



SPRING GROVE

Conservation Area
Appraisal

Consultation Draft
November 2018



London Borough
of Hounslow

Foreword

I am pleased to present the draft Spring Grove Conservation Area Appraisal. The Spring Grove area is an important part of Osterley and Spring Grove and a valuable part of the heritage of the borough.

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

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

The regeneration of Osterley and Spring Grove offers the opportunity to improve the areas surrounding the conservation area through high quality new development and improved public spaces. We hope this document will play a significant role in the future management of Spring Grove Conservation Area and will be a guide for developers, residents and planners.

We look forward to hearing your views on the draft appraisal and will amend this where appropriate, following consultation.

Steve Curran



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

Executive Summary

Presented here is the consultation draft version of the Isleworth Riverside Conservation Area Appraisal.

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

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

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

Prepared by:

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

Email address: conservation@hounslow.gov.uk

Cover photographs from top to bottom:

Spring Grove House

St Mary's Church

Lancaster House

London Road

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1 Introduction

1.1 What is a conservation area?

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

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

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

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

1.1.5 The Spring Grove Conservation Area was designated on 18th April 2002. Additional protection to the area includes: nationally and locally listed buildings; Local Open Space; and Architectural Priority Area (London Road).

1.2 Format of the conservation area appraisal

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

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

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

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

1.2.5 This appraisal provides an understanding of the significance of the conservation area, by identifying and analysing its principal characteristics. It does not include specific detail about every

building and feature within the area, and any omission from the text should not be interpreted as an indication of lesser significance.

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

1.3.1 The Spring Grove Conservation Area is located in the Osterley and Spring Grove district, which is in the north-centre of the borough. The district is crossed east-west by the Hounslow Loop railway line from Central London and the A4 Great West Road. Hounslow town centre lies to the west of the conservation area, and the major trading, industrial, retail and office developments of the Great West Road's Golden Mile lie to the north-east. Spring Grove slopes gently southeastwards towards the Rivers Thames.

1.3.2 Spring Grove is predominantly residential in land use and, apart from the conservation area, may be classified as mostly interwar outer suburban. The ancient London Road, which forms the southern boundary, functions sporadically as a high street (shared with Isleworth).

1.3.3 The area is well-served by bus, train and, to a lesser extent, tube. The greatest barrier to movement is the A4 to the north, with its infrequent crossing opportunities.

1.3.4 The area is named for a spring which rose in a grove in the grounds of what would become Spring Grove house, which dates from the mid-seventeenth century.

1.3.5 The urban environment is generally of good quality with often wide, tree-lined streets and an even distribution of local centres and open spaces. The acoustic environment is dominated by aircraft noise and traffic noise when within 50 metres of the A4, beyond which bird song and general urban ambient sounds take over.

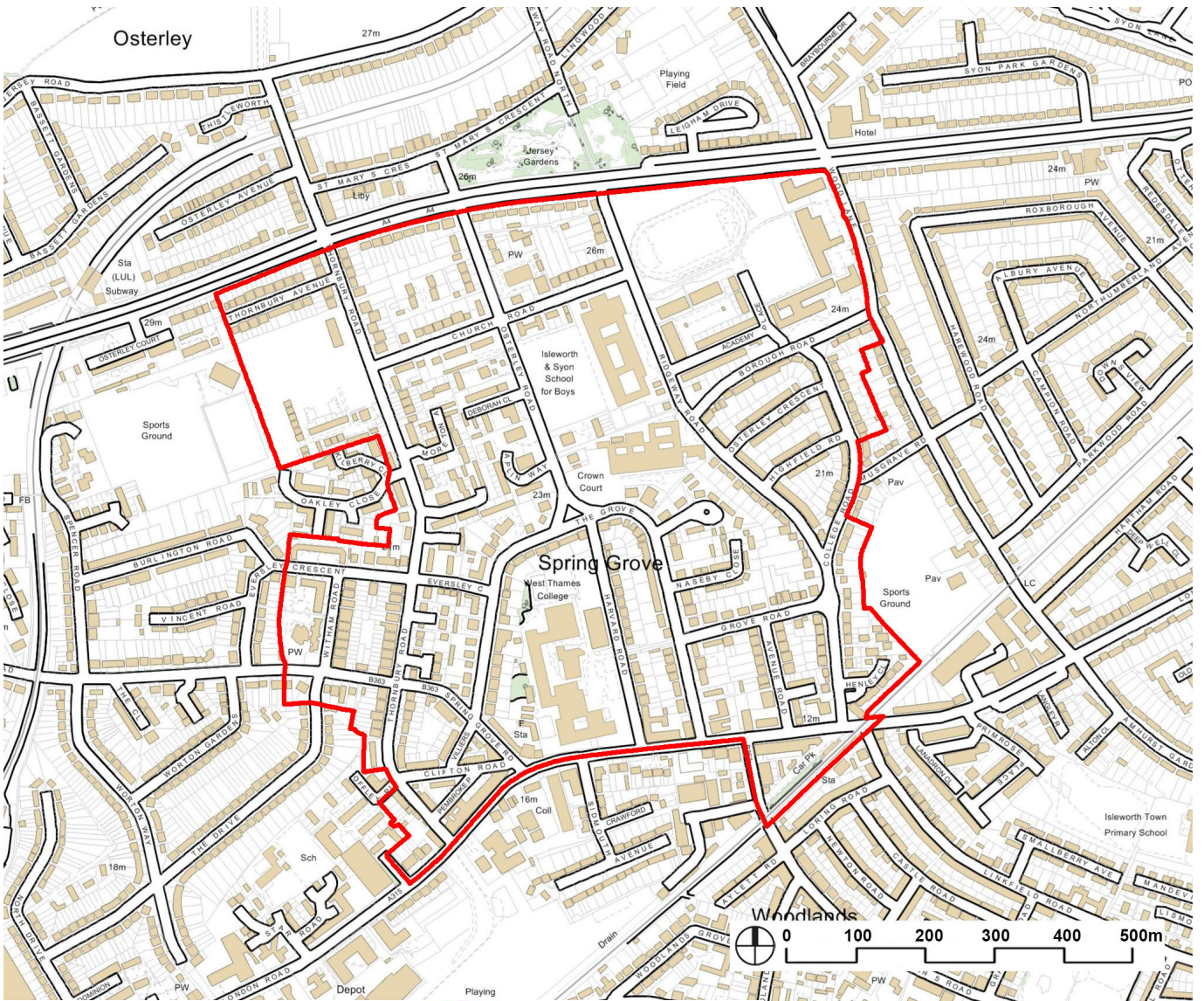
Special Interest

1.3.6 The conservation area itself is an extensive one, comprising for the most part a mid-to-late Victorian residential estate, along with early-to-mid twentieth century housing and civic development.

1.3.7 Although based on an historic house, the conservation area's special architectural and historic interest derives from an estate planned to be a grand Victorian suburb. The Davies original estate planning still remains, albeit in an evolved form, in much of its splendour, with the prevailing pattern of development mostly being respectful. Tall classical-style villas standing in spacious gardens, the grandiose Italianate stuccoed mansion of Campion House, the characteristic Gothic structure of Lancaster House, and more subtle Arts and Crafts styled semi-detached properties, along with others amalgamate into the whole.

1.3.8 The classical element was emphasised by the use of faux Bath Stone as the prevailing material. Davies used large, lipped terracotta facing tiles bedded onto a backing block; which enhances the apparent quality of the buildings. These were set as ashlar with a fine joint, with genuine stone surroundings and detail. A very smooth surface and the squarish regular pattern gives them away, but the remaining large number of properties in this or a similar form of construction give a further harmony of material, colour and form.

1.3.9 The conservation area has many other components, in terms of its built form, that were not envisaged in the original Davies scheme but are still an essential aspect of the area, whilst other elements make the area cohesive and contribute to the quality environment, such as the greenery afforded by tree-lined streets and front garden settings.



 Borough Boundary  Area Boundary

Spring Grove Conservation Area

2 Planning context

2.1 National policies

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

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

2.2 Regional policies

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

2.3 Local policies

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

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

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

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

2.4 Implications of designation

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

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

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

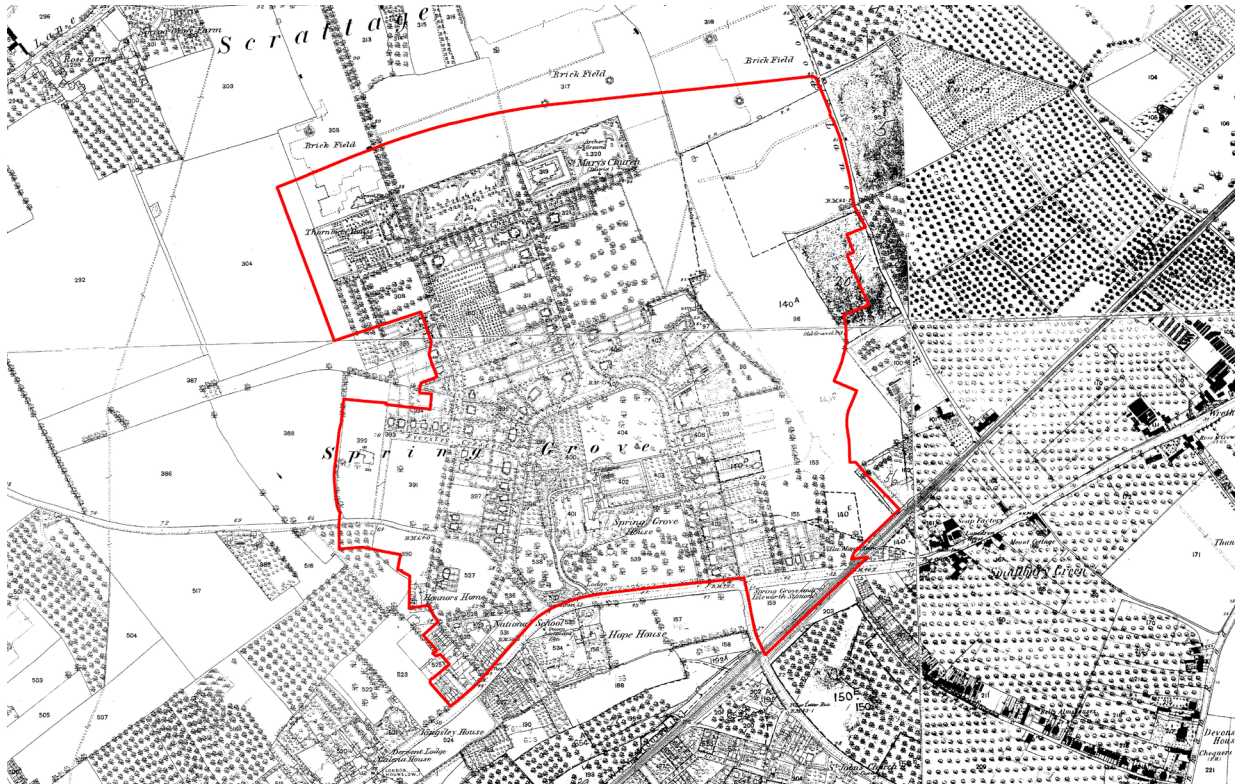
2.4.4 For information on Permitted Development Rights, refer to the Planning Portal (<https://www.planningportal.co.uk>), which is the national home of planning and building regulations information and the national planning application service.

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

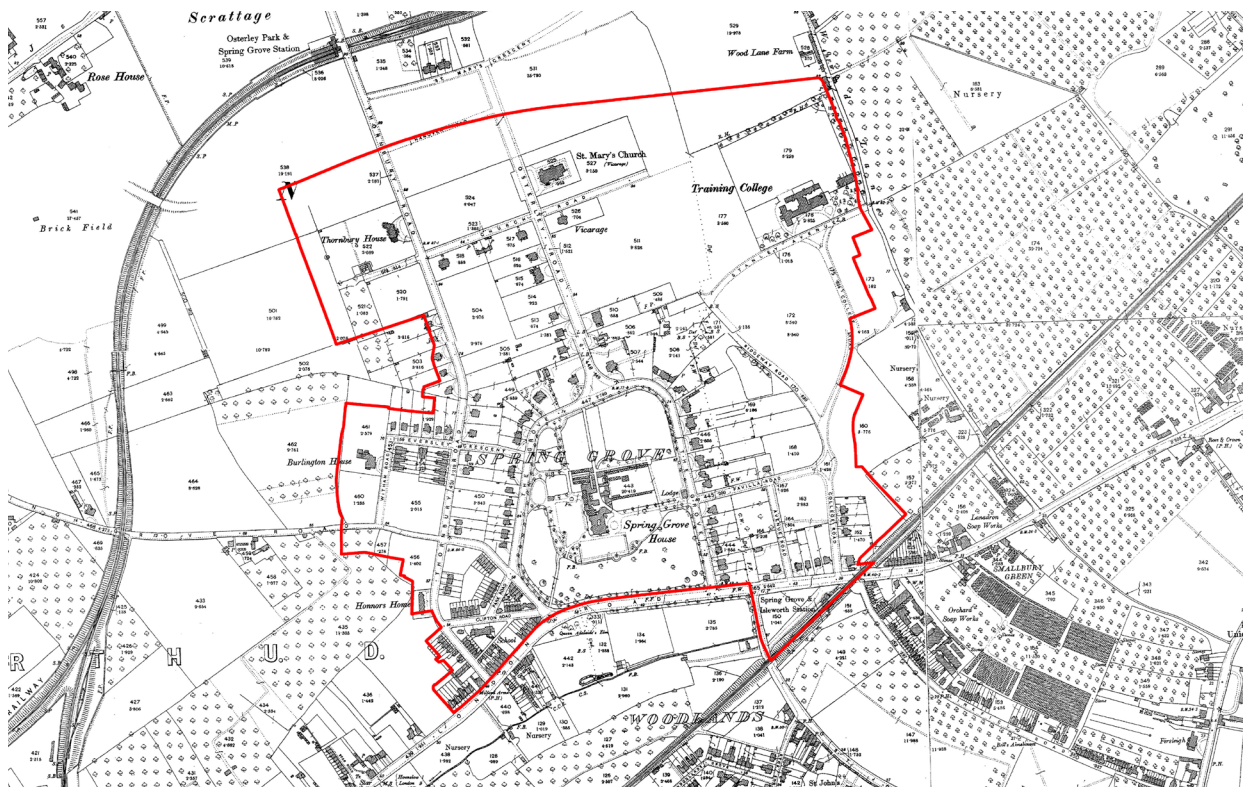
3 Historic development of the area

3.1 Historic maps

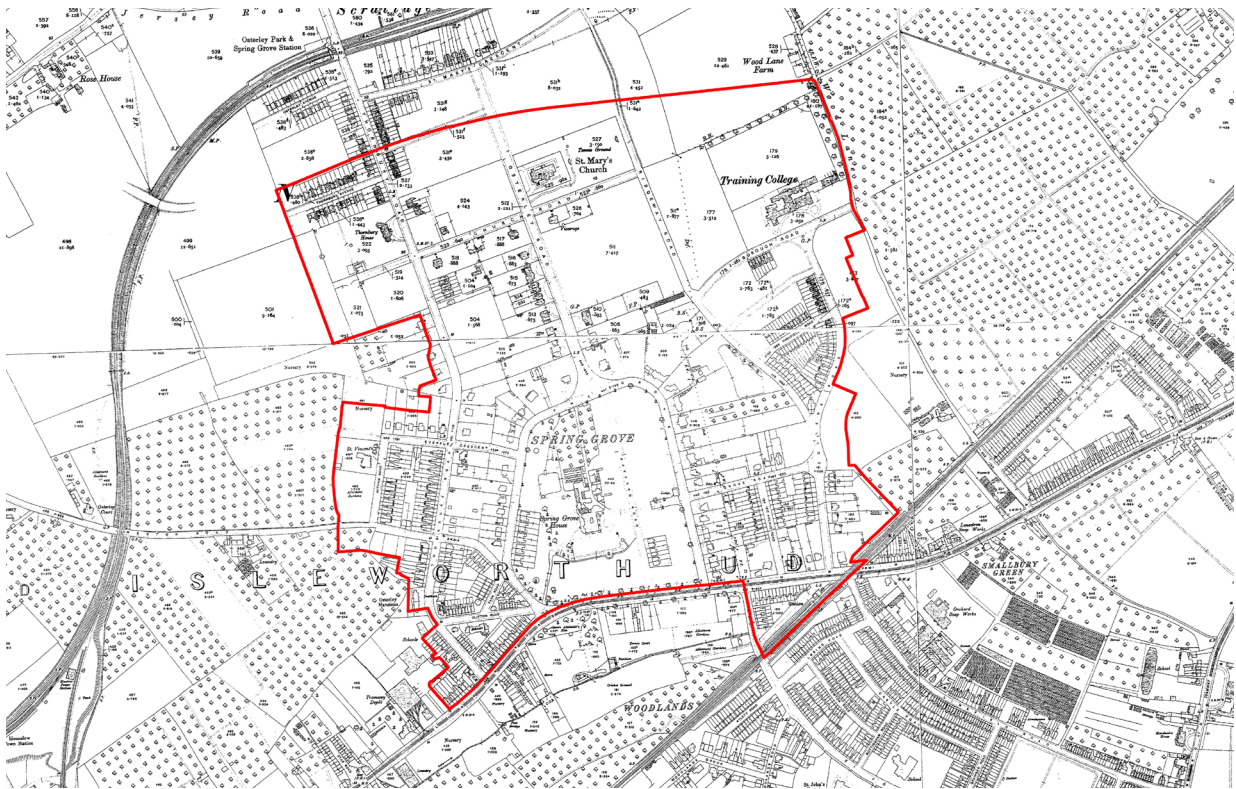
3.1.1 The following maps show how the Spring Grove area and its surrounds retained their rural character until the early twentieth century, although the earliest development was well underway by the 1860s. By the 1930s, the overall area had become almost entirely developed, and by the 1960s it had taken on much of its present-day form. The conservation area boundary has been superimposed onto the maps to show the area that is being discussed.



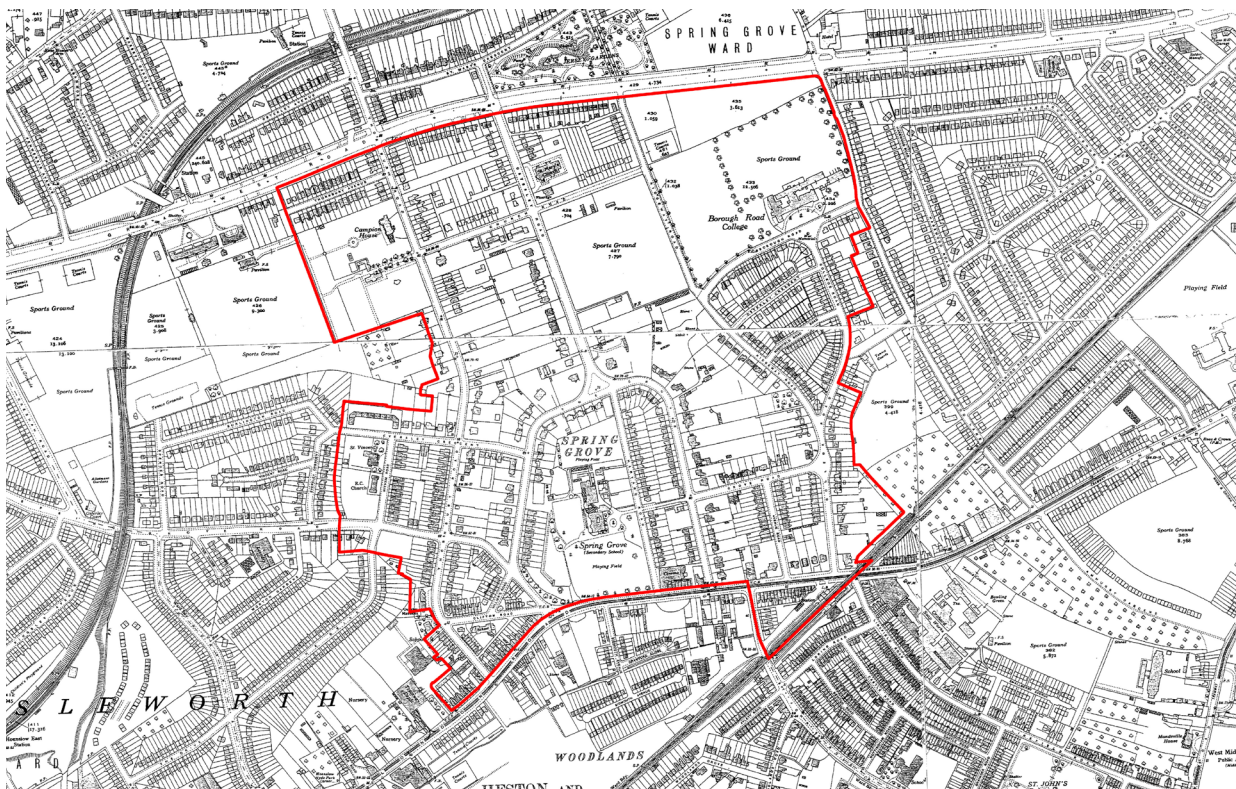
1865 Source: Ordnance Survey County Series



1894 Source: Ordnance Survey County Series



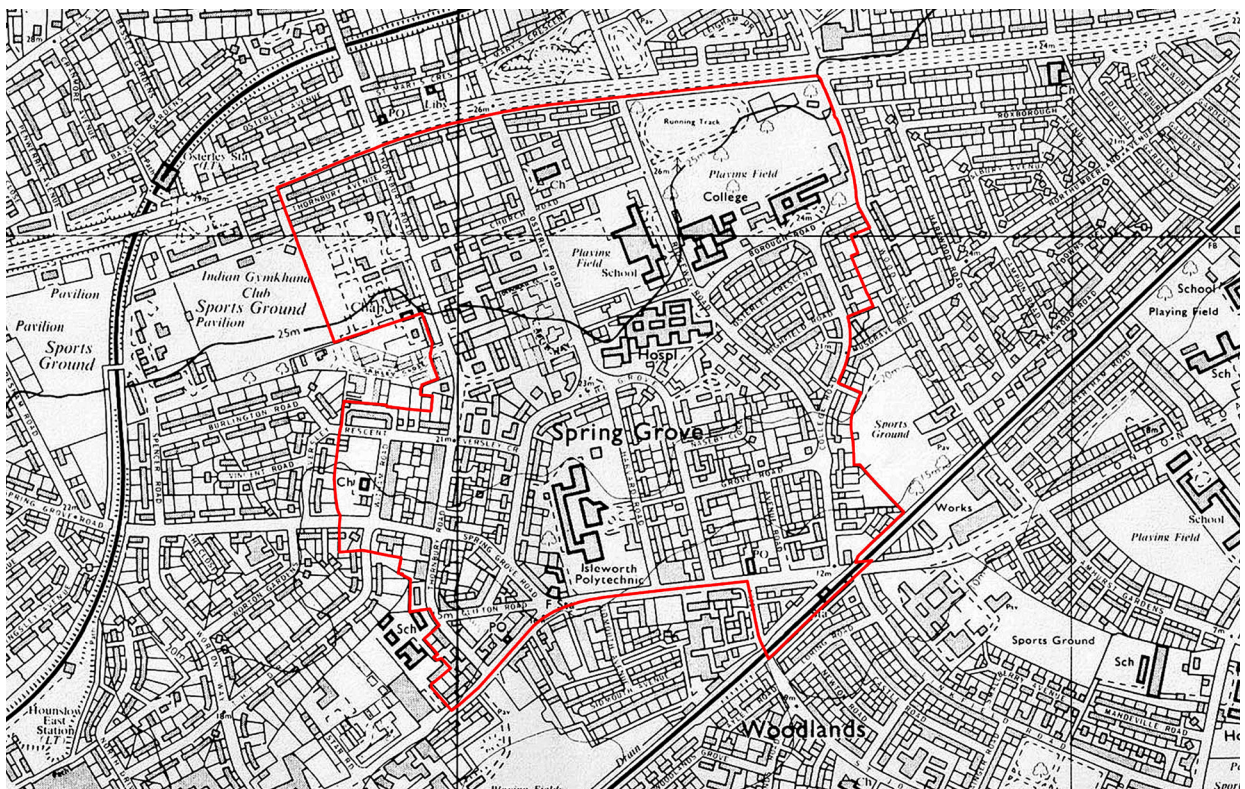
1913 Source: Ordnance Survey County Series



1934 Source: Ordnance Survey County Series



1965 Source: Ordnance Survey Plan



1980 Source: Ordnance Survey Plan

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

3.2.1 The Spring Grove area

3.2.1.1 There is likely to have been human settlement in the higher ground of the borough, what is now Osterley and Spring Grove, since prehistoric times. The Roman/London Road is designated an Architectural Priority Area. Winding Saxon lanes crossed the London Road and linked small settlements amongst open land and agricultural fields. Osterley House and Park to the north became a major formative influence on a wide scale. For most of the last millennium Spring Grove lay within the administrative Hundred of Isleworth, which included Heston and Twickenham, within the county of Middlesex.

3.2.1.2 By the eighteenth century the area to the immediate south of present-day Spring Grove was known as Smallberry Green, thorough which the increasingly busy coaching route of London Road passed. A turnpike (toll house) is shown to the east of the area on 1745 mapping.

3.2.1.3 In the mid-nineteenth century the arrival of railway stations south of London Road and to the north, in conjunction with the status of Osterley House and Park, created development potential. This was initially exploited by Henry Davies, who designed an extensive housing estate, the focus of the conservation area, around the late eighteenth century Spring Grove House, which ultimately gave the area its name.

3.2.1.4 By the late nineteenth century, the settlement of Spring Grove was evolving northwards from London Road towards Osterley Park. During the twentieth century the area's character shifted from rural to urban as the County of Middlesex was absorbed by the expansion of London.

3.2.1.5 In 1925 the Great West Road brought further development potential. East-west ribbon housing development extended by way of new streets northwards to include the curve around the edge of Osterley Park and southwards to meet the expansion from London Road. Additional streets were added around the Davies estate and within it along Harvard Road.



Spring Grove House from south (c1950)



Spring Grove House from south (2018)



The Grove (c1900)



The Grove (2018)

3.2.2 The Spring Grove Estate

3.2.2.1 In 1436 the undeveloped eastern end of the small town of Hounslow was known as Smalborow. The name developed to Smallberry Green and the first mention of a house is in 1647, during the English Civil War, when Sir John Offley built a house on this site and called it Spring Grove. Offley was allowed to keep his property throughout the Commonwealth as he supported Cromwell, and the house remained in the family for over 100 years. Elisha Biscoe bought the house in 1754 and then replaced it with a Georgian building. In 1780 the property was let to Sir Joseph Banks who rented land around the estate to grow fruit and vegetables and graze his flock of Merino sheep. Banks assisted General Roy in the first Ordnance Survey preparatory work which took place on Hounslow Heath, and the instruments were stored at Spring Grove. It was Joseph Banks who wrote about the origin of the name: A spring arises in a small grove within the precincts of Spring Grove, which is no doubt the origin of the name. This spring is carried in leaden pipes into the house; the waste water runs through a small basin and pond in the pleasure ground before it escapes to 'Smallberry Green' (Banks in Morris, 1983).

3.2.2.2 The estate was sold by the Banks' beneficiary and in 1830 was left to Henry Pownall who altered the house again. The Pownalls left in 1849 and in 1850 the house was bought by Henry Daniel Davies, a member of the legal profession and a speculator in estate development. In 1853 at the Tryon Estates auction Davies also purchased 228 acres north of Spring Grove extending to Jersey Road, East to Wood Lane and west towards Lampton. Ann Tryon was the sister of Sophia Bulstrode, who had no children and left part of the estate to her sister. The branch line of the London and South Western Railway Company's line from Windsor to Waterloo established a station at Isleworth around 1850.



College Road (c1915)



College Road (2018)



Junction of The Grove and Naseby Close (c1960)



Junction of The Grove and Naseby Close (2018)

3.2.2.3 Davies lived at Spring Grove House while the estate was built and in 1860 moved to Thornbury House (now Champion House), which was the largest on the estate, and Spring Grove was let. In 1886 Andrew Pears bought Spring Grove House and rebuilt it in the Victorian style, completed in 1893. This date together with the initials AP can be seen on the lodge, which was the main entrance the House. The Pears family also moved from Spring Grove House after a relatively short period, to a house on St John's Road. Following their departure the house ceased to be a private residence, having failed to reach its reserve price at auction.

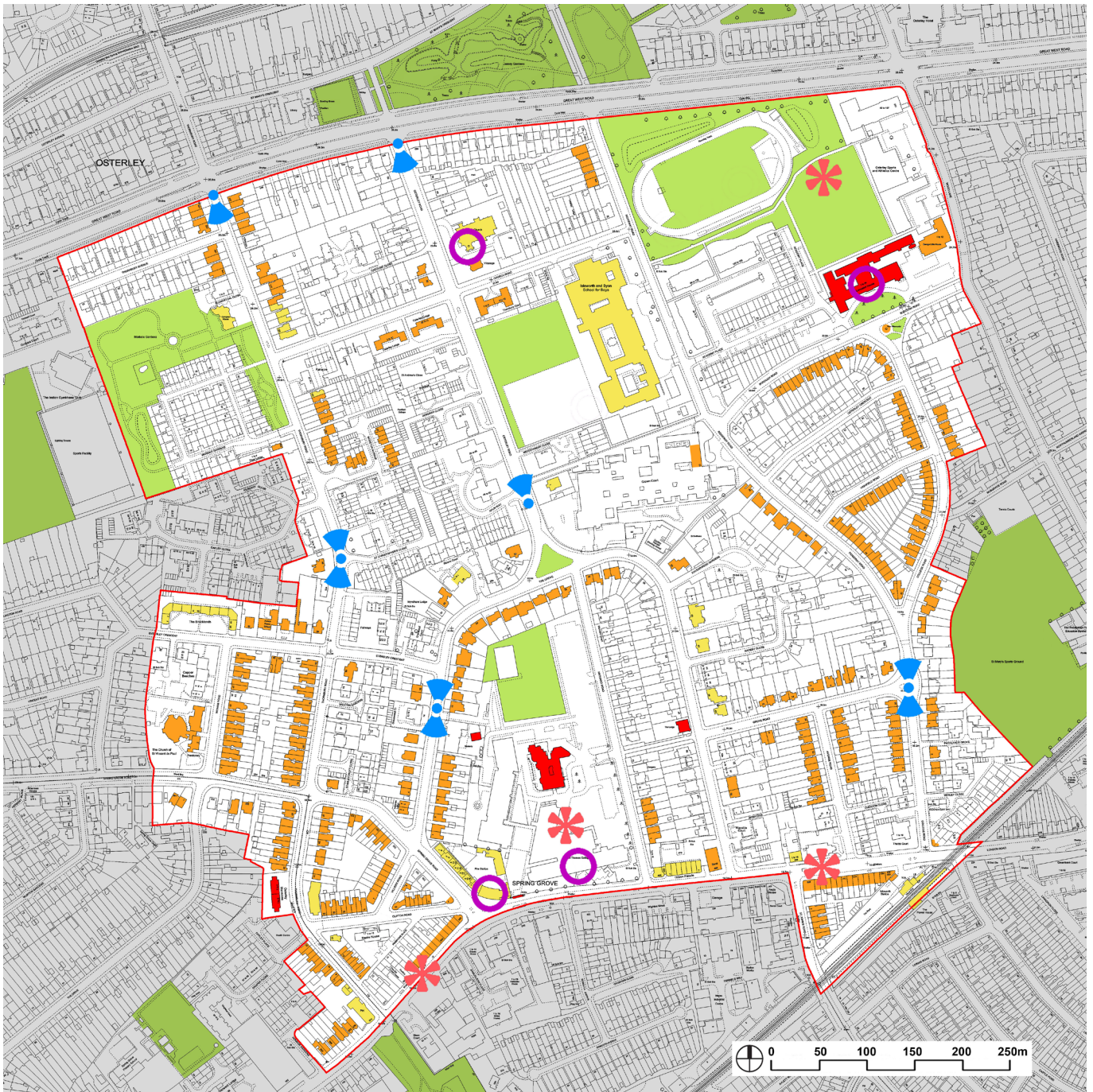
3.2.2.4 The Grove was the first street planned in the early estate, and followed the boundary fence of Spring Grove House. By 1853, following the purchase of the larger estate Davies had planned the streets and allocated various building plots after which building commenced. Davies had laid out Osterley Road, Thornbury Road and Eversley Crescent by 1855 and placed an advertisement in the Illustrated London News: This estate of nearly 300 acres finely wooded has been laid out for villas and commodious detached dwellings with lawns and gardens of half or one acre with perfect drainage for houses which are well supplied with gas and water. Nearly 100 houses had been constructed by 1877. Properties were let to city gentlemen, those in the professions and retired army and naval officers.

3.2.2.5 Spring Grove went into decline when many residents, including Davies, lost money in the 1870s. They had invested heavily in the Agra and Anglo-Florence Land Company. In 1888 the Middlesex Independent reported that many large houses in Spring Grove had been let and there was an indication of a return to prosperity. One factor that added to revival was the extension of the District Railway line from Acton to Hounslow Town in 1883. Smaller villas were built in Thornbury Road and other streets in the area and the population increased steadily to World War One.

3.2.2.6 The Great West Road was built in 1925 and as industries developed, traffic increased in the Isleworth area. The road also severed Thornbury Road and St. Mary's Crescent and in doing so divided Osterley and Spring Grove. In the 1920s and 30s the building boom covered most of the remaining spaces in Spring Grove. Isleworth secondary School for boys, now Isleworth and Syon School, opened in 1939 and the Duchess of Gloucester Home in 1950, now part of Isleworth Crown Court, both on Ridgeway Road on plots not developed by Davies. Much of the postwar infill has taken place on sites previously occupied by original Davies houses.

3.2.2.7 During 1922 Middlesex County Council purchased Spring Grove House and opened Spring Grove Secondary School in 1923. The school became a Grammar School in 1944 but moved to Lampton in 1959. The school was later known as Isleworth Polytechnic, then Hounslow Borough College and finally West Thames College as it is known today.

4 The conservation area and its surroundings



4.1 The surrounding area and the setting of the conservation area

4.1.1 The conservation area itself is mostly two-to-three storey housing, with the significant addition of a number of large scale (in some cases former) institutional buildings in large grounds, stretching northwards from London Road towards Osterley Park. The conservation area's surroundings comprise:

4.1.2 To the north, an extensive interwar ribbon development of two storey semi-detached and terraced houses running east-west alongside and north of the A4 Great West Road. Beyond is Osterley House and Park.

4.1.3 To the east, a mostly interwar exclusively residential development extending southwards from the Great West Road to the railway line.

4.1.4 To the south, London Road, parts of which have been and continue to be subject to large scale residential developments. Behind, low-rise residential dominates. Thornbury Park occupies a large area to the southwest.

4.1.5 To the west, mostly two storey early interwar exclusively residential development straddling Spring Grove Road. Beyond is Hounslow town centre.

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

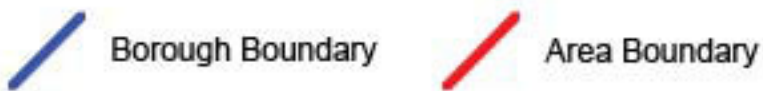
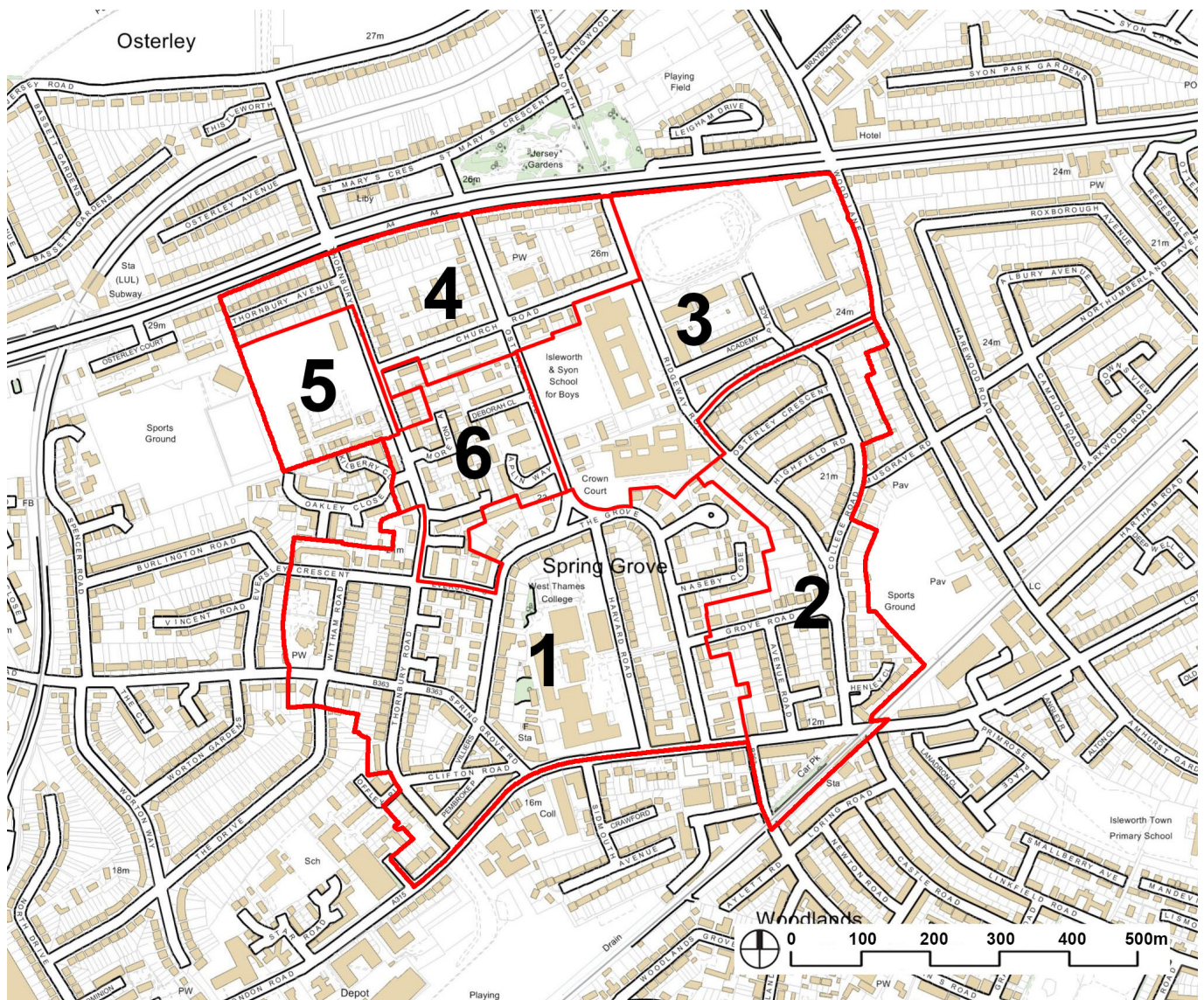
5 Character areas

The conservation area comprises six distinct character areas. For reference purposes, these are numbered roughly anticlockwise from the southwest.

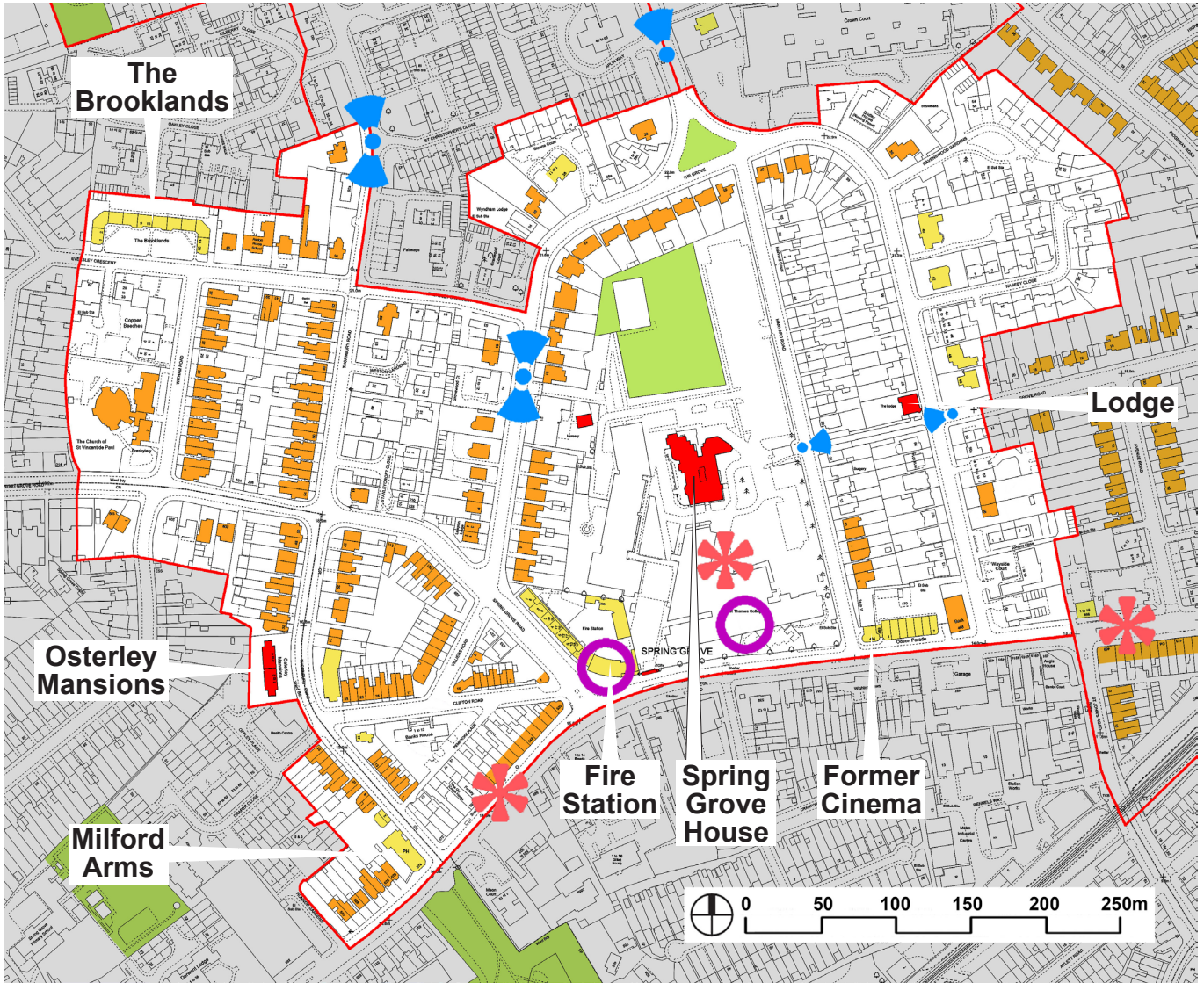
The character areas are:

1. The Grove and Thornbury Road
2. College Road
3. Ridgeway Road
4. St Mary's
5. Campion
6. Central

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



5.1 Character area 1: The Grove and Thornbury Road



5.1 The Grove and Thornbury Road character area

5.1.1 This character area is made up of the historic core of Spring Grove flanking the southern end of the Thornbury Road link from Isleworth to Osterley Park. As a catalyst, the Spring Grove estate played an important part in the development of the area east of Hounslow town. In summary the character area features mid nineteenth to early twentieth century houses of a wide variety of types and sizes, on a readily identifiable original street network. The area is peppered with postwar and late twentieth and early twenty-first century in-fill development with the result that only very few blocks and streets have strong coherence and continuity.

5.1.2 Although partly hidden from view, Spring Grove House continues to dominate the area, mainly through the street patterns made to form around it and its lodges, which are more visible than the house itself. The house lies at the centre of the West Thames College campus.

5.1.3 The Grove was the first street planned in the early estate, and followed the boundary fence of Spring Grove House. The large houses on the outer curve of The Grove were part of the Davies



Spring Grove House Lodge, The Grove



Former entrance gates and piers, Spring Grove House, London Road



The Grove



The Grove



The Grove



The Grove



The Grove

development. At the turn of the 19th 20th centuries and in the 1920s, houses on the inner curve of The Grove were developed and are well-preserved examples of development of this period. Whilst it is recognised that there is more recent, occasionally unsympathetic infill in The Grove, often this has been on the outer curve, where the large Davies plots have been sold off for more dense development. In this respect, The Grove is a reasonably coherent mix of property types and ages, which, on the whole, complement each other. Of particular note is the junction of Osterley Road and The Grove, with its attractive triangular green.

5.1.4 Thornbury Road, which runs from London Road to Jersey Road, now broken by the Great West Road, has a wide range of house types (see also character areas 4, 5 and 6). At the time of the early estate, only a few houses were built on Thornbury Road beyond the junction with Eversley Crescent, possibly because it led to Thornbury (now Campion) House. 94, Clifton House, remains on a site of similar proportions. The section adjoining London Road forms part of one of the oldest remaining parts of Spring Grove. The Milford Arms, 4-8 and 12-22 are all shown on the Ordnance Survey map of 1865 and lie in close proximity to the London Road shops of the same period. Further along, 17, 21, 23 and



Osterley Mansions, Thornbury Road



Former church, Thornbury Road



Thornbury Road



Milford Arms, junction of Thornbury Road and London Road



Thornbury Road



Thornbury Road



Eversley Crescent

55 and Osterley Mansions are all pre-1865. Osterley Mansions (Grade II) was built in 1860 as Honnor's Home almshouses for the saddler's company. It was sold in 1903 and converted to Osterley Mansions. It is constructed of red brick with stucco dressing and makes a major contribution to the conservation area. It was recently renovated and pollarding of the boundary trees have made the building highly visible from the street.

5.1.5 Clifton Road, Villiers Road, Pembroke Place had been laid out by 1865 and form part of one of the historic areas of Spring Grove. The houses in this area are modest cottages in comparison but are well preserved and provide an interesting variation to the grander villas of The Grove for example. The houses on these roads were constructed in the 1880s and 1890s.

5.1.6 When the Davies estate was conceived, London Road was known as Great Western Road. Development on the northern side was confined to the areas on either side of the Spring Grove House, the two entrances to The Grove. Shops and a Post Office were in existence by 1865 at the junction with Thornbury Road, opposite the Milford Arms, and remain today. The 1930s saw the addition of a moderne-style fire station and an Art Deco cinema.



Fire station, London Road



Former cinema, London Road



The Brooklands, Eversley Crescent



Witham Road



*Saint Vincent de Paul Church,
Witham Road*

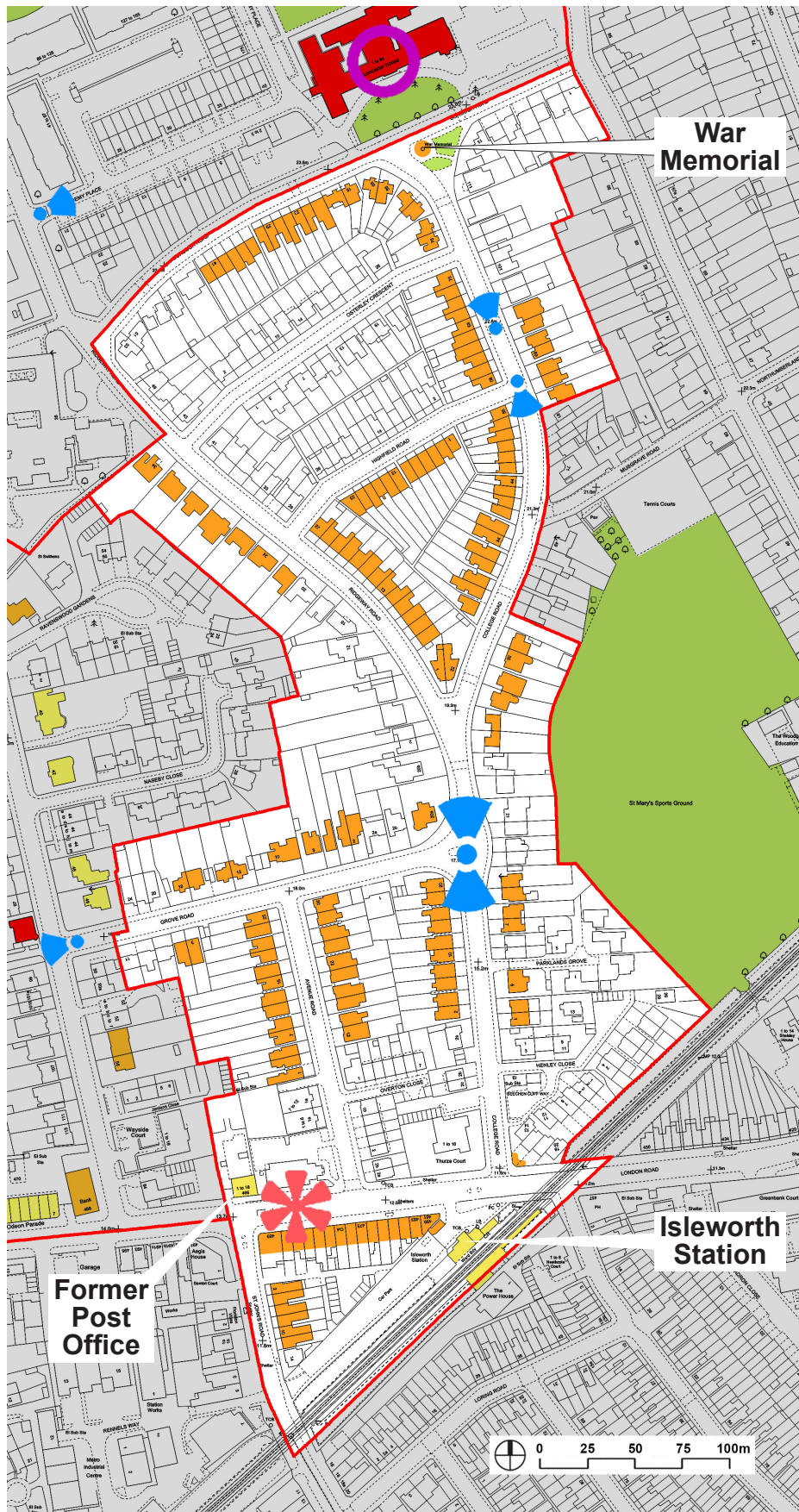


*Junction of Clifton Road and
Villiers Road*



Bank, London Road

5.2 Character area 2: College Road



-  Landmark
-  View
-  Focal Point
-  Statutorily Listed Building
-  Locally Listed Building
-  Positive Contributor
-  Negative Contributor
-  Watercourse/body
-  Green Open Space

5.2 College Road character area

5.2.1 This character area is comprised of the later phase of the Davies development, to the east of the Spring Grove House-centred core. The southern part has a similar mix to character area 1 to the west, but it is more uniformly interwar to the north with two storey semi-detached and terraced houses. It has experienced less infill than character area 1 and displays far greater coherence and continuity particularly in the interwar areas.

5.2.2 The lower part of College Road extending from London Road to Ridgeway Road had been laid out, although not named, by 1865. The first buildings on College Road are shown on the Ordnance Survey revision of 1894, and were built on this lower section. In 1905 College Road to Borough Road from Highfield Road was still rural. The streetscape of College Road and its relationship with Davies' Estate is still very much a feature of Spring Grove, particularly as the lie of the land that allows the spring



Junction of College Road and Borough Road.



College Road between Osterley Crescent and Highfield Road.



Ridgeway Road between College Road and Highfield Road.



College Road between Ridgeway Road and Highfield Road.



Osterley Crescent



20 Ridgeway Road

to drain away is especially visible here. Interwar houses on College Road fit well with other houses in Spring Grove to form a second phase of development of good quality.

5.2.3 3-17 Ridgeway Road, between College Road and Highfield Road, of approximately 1900, are houses for Harry O'Reilly on land previously known as Syon Crescent. The Osterley Park Construction Company built many of the remaining houses on the odd-numbered side of the street. On the even-numbered side P Chase Gardener, who built many of the thirties estate houses, designed 20-34. Blake, the architect for The Grove Building Company, designed 120 in the 1930s, a short while after his work on The Grove.

5.2.4 The conservation area also includes Isleworth Station, in LSWR's early house style, together with the bridges and a short stretch of St John's Road. The station has historic links with the estate, as residents were offered season tickets at a reduced rate due to Davies' links with the railway.



East side of Avenue Road.



West side of Avenue Road.



Locally listed former Post Office, London Road.



St John's Road and railway bridge.

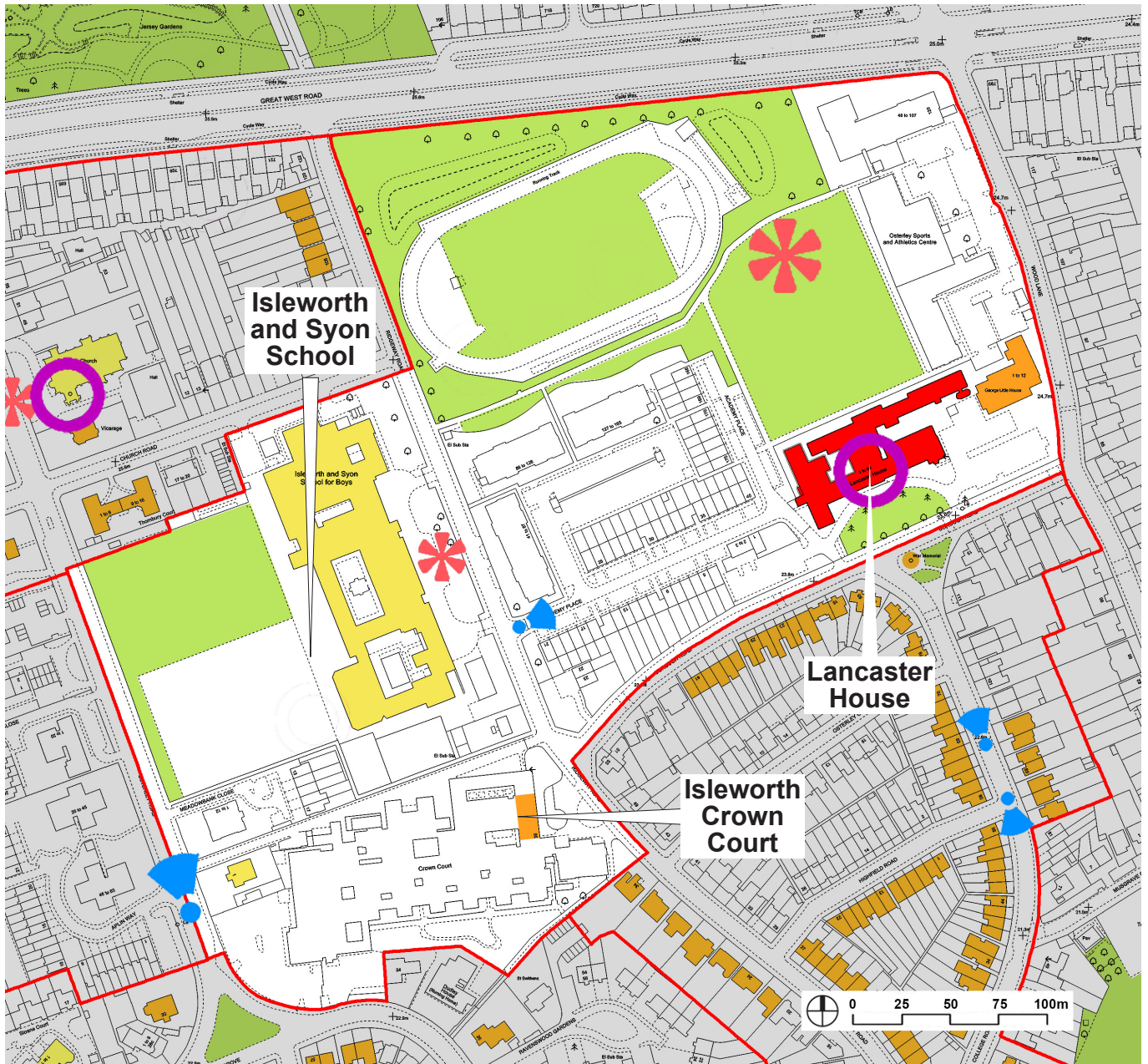


War memorial, junction of College Road and Borough Road.



Wall with survey plaque, junction of College Road and London Road.

5.3 Character area 3: Ridgeway Road



5.3 Ridgeway Road character area

5.3.1 This character area is comprised of large footprint institutional and former institutional buildings and their associated large open spaces.

5.3.2 The most significant feature of the area is Lancaster House (Grade II). Formerly Borough Road College, it was built in 1867 as London International College, a boarding school for boys, which specialised in the teaching of foreign languages. In the Buildings of England, Pevsner considered it a large, neatly symmetrical Gothic structure in polychrome brick with projecting wings and a central turreted tower. A landmark is another, taller tower sited on its west elevation. On the ground floor a series of portrait medallions whose choice could not be more characteristic: Shakespeare, Montesquieu, Goethe, Dante, Aristotle, Cicero. It is set in spacious grounds and its Gothic character dominates the area. In 1890 a teacher training college moved to this location from Borough Road, Southwark, and for it a number of extensions have been built over a hundred year period, with its mature trees and playing fields contributing to the character of the area. In the mid-2000s its last educational user, Brunel University, vacated the site and Lancaster House has since been converted to residential use.

5.3.3 As well as the refurbishment of the listed building, the redevelopment of the campus includes three storey town houses and four storey apartment blocks with generous surface parking in a restricted access estate, which ostly turns its back on the surrounding streets. The area includes a sports centre and ground to north.

5.3.4 Isleworth and Syon School and Isleworth Crown Court replaced a large number of houses on Ridgeway Road. Middlesex County Council constructed the Isleworth and Syon Boys' School in 1936-8. An attractive 1930s English modernist design, it has one and two storey ranges dominated by a powerful tower, with a more progressive tall, curved staircase window, a feature of the period and a worthy addition to the Estate. Isleworth Crown Court is a complex of buildings ranging from the late 1940s to the late 2000s which developed around the 1948 Duchess of Gloucester Home.



Lancaster House (Grade II), south/street elevation, Borough Road.



Lancaster House (Grade II), west elevation, Borough Road.

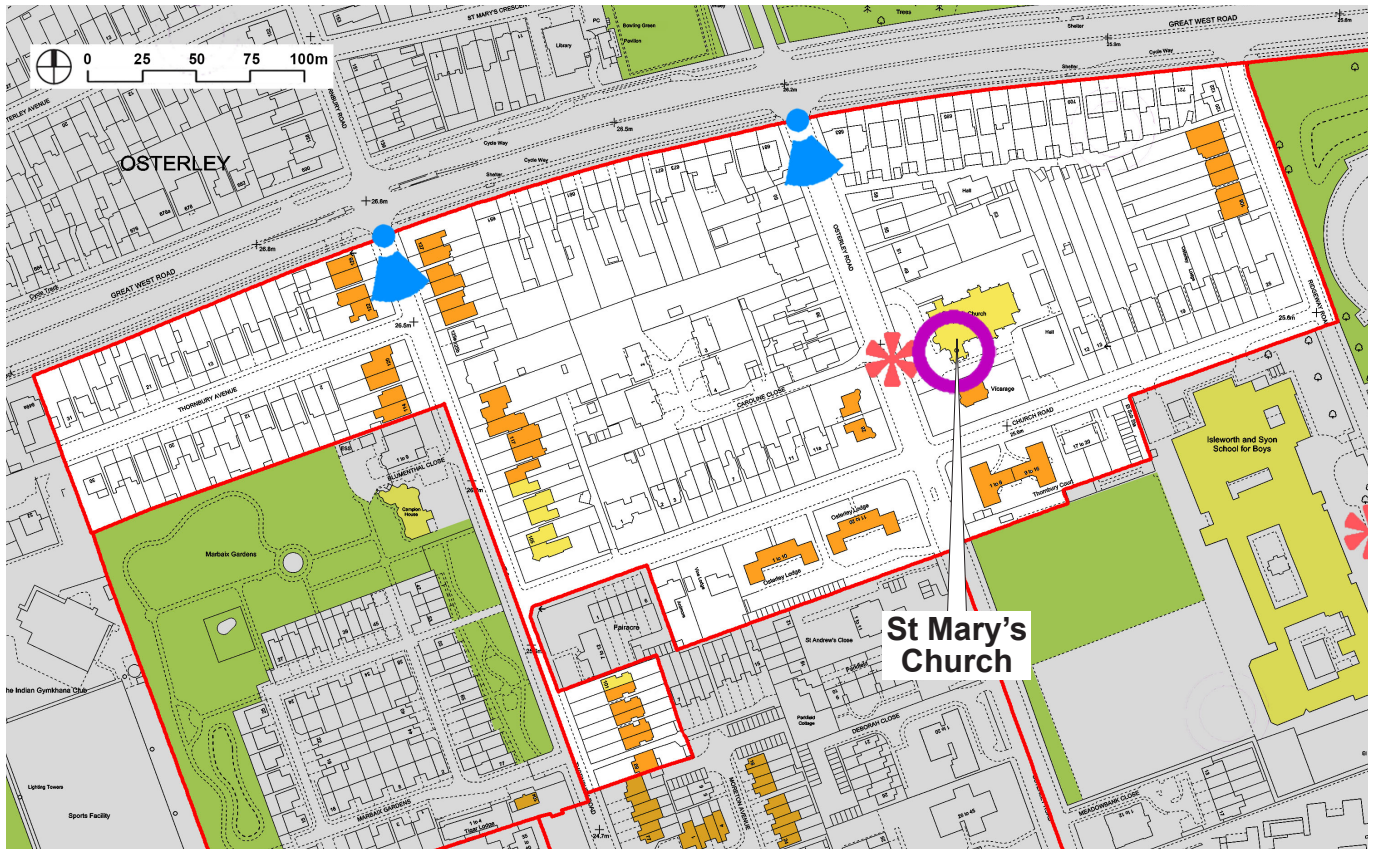


Locally listed Isleworth and Syon School, Ridgeway Road.



Former Duchess of Gloucester Home building, Isleworth Crown Court, Ridgeway Road.

5.4 Character area 4: St Mary's



5.4 St Mary's character area

5.4.1 Centred roughly on the landmark St Mary's Church, this character area is comprised of the mostly early to mid-twentieth century northward extension of Spring Grove, along the axes of Thornbury, Osterley and Ridgeway Roads.

5.4.2 Osterley Road is a wide, level and treelined avenue, which manages to retain its Victorian charm to such a degree that later additions go relatively unnoticed. Part of the northern section of the street was in the garden to Thornbury House. It would appear that the street was built to provide access from The Grove to St. Mary's Church, which may explain its design location, equidistant from both entrances to The Grove and opposite Spring Grove House.



Great West Road between Osterley Road and Ridgeway Road.



East side of Thornbury Road.



East side of Thornbury Road.



East side of Thornbury Road.



Locally listed houses, corner of Thornbury Road and Church Road



East side of Ridgeway Road.

5.4.3 The locally listed Church of St Mary was opened in 1856 and was designed by John Taylor the younger in the decorated style, using stone facing over brick, a new form of construction invented by himself. The church is large with a nave, chancel and vestries and was designed to take galleries when these should be needed. The two tiers of windows are for this purpose, but the galleries were never built. To the south west of the building stands a combined porch and tower surrounded by a full broad spire. Davies paid for the church and was its patron for many years. It is a major landmark within the area and the spire can be seen from long distances.

5.4.4 East-west Church Road features two notable 1930s apartment developments, one in the moderne style, the other more neo-classical.



St Mary's Church and Vicarage, Osterley Road.



St Mary's Church, front entrance and west elevation.



St Mary's Church, rear/east elevation.



St Mary's Church, north entrance and north and west elevations.

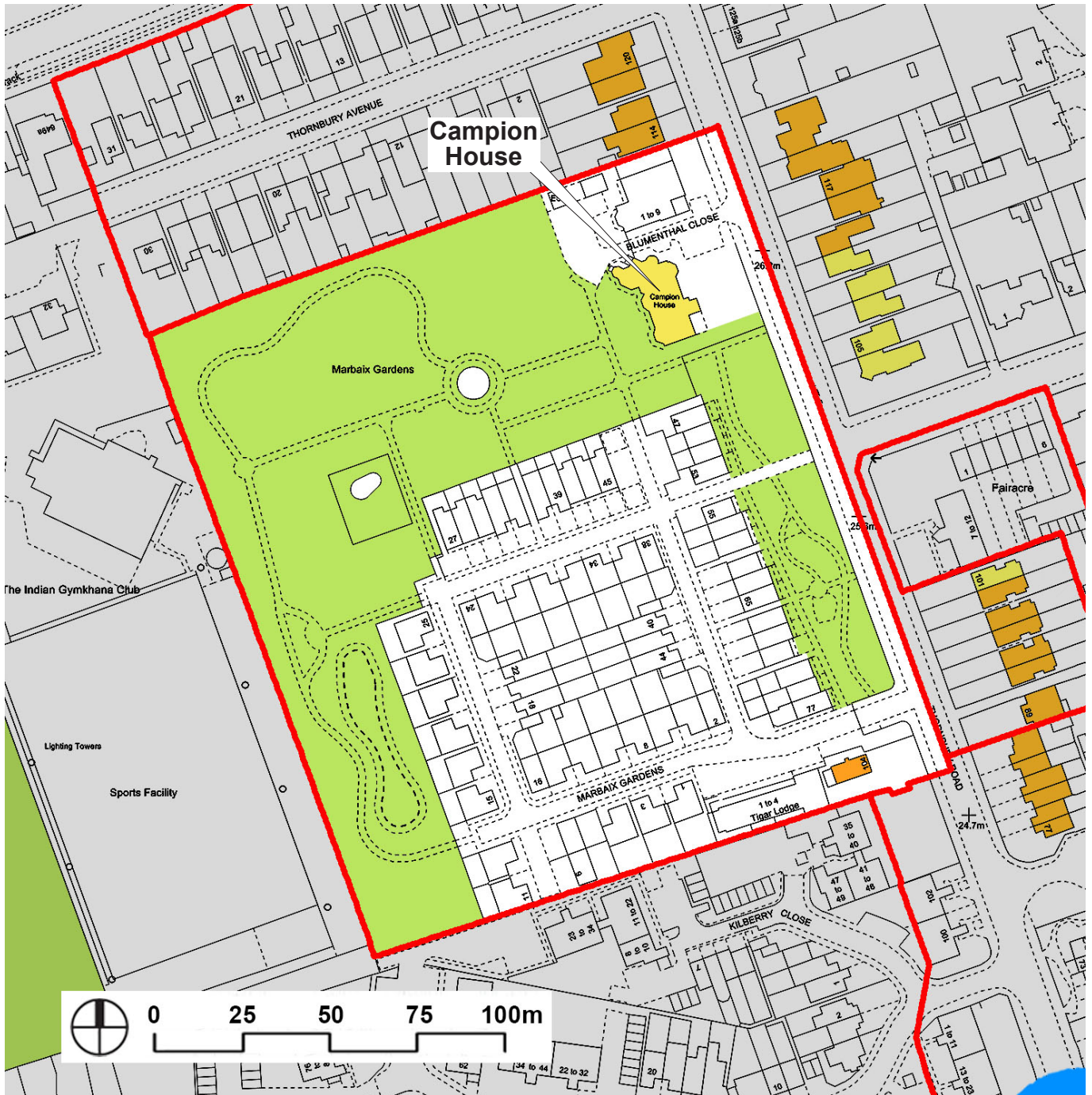


1930s moderne style apartments, Church Road.



1930s neo-classical style apartments, Church Road.

5.5 Character area 5: Campion



5.5 Champion character area

5.5.1 This character area consists entirely of the redeveloped grounds of Campion House, on the west side of the north end of Thornbury Road.

5.5.2 One of Davies' most prestigious buildings, locally listed Campion House (formerly Thornbury House) was laid out beside formal gardens at the north of the Spring Grove Estate. Davies built Thornbury House as part of the estate, and moved to the house in the 1860s. Thornbury is the village in Gloucestershire from where the Davies family originated. At that time landscaped gardens stretched from the house to the site of St. Mary's Church. In 1911 Thornbury House became the base of the Jesuit Order for men with a late vocation to the priesthood, and the name of the house was changed. Though now flanked by more recent development, the original property is a substantial stuccoed building with a projecting portico and range of steps. A formal ornamental garden leads from the original building. The order moved away in 2005 and the house, the site of adjacent buildings and the grounds were redeveloped as housing in the early 2010s.



Refurbished Campion House

5.6 Character Area 6: Central



5.6 Central character area

5.6.1 This character area consists almost entirely of the circa 1970 redevelopment of the previously only sparsely developed area between Thornbury and Osterley Roads, south of Church Road and north of The Grove.

5.6.2 With much of the development well set back or hidden from the main streets, it is unobtrusive, mostly consisting of small pockets of housing of varying types and styles on cul-de-sacs. Despite its irrelevance to the special architectural and historic interest of the conservation area as a whole, the character area is of interest in its own right as a modest showcase of English modern housing design of the late postwar period. Of particular note are the two-and-a-half storey houses on the north side of Moreton Avenue and its junction with Thornbury Road, which feature asymmetrical roofs with full length dormers and rubble masonry walls and oculus windows on the single storey porch extensions.



Junction of Thornbury Road and Moreton Avenue.



Thornbury Road



Aplin Way, off Osterley Road



Late 20th century development, Thornbury Road.

6 Recent/new developments and their impact

6.1 The largest and most character-affecting of the recent developments in the conservation area have been the refurbishment and change of use of Campion House and redevelopment of its grounds, and the refurbishment and change of use of Lancaster House and redevelopment of the Brunel University site.

6.2 The built-up nature of the rest of the conservation area has meant that most recent, new and proposed development takes the form of relatively small infill and backland residential schemes. The demand on space is creating a trend towards the provision of flats, although there are some new houses.

6.3 Non-residential development has also occurred within the Isleworth Crown Court and West Thames College sites, and given the nature and needs of such institutions is likely to continue.

6.4 Recent, new and proposed development also includes the ongoing demand for the refurbishment and renovation of existing buildings, many of which are major contributors to the conservation area. The most successful and sensitive of these has been the renovation of Osterley Mansions.

6.3 There remains considerable variation in and debate about the degree to which these developments have been sympathetic to the character of the conservation area.



Campion House site redevelopment, Thornbury Road.



Brunel University site redevelopment, Academy Place.



Isleworth Crown Court



West Thames College

7 Key views, local views and focal points

7.1 Views take the form of street-enclosed vistas of which there are many, characterised by a combination of the avenue-effect of street trees, gentle curves in the building line and vista-terminating features either within or outside the conservation area.

7.2 The most significant views are those of the landmark St Mary's Church. These may be had from many locations, both within and outside of the conservation area, but the views along Osterley Road are particularly noteworthy, being enhanced by the width of the street and the trees which line it.

7.3 The major focal points are provided by the two separate parades at the opposite ends of the stretch of London Road within the conservation area, with their shops, restaurants and services and upper floor commercial uses.



View north along Osterley Road of St Mary's Church.



View west along the footpath from the Lodge to Spring Grove House.



View east through new housing on Academy Place to Lancaster House



View south of curve along College Road.



Shopping parade, London Road, west side of conservation area near Spring Grove House.



Shopping parade, London Road, east side of conservation area near Isleworth Station.

8 Open spaces and trees

8.1 There are five designated Local Open Spaces within or partly within the conservation area. These include:

- The Grounds of Campion House
- Osterley Sports & Athletics Centre Grounds and Adjacent Open Space
- The Grounds of Spring Grove House/West Thames College

8.2 Many of the streets in Spring Grove were designed as tree-lined avenues. These streets retain their now mature trees, which are an important feature of the estate. Mature trees within gardens and private grounds, and in spacious front gardens, are also important to the character of the area.

8.3 Smaller public open spaces, such as the triangular green at the junction of The Grove and Osterley Road, an original feature of the estate, provide some more local amenity.

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



Formally laid out and planted grounds of the Campion House redevelopment.



Osterley Sports & Athletics Centre grounds and running track.



Triangular green at the junction of The Grove and Osterley Road.



Street trees, College Road.

9 Condition of the conservation area, maintenance and alterations

9.1 The condition of the conservation area is good to very good throughout: this includes the maintenance of buildings, structures, public realm, highway and green spaces.

9.2 The most severe detractor is not from any building, but from the heavily trafficked and hostile pedestrian environment of the A4 Great West Road and to a lesser extent London Road.

9.3 The setting of Spring Grove House, at the centre of the West Thames College campus, is marred by incoherent and non-complementary features such as extensive tarmac surface parking and unattractive boundary treatments. The 1849 Isleworth Station building remains disused with boarded up windows, its future uncertain.

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

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

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

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

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

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



Spring Grove House, at the centre of the West Thames College campus.



Disused Isleworth Station building.

10 Future development in Osterley and Spring Grove

10.1 The conservation area does not fall within either of the two major development areas of the borough (Great West Corridor and West of Borough).

TBA

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

The Spring Grove Conservation Area is most notable as an estate planned to be a grand Victorian suburb. The Davies original estate planning still remains, albeit in an evolved form, in much of its splendour, with the prevailing pattern of development mostly being respectful. However, a number of negative features have impacted on the quality of the historic environment, many of which would be reversible.

This appraisal should be used as the starting point for further guidance for development in the area. It could be expanded in the future to include a management plan, which would give more specific design guidance. In the meantime, a SWOT analysis is provided.

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

11.1 Strengths

- A strong architecturally characterful nineteenth century core.
- Surrounding this is a diverse architectural range arising from the meeting point of Osterley's interwar southern expansion and Isleworth's steadier northern expansion from London Road.
- The layout of the original Davies Estate and plot forms are essential to the character.
- The earlier buildings are of special interest in form and materials.
- Later twentieth century infilling on the whole has been carefully planned and is in keeping.
- Spatial quality and boundary treatment forms an essential element to the area.
- Mature trees are part of the original design and present character.
- Wide tree-lined streets.
- St Mary's Church is a key landmark

11.2 Weaknesses

- Hostile pedestrian and acoustic environment of the Great West Road
- Poor quality of shopfronts on London Road.
- Satellite dishes could often be less obtrusively positioned.

11.3 Opportunities

- Improvement of quality of shopfronts.
- Reinstatement of statue of Descent from the Cross at Champion House.
- Repair of early buildings following dilapidation or extension (especially idiosyncratically used terracotta faced blocks to simulate ashlar, characteristic to the early buildings).
- Repair and improvement of the later modernist buildings: shell improvement, replacement of early twentieth century steel windows.
- More appropriate style redevelopment of the judiciary buildings.
- To rework the scale and continuity of buildings during development of former piecemeal development.
- To make good use of relocated open space without losing its benefit.
- To undertake good tree survey and planting.
- Redevelopment should be of good and compatible quality and style.
- Focal points and elegant buildings with a spaciousness nature are necessary to remain in character.

11.4 Threats

- Taller buildings in the shopping parades being used as a precedent for the increasing the height of residential buildings in areas where such height is uncharacteristic.
- Loss of architectural detailing and original materials.
- Loss of trees.
- Enlargement of the remaining buildings leading to intensification of development over historic plots/increased site usage.
- For dwellings, due to the value of the area and its properties being high, there is demand for enlargement, especially roof extensions, and redevelopment to greater intensify site coverage.
- Loss of access to Thornbury Park through its namesake development.
- Parking needs of subdivided and areas of intensified dwellings eroding the verdant edges, and trees threatened by crossovers.
- Large dormers are likely to be obtrusive.
- The gaps between buildings make up part of the character and should be considered

11.5 Management plan

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

Appendix 1 Recommendations for further designation

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

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

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

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

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

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

- Good quality housing throughout the conservation area.
- Structures associated with transport, such as bridges.
- Characterful historic features such as cobbled areas.
- Institutional buildings such as places of worship.
- Commercial buildings such as public houses.

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

Statutorily listed buildings		Grade of listing
Borough Road	Lancaster House	II
Boston Manor Road	Osterley Mansions	II
London Road	Spring Grove House	II
London Road	Former entrance gates and piers to Spring Grove House	II
The Grove	Lodge	II
The Grove	Summer House	II
Locally listed buildings		
Eversley Crescent	Brooklands	
The Grove	28	
The Grove	40 & 42	
The Grove	46 & 48	
London Road	Isleworth Railway Station	
London Road	Heston and Isleworth Fire Station	
London Road	Milford Arms Public House	
London Road	Former Post Office	
London Road	Former Odeon Cinema	
London Road	Heston and Isleworth Fire Station	
Osterley Road	St Mary's Church	
Osterley Road	1	
Ridgeway Road	Isleworth and Syon School	
Thornbury Road	2	
Thornbury Road	17	
Thornbury Road	19	
Thornbury Road	101-111	
Thornbury Road	Campion House	

Local open space

There are five designated Local Open Spaces within or partly within the conservation area. These include the Grounds of Campion House, Osterley Sports & Athletics Centre Grounds and Adjacent Open Space and the Grounds of Spring Grove House/West Thames College.

Other designations

See 1.1.5 above.

Designation information resources

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

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

Appendix 3: Schedule of properties in the conservation area

1-175 ACADEMY PLACE TW7 5FE	CARETAKERS HOUSE, ASHTON HOUSE SCHOOL, 50-52 EVERSLEY CRESCENT TW7 4LW
1-65 APLIN WAY TW7 4RJ	54 EVERSLEY CRESCENT TW7 4LW
1-25 AVENUE ROAD TW7 4JL	56 EVERSLEY CRESCENT TW7 4LW
FLATS 1-12, DENTON COURT, 1A AVENUE ROAD TW7 4RS	
2-30 AVENUE ROAD TW7 4JN	
	683-721 (ODD) GREAT WEST ROAD TW7 4PS
1-20 BEECHEN CLIFF WAY TW7 5DF	651-681 (ODD) GREAT WEST ROAD TW7 4PT
1 BLUMENTHAL CLOSE TW7 4FF	2-24 (EVEN) GROVE ROAD TW7 4JH
1-9, BLUMENTHAL CLOSE TW7 4FF	1 GROVE ROAD TW7 4JP
FLATS 1-8, CAMPION HOUSE, BLUMENTHAL CLOSE TW7 4FG	3-11 GROVE ROAD TW7 4JJ
15 BOROUGH ROAD TW7 5DT	1-55 HARVARD ROAD TW7 4PA
17 BOROUGH ROAD TW7 5DT	HARVARD COURT, HARVARD ROAD TW7 4PB
19A BOROUGH ROAD TW7 5DT	1-28 HENLEY CLOSE TW7 5DQ
19B BOROUGH ROAD TW7 5DT	1-28 HIGHFIELD ROAD TW7 5LD
21-53 (ODD) BOROUGH ROAD TW7 5DT	
1-13 (ODD) BOROUGH ROAD TW7 5DY	1-6 JORDANS CLOSE TW7 4JB
FLATS 1-72, LANCASTER HOUSE, BOROUGH ROAD TW7 5FJ	ATLAS HOUSE, 466 LONDON ROAD TW7 4BF
FLATS 1-12, GEORGE LITTLE HOUSE, BOROUGH ROAD TW7 5FL	468 LONDON ROAD TW7 4BF
	459-489B (ODD) LONDON ROAD TW7 4BX
	463 LONDON ROAD TW7 4BY
	SAINSBURYS LOCAL, 489 LONDON ROAD TW7 4BZ
	ISLEWORTH RAILWAY STATION, LONDON ROAD TW7 4BX
1-4 CAROLINE CLOSE TW7 4QA	OFFICES, STATION YARD, LONDON ROAD TW7 4BX
ARDMORE, CHURCH ROAD TW7 4PH	1-7 ODEON PARADE, LONDON ROAD TW7 4DE
VINE LODGE, CHURCH ROAD TW7 4PH	462 LONDON ROAD TW7 4ED
FAIRACRE, CHURCH ROAD TW7 4PJ	532A-572B (EVEN) LONDON ROAD TW7 4EP
1-11A CHURCH ROAD TW7 4PL	576-590 (EVEN) LONDON ROAD TW7 4EY
THORNBURY COURT, CHURCH ROAD TW7 4PP	520 LONDON ROAD TW7 4HP
OSTERLEY LODGE, CHURCH ROAD TW7 4PQ	WEST THAMES COLLEGE, LONDON ROAD TW7 4HS
12-25 CHURCH ROAD TW7 4PR	8 ODEON PARADE, LONDON ROAD TW7 4RL
BANKS HOUSE, 2 CLIFTON ROAD TW7 4FH	FLATS 12-33 ODEON PARADE, LONDON ROAD TW7 4RL
17-33 (ODD) CLIFTON ROAD TW7 4HJ	470 LONDON ROAD TW7 4RN
1A-13 CLIFTON ROAD TW7 4HL	
TESCO EXPRESS, 1 CLIFTON ROAD TW7 4HL	1-77 MARBAIX GARDENS TW7 4FD
THURZA COURT, COLLEGE ROAD TW7 5DG	TIGAR LODGE, MARBAIX GARDENS TW7 4FE
2-20 (EVEN) COLLEGE ROAD TW7 5DH	1-40 MORETON AVENUE TW7 4NW
20A COLLEGE ROAD TW7 5DN	
20B COLLEGE ROAD TW7 5DN	1-34A NASEBY CLOSE TW7 4JQ
1-37 (ODD) COLLEGE ROAD TW7 5DJ	
83-111 (ODD) COLLEGE ROAD TW7 5DP	1-35 (ODD) OAKLEY CLOSE TW7 4HY
58-88 (EVEN) COLLEGE ROAD TW7 5DS	1-26 OSTERLEY CRESCENT TW7 5LF
22-56 (EVEN) COLLEGE ROAD TW7 5DW	1-17 MEADOWBANK CLOSE, OSTERLEY ROAD TW7 4FB
	1 OSTERLEY ROAD TW7 4PE
1-26 DEBORAH CLOSE TW7 4NY	NANTLEY COTTAGE, 1A OSTERLEY ROAD TW7 4PE
	1-10 PARKFIELD, OSTERLEY ROAD TW7 4PF
47-53 (ODD) EVERSLEY CRESCENT TW7 4LD	PARKFIELD COTTAGE, OSTERLEY ROAD TW7 4PF
THE BROOKLANDS, EVERSLEY CRESCENT TW7 4LP	28-50 (EVEN) OSTERLEY ROAD TW7 4PN
29 EVERSLEY CRESCENT TW7 4LR	49-59 (ODD) OSTERLEY ROAD TW7 4PW
39 EVERSLEY CRESCENT TW7 4LW	ST MARYS VICARAGE, OSTERLEY ROAD TW7 4PW
41 EVERSLEY CRESCENT TW7 4LW	
48 EVERSLEY CRESCENT TW7 4LW	
ASHTON HOUSE SCHOOL, 50-52 EVERSLEY CRESCENT TW7 4LW	

ST MARYS CHURCH HALL, OSTERLEY ROAD TW7 4PX

1-7 OVERTON CLOSE TW7 4JW

1-5 PARKLANDS GROVE TW7 5DD

1 PEMBROKE PLACE TW7 4HH

11 PEMBROKE PLACE TW7 4HH

15 PEMBROKE PLACE TW7 4HH

15A PEMBROKE PLACE TW7 4HH

17 PEMBROKE PLACE TW7 4HH

27 PEMBROKE PLACE TW7 4HH

564B-566D (EVEN) PEMBROKE PLACE TW7 4HH

THE OLD COACH HOUSE, 19 PEMBROKE PLACE TW7 4HH

2-58A (EVEN) RAVENSWOOD GARDENS TW7 4JG

2-40 (EVEN) RIDGEWAY ROAD TW7 5LA

1-27 (ODD) RIDGEWAY ROAD TW7 5LB

29-41 (ODD) RIDGEWAY ROAD TW7 5LE

43-49 (ODD) RIDGEWAY ROAD TW7 5LG

ISLEWORTH AND SYON SCHOOL FOR BOYS, 106 RIDGEWAY ROAD TW7 5LJ

108-122 (EVEN) RIDGEWAY ROAD TW7 5LN

CROWN COURT, 36 RIDGEWAY ROAD TW7 5LP

213-233 (ODD) SPRING GROVE ROAD TW7 4AF

203-209 (ODD) SPRING GROVE ROAD TW7 4AH

197 SPRING GROVE ROAD TW7 4AL

199 SPRING GROVE ROAD TW7 4AL

224-230 (EVEN) SPRING GROVE ROAD TW7 4AQ

1-16, ST ANDREWS CLOSE TW7 4PG

1-42 ST CHRISTOPHERS CLOSE TW7 4NP

2-14B (EVEN) ST JOHNS ROAD TW7 6NN

1-10 STANLEYCROFT CLOSE TW7 4LG

FIELD END, STANLEYCROFT CLOSE TW7 4NT

1 THE DRIVE TW7 4AB

NORTH ISLEWORTH CHILDRENS CENTRE, WEST THAMES COLEGE, THE GROVE TW7 4HS

50-64 (EVEN) THE GROVE TW7 4JA

57-97 (ODD) THE GROVE TW7 4JD

THE LODGE, THE GROVE TW7 4JD

99-113 (ODD) THE GROVE TW7 4JE

34-48 (EVEN) THE GROVE TW7 4JF

DUDLEY HOUSE NURSING HOME, THE GROVE TW7 4JF

WAYSIDE COURT, 60 THE GROVE TW7 4JR

1-19B (ODD) THE GROVE TW7 4JS

31-55 THE GROVE TW7 4JT

SLOANE COURT, 28 THE GROVE TW7 4JU

28A THE GROVE TW7 4JU

30A THE GROVE TW7 4JU

26-30 (EVEN) THE GROVE TW7 4JU

GRANWOOD COURT, 20 THE GROVE TW7 4JX

LAMPTON LODGE, THE GROVE TW7 4JY

GROVEWOOD COURT, THE GROVE TW7 4JZ

GROVEWOOD COURT, THE GROVE TW7 4JZ

4-18 THE GROVE TW7 4JZ

WYNDHAM LODGE, 24 THE GROVE TW7 4RW

1-31 THORNBURY AVENUE TW7 4NF

2-30 (EVEN) THORNBURY AVENUE TW7 4NQ

2-22 (EVEN) THORNBURY ROAD TW7 4HG

1-17 THORNBURY ROAD TW7 4HQ

HUJJITAT IMAMBARA SHIA ISLAMIC CENTRE, 19 THORNBURY ROAD TW7 4HQ

FAIRWAYS, THORNBURY ROAD TW7 4LB

41-55 (ODD) THORNBURY ROAD TW7 4LE

OSTERLEY MANSIONS, THORNBURY ROAD TW7 4LJ

32-50D (EVEN) THORNBURY ROAD TW7 4LL

54-92 (EVEN) THORNBURY ROAD TW7 4LN

21-39 (ODD) THORNBURY ROAD TW7 4LQ

103-137 (ODD) THORNBURY ROAD TW7 4ND

122-128 (EVEN) THORNBURY ROAD TW7 4NE

100-120 (EVEN) THORNBURY ROAD TW7 4NH

FAIRACRE, THORNBURY ROAD TW7 4NJ

61-101 (ODD) THORNBURY ROAD TW7 4NL

92A-94A (EVEN) THORNBURY ROAD TW7 4NR

FAIRWAYS, THORNBURY ROAD TW7 4NS

1-9 VILLIERS ROAD TW7 4HW

2-22 (EVEN) WESTON GARDENS TW7 4LF

1-37 (ODD) WITHAM ROAD TW7 4AJ

LADYBIRD LANE DAY NURSERY, ST VINCENT DE PAUL CHURCH, 2 WITHAM ROAD TW7 4AJ

PRESBYTERY, ST VINCENT DE PAUL CHURCH, 2 WITHAM ROAD TW7 4AJ

WITHAM ROAD TW7 4AJ

COPPER BEECHES, 6 WITHAM ROAD TW7 4AW

120 WOOD LANE TW7 5FF

120 WOOD LANE TW7 5FG

OSTERLEY SPORTS AND ATHLETICS CENTRE, WOOD LANE TW7 5FF

Appendix 4: Further reading, information and websites

London Borough of Hounslow – contact details

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

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

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

Website: www.hounslow.gov.uk

London Borough of Hounslow – useful email addresses

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

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

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

London Borough of Hounslow Local Plan and design guidance:

London Borough of Hounslow Local Plan (2015)

London Borough of Hounslow Urban Context and Character Studies (2014) for Osterley and Spring Grove

London Borough of Hounslow: Shopfront Design Guidelines (2013)

London Borough of Hounslow: Residential Extension Guidelines (2017)

Publications and sources of information on Isleworth:

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

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

History of Spring Grove: http://sgra-isleworth.org/history_of_spring_grove.html

History of Spring Grove, Gillian Morris, 1983

Spring Grove House: A History, Peter Rowlands, 2001

Other sources of planning information and guidance:

Planning Portal

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

Historic England guidance

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

Historic England Customer Service Department

Telephone: 0370 333 0607

Textphone: 0800 015 0516

Email: customers@HistoricEngland.org.uk

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

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

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

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

Research into the Thermal Performance of Traditional Windows (2009)

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

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

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

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

The Society for the Protection of Ancient Buildings (SPAB)

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

SPAB

37 Spital Square, London, E1 6DY

Tel 020 7377 1644

Fax 020 7247 5296

Email: info@spab.org.uk

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

Advice on the maintenance and repair of buildings

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

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

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

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

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

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

Other publications, websites and organisations

The Buildings of England: Pevsner Architectural Guides: London 3: North West (1991)

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

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

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

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

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

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

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