://www.exploringsurreypast.org.uk/collections/getrecord/SHHER_13634)

Section 2: Assessment of Heritage Interest

Reason(s) for Local Value
<p>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</p> <p>Associated with the former the Manor House at Dell Park, home of the Schroder family. Baron Sir John Henry Schroder was a distinguished collector who bought 'The Dell' which was part of the Castlehill Estate in Englefield Green, during the 1880s. The house is unlisted and has undergone extensive remodelling and extension, along with the relandscaping of the grounds during its conversion into the Fairmont Windsor Park Hotel.</p>  <p>OS map Revised: 1938, Published: 1945</p>
<p>2.2. Architectural and Artistic Interest (including Aesthetic Value)</p> <p>The gates have artistic and architectural value and are notably ornate.</p>
<p>2.3. Archaeological Interest (including Evidential Value)</p> <p>The gates are evidence of the former Dell Park and Manor House, home of the Schrodgers.</p>

Reason(s) for Standing Out in its Surroundings	
2.4. Age	1840-1913
Exact date (if known):	
2.5. Authenticity (Integrity)	A single significant phase and which is largely intact
2.6. Rarity	
Ornate gates are somewhat rare in the vicinity, although others related to Dell Park survive elsewhere.	
2.7. Group Value	
Has group value with other assets related to Dell Park on Bishopsgate Road (see assets UID: 021;022; 023; 024).	
2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)	
Some landmark/townscape value due to distinctive character, although limited in prominence.	

Summary

Included due to their historic, associative, artistic and group values.

## The Sun Inn and adjoining stable block.

### Section 1: General Information and Asset Type

1.1. Name	The Sun Inn and adjoining stable block
1.2. UID	24/069
1.3. Address	Wick Lane,
1.4. Postcode	TW20 0UF
1.5. Grid Reference	SU 97981 71221
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building Group



1.8 Description	
<p>Former public house and outbuilding (former stables). Main building – a two storey building of painted brick (off-white/cream) with black plinth. Slate, dual-pitched roof, with chimney at north and south ends. Main façade originally fronting Wick Lane, of three window bays. Former arched entrance door (proposed to be converted to a window – see below)</p> <p>Stables/outbuilding – single storey building, exposed brick, Flemish bond. Cart door openings at south end now glazed and part infilled. Pedestrian main entrance to the centre with window light over, flanked by timber windows. Small segmental arched window to the left.</p>	
1.7 Overall Condition	
Good.	
Notes	(REF: RU.19/1717) the building was approved for Change of Use from Public House and outbuilding to 11-bedroom House in Multiple Occupation by staff of The Savill Court Hotel. This included the conversion of the outbuilding (former stables) to provide two bedrooms.

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b>
The 1842 Tithe Map shows the building and states that it was a cottage and garden occupied and owned by a William Roberts. The Englefield Museum states that The Sun was established as a beer house and grocer's shop by 1841 and had become a public house by 1856. However, it states that this was at a site to the north. The 1842 Tithe Map corroborates this and shows a building and plot labelled beer shop and garden owned by William Gibbons and occupied by William Keeping, directly opposite to the north. The public house moved to the present surviving building in 1866 and was first styled as an inn in 1871. In the 1890s it catered for 'respectable working men' and in the 1930s the separation into a public and saloon bar catered for female patrons. A reputed 'Jug and Bottle' window also served beer to take away. The building housed American servicemen during the Second World War. The public house ceased trading in 2018 and plans were approved to convert both the pub and outbuilding to 11-bedroom House in multiple occupation by staff of The Savill Court Hotel <sup>24</sup> .
<b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b>
A simple building, but not without architectural interest and typical of the form of early nineteenth century dwellings. The front canopy is modern, with a plastic roof and supported on timber columns. The main building has surviving, nineteenth-century windows, including a bow window in the northern gable end. The stable outbuilding is later, probably a late nineteenth century replacement for an earlier outbuilding.
<b>2.3. Archaeological Interest (including Evidential Value)</b>
Of archaeological interest, providing evidence for human activity in the past with the conversion from domestic cottage to beer house/public house.

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	Pre-1840
Exact date (if known):	
<b>2.5. Authenticity (Integrity)</b>	A single significant phase with some alterations and/or extensions
<b>2.6. Rarity</b>	
Somewhat rare, due to its long history and continuity of use until 2018.	
<b>2.7. Group Value</b>	
No known association with other historic buildings.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
Yes – in a prominent position on the junction of Wick Lane and Kings Lane.	

*Summary*

Included due to its historic, communal, architectural and archaeological values.


<sup>24</sup> <https://eghammuseum.org/lets-all-go-on-a-pub-crawl/>

## Parkside House

### Section 1: General Information and Asset Type

1.1. Name	Parkside House
1.2. UID	24/070
1.3. Address	Parkside House, Wick Lane
1.4. Postcode	TW20 0XA
1.5. Grid Reference	SU 97782 70976
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building Group



1.8 Description	
Large double pile dwelling in generous grounds set back from Wick Lane. Seven window bays to front Rendered and cream/white painted. Shutters to windows. Contemporary outhouses to the rear and to the north.	
1.7 Overall Condition	
Good.	
Notes	 <p>Maralyn Munroe and Arthur Miller at Parkside House in 1956 (Surrey Live).</p>

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>Historic interest – The date of the building’s construction is unclear, but it is depicted on the 1842 Tithe Map, along with outbuildings, gardens and meadows, owned by the crown and occupied by Charles Maslin. The footprint is smaller at this time and the rear extension of the building is shown on the OS map Surveyed: 1869, Published: 1872.</p> <p>Arthur Miller and Marilyn Monroe spent part of their honeymoon at Parkside House. They arrived in England on 13 July 1956 and stayed until November. They were in the country making the film <i>The Prince and the Showgirl</i> with Lawrence Olivier<sup>25</sup>.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>The property is a substantial early 19th century country house with several attractive features with shuttered sash windows under a slate roof. In addition, it has its own period outhouses.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>The building is of some archaeological interest, illustrating the lives of past people and events.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	Pre-1840
Exact date (if known):	
<b>2.5. Authenticity (Integrity)</b>	A single significant phase with some alterations and/or extensions
<b>2.6. Rarity</b>	
Large houses of this period are not rare in the vicinity. Its uniqueness comes with its association with Marilyn Monroe.	
<b>2.7. Group Value</b>	
The house and its outbuildings form a group. No known associations with other buildings in the vicinity.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
The building is set back from Wick Lane and of limited landmark value.	

*Summary*

Included due to its historic and architectural value and its direct association with a notable historic figure.

<sup>25</sup> <https://www.getsurrey.co.uk/whats-on/film-tv/englefield-green-week-marilyn-4812934>

## Parkside Cottage

### Section 1: General Information and Asset Type

1.1. Name	Parkside Cottage
1.2. UID	24/071
1.3. Address	Parkside Cottage, Wick Lane
1.4. Postcode	TW20 0XA
1.5. Grid Reference	SU 97769 70799
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building Group



1.8 Description	
Two-storey dwelling in red brick, with tiled roof. Chimney stack at eastern end. Dormer windows and half-timbered gables to front. Exposed rafter feet and bargeboards. Black weatherboarded outbuilding adjacent and to the west, with tiled roof is contemporary.	
1.7 Overall Condition	
Good.	
Notes	

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>Former Crown Estate cottage. The cottage and outbuilding appear on the OS map Revised: 1897, Published: 1899. There was a possible extension to the west of the main cottage prior to the OS map Revised: 1934, Published: 1935.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>Red brick, decorative chimney stack half timbering and steep pitched tiled roof. Dormer windows and half-timbered gables to front. Exposed rafter feet and bargeboards. There is a stone VR cypher plaque incorporated in the chimney wall. The black weatherboarded outbuilding is adjacent and to the west. The pair of buildings are of architectural interest, with clear hierarchy.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Archaeological value as evidence for past lives and activities. The dwelling and outbuilding were part of the Royal Windsor Estate, providing Estate workers housing and a functional outbuilding (possibly workshop).</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	
<b>2.5. Authenticity (Integrity)</b>	A single significant phase with some alterations and/or extensions
<b>2.6. Rarity</b>	
Not rare in the vicinity but a good example of its type.	
<b>2.7. Group Value</b>	
The pair of buildings have group value. Also, there is an association with other estate dwelling in the vicinity.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
Limited landscape value, being set back from Wick Lane.	

*Summary*

Included due to its historic and architectural and evidential values.



## Parkside Nursery Cottage

### Section 1: General Information and Asset Type

1.1. Name	Parkside Nursery Cottage
1.2. UID	24/072
1.3. Address	Parkside Nursery Cottage, Wick Lane
1.4. Postcode	TW20 0HT
1.5. Grid Reference	
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building



1.8 Description	
One-and-a-half storey cottage. Brick built with decorative brick dressings around windows and quoins to corners. Decorative ridge tiles and barge boards. L shaped in plan with porch.	
1.7 Overall Condition	
Good.	
Notes	

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>Late Victorian Crown Estate worker housing. The dwelling appears to be shown on the OS map Surveyed: 1869, Published: 1872.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>A distinctive and ornate dwelling with many interesting features, including decorative ridge tiles, red brick with contrasting buff brickwork around windows and quoining. Ornate decorative ridge tiles and barge boards. Single-storey porch (possibly later addition) Original windows have been replaced.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Has archaeological interest, providing evidence for past human activity and the Crown Estate.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	
<b>2.5. Authenticity (Integrity)</b>	A single significant phase with some alterations and/or extensions
<b>2.6. Rarity</b>	
Not rare but a good example of its type.	
<b>2.7. Group Value</b>	
Shares an association with other Royal Estate dwellings in the vicinity.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
Yes – in a prominent and visible location when viewed from Wick Lane.	

*Summary*

Included due to its historic and architectural value and its prominence on Wick Lane.

## Wick Cottage

### Section 1: General Information and Asset Type

1.1. Name	Wick Cottage
1.2. UID	24/073
1.3. Address	Wick Cottage, Wick Lane
1.4. Postcode	TW20 0HU
1.5. Grid Reference	SU 98264 70141
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building



1.8 Description	
Brick built two-storey dwelling with half hipped, tiled roof and central chimney stack. Single storey additions to the west fronting the road may be nineteenth century in date. Porch canopy and canopy above window (formerly a bay window). Relieving arch over window fronting Wick Lane. The outbuilding (garage) is modern and not included in this assessment.	
1.7 Overall Condition	
Good.	
Notes	

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>Has historic value. Visible on the OS map Surveyed: 1869, Published: 1872.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>An unusual building in terms of its architectural features. Original diamond glazed windows were removed and replaced with poor quality uPVC around 2012, when the dwelling was refurbished. A bay window with faux half-timbering was also removed at this time leaving only the canopy above. A rear extension with low-level chimney was also removed.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Some archaeological value providing evidence of past human activity and the management of the Crown Estate.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	
<b>2.5. Authenticity (Integrity)</b>	A single significant phase with significant alterations and/or extensions
<b>2.6. Rarity</b>	
Estate dwellings are not rare in the vicinity.	
<b>2.7. Group Value</b>	
Has an association with other Crown Estate workers' dwellings.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
The dwelling has a presence on Wick Lane and is of landmark/townscape value.	

*Summary*

Included on the local list due to its historic interest. The building's architectural interest has been somewhat diminished by modern interventions and changes, yet it has enough survived distinctive qualities to warrant inclusion. The architectural interest could be enhanced by positive changes in the future.

## The Bailiwick

### Section 1: General Information and Asset Type

1.1. Name	The Bailiwick
1.2. UID	24/074
1.3. Address	Wick Road
1.4. Postcode	TW20 0HN
1.5. Grid Reference	SU 98269 69946
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building



1.8 Description	
Two storey building, public house. Painted brick with rendered facade. Bay windows to ground floor flanking central entrance with porch. Sash windows to first floor. Slate covered hipped roof. Extensions to the rear.	
1.7 Overall Condition	
Good.	
Notes	The 2023 Assessment states that the building is also to be included on a list of Assets of Community Value (ACV's).

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>Historic Value – The original building was a bungalow, built by a labourer of Windsor Great Park, John Cheeseman in the late eighteenth century, on land which was part of Wick Common. In 1877 this building was replaced with the present building by his grandson Robert. This was originally a dwelling with a grocer’s shop and beer house until about 1939, after which it was licenced as a public house. The date of the name The Bailiwick is not known.</p> <p>In 1995 it was converted to a brasserie restaurant, which ran until 2009, when it was returned to use as a pub. The building was refurbished in 2015 and is now a free house.</p> <p>The building has historic value due to its age and continuity of use, along with communal value.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>The building was constructed in mainly red brick with yellow brick detailing at the corners. It has now been painted over and rendered at the front. It has a hipped natural slate roof. The three windows at first floor level are believed to be the original sash windows.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>The building is of archaeological interest, providing evidence of the development of common land in the late-eighteenth century and the continuity of use from beer house and shop to public house and free house, into the current era.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
2.4. Age	1840-1913
Exact date (if known):	1877
2.5. Authenticity (Integrity)	A single significant phase with some alterations and/or extensions
<b>2.6. Rarity</b>	
Nineteenth-century public houses are not particularly rare in the vicinity.	
<b>2.7. Group Value</b>	
No know association with other buildings in the area.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
The building has landmark/townscape value and is distinctive amongst the neighbouring buildings.	

*Summary*

Included on the local list due to its historic, communal and archaeological value.

## Transvaal Cottages, Nos 1, 2 and 3

### Section 1: General Information and Asset Type

1.1. Name	Transvaal Cottages, Nos 1,2 and 3
1.2. UID	24/075
1.3. Address	Transvaal Cottages, Wick Road
1.4. Postcode	TW20 0HN
1.5. Grid Reference	
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building Group



1.8 Description	
A terrace of three dwellings. Brick-built. Timber sash windows. Later nineteenth-century extensions to the rear.	
1.7 Overall Condition	
Fair.	
Notes	

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>The dwellings appear on the OS map Surveyed: 1869, Published: 1872 and were replacements for earlier cottages shown on the 1842 Tithe Map. They were likely to have been built as estate or rural worker's cottages.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>Contrasting, exposed brickwork and sash windows under slate roof. The sash windows are likely to be later nineteenth century in date. The central cottage appears to have undergone (or is undergoing) changes and renovations. A large front-facing dormer was added before 2008. The photographs from 2023 show the central cottage to have boarded-over windows.</p> <p>Further assessment and a site visit would be beneficial in fully establishing their architectural interest and the level of surviving historic features.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Some archaeological interest as examples of rural workers' housing, probably relating to the Royal Estate.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	
<b>2.5. Authenticity (Integrity)</b>	A single significant phase with some alterations and/or extensions
<b>2.6. Rarity</b>	
Not significantly rare in the vicinity, although their isolated position, away from the main settlement of Englefield Green gives them some exceptionality.	
<b>2.7. Group Value</b>	
The three dwellings share group value.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
Limited landmark/townscape value.	

*Summary*

Included due to its historic, architectural and artistic interest.



## Post to Cheeseman's Gate

### Section 1: General Information and Asset Type

1.1. Name	Post to Cheeseman's Gate
1.2. UID	24/076
1.3. Address	The Bailiwick, Wick Road
1.4. Postcode	TW20 0HN
1.5. Grid Reference	SU 98265 69934
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Structure



1.8 Description	
Shaped boundary stone, with pyramidal top. A crown in relief, with the initials V.R. above.	
1.7 Overall Condition	
Fair.	
Notes	

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>The boundary marker has historic and communal value. The post is adjacent to Cheeseman’s Gate (AKA Egham Wick Gate) and is presumed to denote the boundary of the Royal Estate (Registered Park and Garden, List Entry Number: 1000592) as of 1864. It is unclear if the post simply marked the entry point to the estate, or where a toll would be charged, as was the case on turnpike and some non-turnpike roads in the eighteenth and nineteenth centuries.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>Some artistic interest, with V.R. initials and a crown in relief.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>Has archaeological interest, providing evidence of past lives and activities, particularly relating to land ownership in the past.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	1864
<b>2.5. Authenticity (Integrity)</b>	A single significant phase and which is largely intact
<b>2.6. Rarity</b>	
Rare – while historic boundary markers are uncommon but not unique, an example of a Royal Estate marker is rarer.	
<b>2.7. Group Value</b>	
The post has a direct association with the Royal Estate, Windsor: Windsor Great Park, a Grade I Registered Park and Garden (List Entry Number: 1000592).	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
Limited landmark value due to its small size, yet it is a distinctive historic feature in the street scene.	

*Summary*

Included due to its historic, communal and archaeological value.

## Sandylands and Sandylands Cottage

### Section 1: General Information and Asset Type

1.1. Name	Sandylands and Sandylands Cottage
1.2. UID	24/077
1.3. Address	Sandylands, Wick Road
1.4. Postcode	TW20 0HJ
1.5. Grid Reference	SU 98373 70371
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building Group



1.8 Description	
Two domestic dwellings, plus ancillary buildings. Brick-built in red brick with decorative brickwork.	
1.7 Overall Condition	
Good.	
Notes	

*Section 2: Assessment of Heritage Interest*

**Reason(s) for Local Value**

**2.1. Historic Interest (including Associative, Illustrative and Communal Values)**

The dwellings do not appear on the 1842 Tithe Map, but census records indicate the occupancy of a dwelling, by a Mr Govett (stockbroker) and his family, along with domestic staff, in the 1860s.

In 1870, house was listed in the rate books as Sandylands. Records from 1910<sup>26</sup> describe the property at Sandylands as comprising a house, grounds, stabling, lodge and land. The building was occupied by John Ware Malet and owned by John Giles Pitcher. John Giles Pitcher was a relative of Percy Sinclair Pilcher, British pioneer aviator, who was killed in a glider accident on 2 October 1899 (aged 32). Research has shown that Percy Sinclair was a cousin of John Giles Pilcher and was ‘well known to many inhabitants of Egham, more particularly the Englefield Green district’. This was referred to in the Egham & Staines news on 7<sup>th</sup> October 1899 and means it is reasonable to assume that he did stay on what is today referred to as the Sandylands site, but which was originally known as the Bellefields estate. During the Second World War, the War Office occupied Sandylands as well as the nearby Bellefield’s.

**2.2. Architectural and Artistic Interest (including Aesthetic Value)**

Both dwellings are in a faux Tudor style. The main house is of red brick, with decorative diaper work patterns. It has a fat roof, with a crenellated parapet, while the north wing has a dual-pitched roof. There are, stone mullion windows, including projecting oriel windows to the southern elevation and a stone string course below the parapet.

The smaller ‘cottage’ is three bays in length, built in red brick with a central entrance. There are stone mullion windows and a parapet with decorative urns at each corner.

**2.3. Archaeological Interest (including Evidential Value)**

Some archaeological interest as the buildings provide evidence for the fashion for Tutor revival architecture in the later nineteenth century.

**Reason(s) for Standing Out in its Surroundings**

2.4. Age | 1840-1913

Exact date (if known):

2.5. Authenticity (Integrity) | A single significant phase with some alterations and/or extensions

**2.6. Rarity**

Large houses in Tudor revival style are not rare in the vicinity.

**2.7. Group Value**

The pair have group value and may share a connection with Sandylands Home Farm. The pair may also have a connection with Bellefield’s.

**2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)**

The buildings are not visible from the public realm, but within their parkland and garden setting they are prominent features.

*Summary*  
The group are included due to their historic and architectural significance.

<sup>26</sup> 1910 Lloyd George Domesday <https://www.thegenealogist.co.uk/>

## Brook Lodge

### Section 1: General Information and Asset Type

1.1. Name	Brook Lodge
1.2. UID	24/078
1.3. Address	Brook Lodge, Park House, Wick Road
1.4. Postcode	TW20 0HJ
1.5. Grid Reference	SU 98931 70163
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building



1.8 Description	
Single storey lodge dwelling, built in Gault brick, tile roof, stone lintels and sills to windows. Ornate brickwork to surviving chimney.	
1.7 Overall Condition	
Good.	
Notes	

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>The building is of historic value. The 2023 Assessment states that it is believed Brook Lodge was originally a gatehouse to Park House and was built in 1874. This date is supported by historic mapping. The lodge is not shown on the OS map Surveyed: 1869, Published: 1872, but is shown on subsequent OS mapping, such as the map surveyed in 1893. The lodge was positioned adjacent and to the left of the entrance to a drive that led to the house and stables.</p> <p>There is a change in appearance in plan to Park House on the historic mapping between 1872 and the 1890s, which suggests Park House, its stables and lodge may have all been built at this time, replacing an earlier house. There is a shared Gothic style of architecture to the Park House buildings.</p> <p>The Lloyd George Domesday Census of 1910 describes Park House as comprising house, grounds, lodge, stabling, cottage and pasture.</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>The Lodge has architectural value, built in Gault brick, tiled roof, stone lintels and sills to timber windows. Ornate brickwork to chimneys. It is believed to have been built with materials matching Park House and stables. One of the building's original ornate brick chimney stacks has been removed at some point post 2012.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>The building is of archaeological interest, providing evidence for the development of Park Lodge and the lives of its occupants.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	1874
<b>2.5. Authenticity (Integrity)</b>	A single significant phase and which is largely intact
<b>2.6. Rarity</b>	Lodge dwellings are not rare in the vicinity, although the nineteenth-century Gothic style is not commonly used in the vicinity, where Tudor revival, Arts and Crafts or Neo-Classical is more common.
<b>2.7. Group Value</b>	Associated with Park House which is already on the RBC Local List. In addition, it is associated with the stables and gatehouse (UID 24/079).
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	The Lodge has a presence on the street and has moderate landmark/townscape value.

*Summary*

Included due to its historic, architectural and archaeological interest.

## Park House Stable Block and Gatehouse

### Section 1: General Information and Asset Type

1.1. Name	Park House Stable Block and Gatehouse
1.2. UID	24/079
1.3. Address	The Stables, Wick Road
1.4. Postcode	TW20 0JB
1.5. Grid Reference	SU 98857 70275
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building Group



1.8 Description	
<p>Two ranges of buildings in parallel with a central yard between. yellow brick, slate roof. Easternmost building has two storey central range with hipped roof. Two single storey elements either side with hip roof ends.</p> <p>Westernmost building with its rear elevation to Blays Lane, two storeys throughout with hipped roof. Dentilated brickwork to cornice at eaves level on both buildings. Yard has brick gate posts and wall to the north and similar arrangement to the south. Segmental arched openings throughout.</p> <p>Gatehouse is potentially formed from two different single-storey elements. The group is also associated with Park House Stable Block and with the surviving Park House (already locally listed). The Gatehouse appears to be currently unused. Evidence suggests its original rear timber windows were removed c 2019 and the openings blocked up.</p>	
1.7 Overall Condition	
Good.	
Notes	

Section 2: Assessment of Heritage Interest

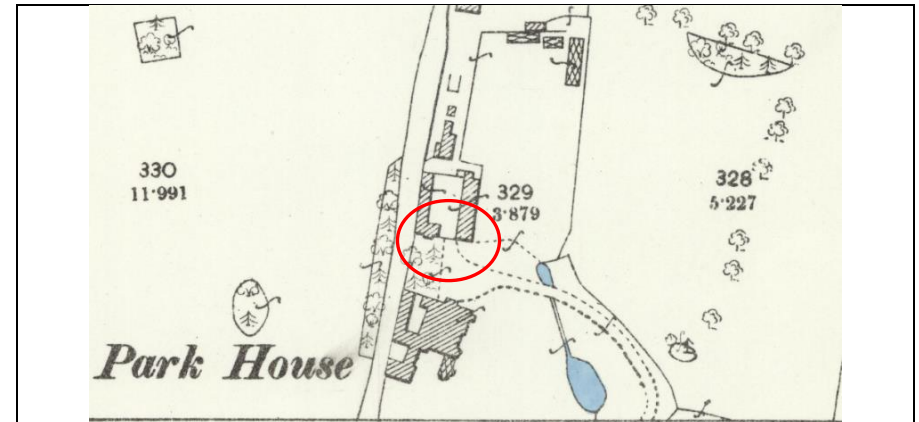
**Reason(s) for Local Value**

**2.1. Historic Interest (including Associative, Illustrative and Communal Values)**

The buildings have historic interest, having been built to provide generous stable, cartlodge and gatehouse accommodation for Park House. As with Brook Lodge (UID 24/078) the stables were probably built in phases, with the eastern range being the earliest (appears on historic OS mapping, surveyed: 1869, Published: 1872 see below). The western range appears on historic OS map Revised: 1895, Published: 1896 (also see below). The western building may also have been heightened at some point.



OS Map Surveyed: 1869, Published: 1872



OS Map Revised: 1895, Published: 1896

**2.2. Architectural and Artistic Interest (including Aesthetic Value)**

The buildings are of architectural interest and despite their adaption a two parallel ranges of buildings with a central yard between. Mainly built of yellow brick, in Flemish bond with a slate roof. Easternmost building has two storey central range with hipped roof. Two single storey elements either side with hip roof ends.

Westernmost building with its rear elevation to Blays Lane and has original timber sash windows with horns. It is two storeys throughout with hipped roof, although a change in the brickwork suggests the first floor was an added extension. Dentilated brickwork to cornice at eaves level on both buildings. The stable yard is also of interest has brick gate posts and wall to the north and similar arrangement to the south. Segmental arched openings throughout. The buildings retain their character despite twentieth century changes and their reuse as offices.

The Gatehouse has some limited but some architectural interest as typical late nineteenth-century, brick built ancillary building, with segmental brick arches to the windows. The building shares a similar architectural character to the other ancillary buildings associated with Park House.



<b>2.3. Archaeological Interest (including Evidential Value)</b>
Archaeological interest as the group provide evidence for the status and function of Park House. The buildings provide clear evidence for past lives and activities.

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	
<b>2.5. Authenticity (Integrity)</b>	A single significant phase with some alterations and/or extensions
<b>2.6. Rarity</b>	
Stable building in this area, of this period are not rare, yet the survival here is good considering the twentieth-century reuse and development of the wider site.	
<b>2.7. Group Value</b>	
The buildings have group value and also share group value with Park House (a Locally Listed Heritage Asset) and Brook Lodge (UID 24/078). The gatehouse and stables have been combined into a single entry.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
The stables and gatehouse have landmark value and are prominent on Bays Lane. They are also prominent in views from the east.	

**Summary**

Included due to their historic, architectural, archaeological and group value.

## Boilerhouse Theatre

### Section 1: General Information and Asset Type

1.1. Name	Boilerhouse Theatre
1.2. UID	2024/080
1.3. Address	Boilerhouse Theatre, Egham Hill
1.4. Postcode	TW20 0EX
1.5. Grid Reference	SU 99885 70766
1.6a. Conservation Area	No
1.6b. If yes, which CA	
1.7 Asset Type	Building Group



(Images <https://www.accessable.co.uk/venues/boilerhouse>)



(Google Streetview 2014)

1.8 Description	
<p>Now the Boilerhouse Theatre of the Royal Holloway – formerly an electrical lighting plant. Perimeter wall in red brick with stone coping and orbed capstones to gateposts. Red brick with stone dressings, two large chimneys of red brick and stone quoining at the bases. Main building has hipped roof with clerestory lantern. Adjoining building to the south has the same roof form, at different orientation. New modern glazed theatre foyer added. Single Storey Engineers cottage to the front in red brick with stone dressings, original timber sash windows. One-and-a-half storey range of outbuildings to the north, adjacent to Egham Hill, with wall dormers, and herringbone timber shutters. New modern café added c 2016 inside perimeter wall.</p>	
1.7 Overall Condition	
Good.	
Notes	New café added in 2016 along with landscaping Application Refs RU.16/0348 and RU.16/0347.

*Section 2: Assessment of Heritage Interest*

<b>Reason(s) for Local Value</b>
<p><b>2.1. Historic Interest (including Associative, Illustrative and Communal Values)</b></p> <p>The building group is of historic and communal interest. The electrical lighting plant may have been constructed in the 1880s-90s, to serve the Royal Holloway College (Grade I Listed, H.E. List Entry Number: 1028946, built 1879-87).</p>
<p><b>2.2. Architectural and Artistic Interest (including Aesthetic Value)</b></p> <p>The group has a distinct late-nineteenth century industrial character with decorative elements such as dormer windows to the single storey range, stone dressings around windows, two large hexagonal chimney stacks, stone coining to the two chimney bases, herringbone boarding to doors and shutters. There are large fanlight windows with prominent keystones to the main building. A glazed foyer for the theatre was added in the late twentieth-early twenty first century. A new café pavilion and event space was added in the courtyard of the original Boilerhouse complex in 2016.</p>
<p><b>2.3. Archaeological Interest (including Evidential Value)</b></p> <p>The building is of archaeological interest, providing clear evidence for the development and evolution of electrical power in the vicinity in the late nineteenth century.</p>

<b>Reason(s) for Standing Out in its Surroundings</b>	
<b>2.4. Age</b>	1840-1913
Exact date (if known):	
<b>2.5. Authenticity (Integrity)</b>	A single significant phase with significant alterations and/or extensions
<b>2.6. Rarity</b>	
A unique building in the vicinity.	
<b>2.7. Group Value</b>	
The group of buildings within the complex has inherent value. There may also be a direct association with the Grade I listed Royal Holloway College.	
<b>2.8. Landmark/Townscape Value (including Local Identity and Distinctiveness)</b>	
High landmark/townscape value, due to the prominence of the chimneys and the distinctive appearance of the buildings.	

*Summary*  
Included due to the historic, communal, architectural and archaeological value of the group.

**Place Services**

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