



BUILT HERITAGE ASSESSMENT

In respect of

**FORMER RESERVOIR,
GONDAR GARDENS,
FORTUNE GREEN**

On behalf of

**LINDEN/WATES (WEST
HAMPSTEAD)LTD**

CgMs Ref: JO/13281

Date: December 2011

Revised: November 2013

Planning • Heritage

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1.0 INTRODUCTION

- 1.1 This statement has been written by Jody O'Reilly of CgMs Ltd on the instruction of Linden/Wates (West Hampstead) Ltd in relation to proposals at the former reservoir at Gondar Gardens in Fortune Green. It builds on an initial assessment of the site and its heritage value by Elizabeth Steven, formerly of CgMs Ltd. Site visits were undertaken in 2009 and then in 2011. The report was revised in November 2013 to bring the report up to date with regard to the introduction of the National Planning Policy Framework (NPPF) in March 2012. This statement provides information on the heritage constraints of the site and the offers a brief assessment of the impact on the existing reservoir in the context of the NPPF. It provides a summary discussion of recognised heritage assets within 500m radius of the site in order to assess their significance and relationship to the site as well as the potential of any development on the site that may have an affect on the assets within the area.
- 1.2 The development has been subject to an environmental impact assessment (EIA) in accordance with the Town and Country Planning (Environmental Impact Assessment) Regulations 2011. This report, whilst intended to be a standalone document, also forms Technical Annex 3.2 of the Environmental Statement (ES) which is being submitted in support of the application.
- 1.3 The site includes land on the east side of Gondar Gardens, currently occupied by a raised reservoir structure with a banked southern side. There are no standing buildings on the site and the reservoir roof is grass covered with vents at regular intervals along the north and south edges of the structure. The building does not lie within a conservation area and is not protected through any statutory designation (i.e. is it not listed or scheduled). It has been included on the Camden Local List, currently in consultation phase (running to the end of December 2013), under Reference number 418.
- 1.4 The reservoir was considered for listing in 2002 but was not added to the national list, being a typical example of one of thirty such structures in London (the listing response is enclosed with this submission for information). It is clear that the structure is not of special interest. Its local significance, reflected in inclusion on the draft local list, is identified as 'Historical Townscape and Social Significance'. Its asset type is listed as a natural feature or landscape implying that the greatest

value placed upon the feature is for its open green space not for the reservoir structures beneath the ground.

- 1.5 Designated heritage assets within 500 m of the site consist of three listed buildings as well as a registered park and garden, Hampstead Cemetery, which includes several individually listed monuments within its area. Although within the consideration area of the site none of these assets are directly related to the site by function or historical period aside from the fact that they all form part of the historical development of the area. There are no lines of visibility between the site and any of the designated assets.

Proposals

- 1.6 The proposals entail the erection of houses and apartments on part of the site which will entail the removal of the majority of the reservoir roof and arches with the buttresses and retaining walls to be retained. Development on the site will be restricted to the street frontage, leaving the rear part of the site open and returned to grassland. There will be basement level car parking. The scale of the new buildings will be set within the heights and rooflines set by adjacent properties.

2.0 REGULATORY FRAMEWORK

- 2.1 Where any development may affect designated or undesignated heritage assets, there is a legislative and policy framework to ensure that proposals are developed and considered with due regard for their impact on the historic environment.

Legislation

- 2.2 Legislation regarding buildings and areas of special architectural and historic interest is contained in the Planning (Listed Buildings and Conservation Areas) Act 1990. The relevant legislation in this case extends from Sections 66 and 72 of the 1990 Act, which state that special regard must be given by the authority in the exercise of planning functions to the desirability of preserving or enhancing listed buildings and their setting, and conservation areas and their setting respectively.

National Planning Policy

National Planning Policy Framework (March 2012)

- 2.3 In March 2012, the government published the National Planning Policy Framework (NPPF), which immediately replaced the existing policy regime, including the design and heritage policies (*Planning Policy Statement 1: Delivering Sustainable Development (PPS1)*, and *Planning Policy Statement 5: Planning for the Historic Environment (PPS5)*).
- 2.4 The national policy framework encourages intelligent, imaginative and sustainable approaches to managing change. English Heritage has defined this approach as 'constructive conservation', promoting a positive and collaborative approach to conservation that focuses on actively managing change. It aims to 'recognise and reinforce the historic significance of places, while accommodating the changes necessary to ensure their continued use and enjoyment' (Constructive Conservation in Practice, English Heritage, 2009).
- 2.5 The NPPF promotes sustainable development as a fundamental theme in planning. It encourages local authorities, in their plan-making, to positively seek opportunities to meet the development needs of their area (Paragraph 14). The NPPF further provides a series of 'Core Planning Principles' (Paragraph 17) of sustainable development, which highlight that planning should be a creative exercise in finding ways to enhance and improve the places in which people live

- their lives; that it should secure high quality design and a good standard of amenity; and that heritage assets 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 this and future generations.
- 2.6 The NPPF directs local planning authorities (LPAs) to apply the presumption in favour of sustainable development: the 'golden thread' which is expected to run through their plan-making and decision making. It must be noted, however, that this is only expected to apply where this does not conflict with other policies contained within the NPPF, including those relating to the protection of heritage assets (Paragraph 14).
- 2.7 Section 7, 'Requiring Good Design' reinforces the importance of good design in achieving sustainable development, by ensuring the creation of inclusive and high quality places. This section of the NPPF affirms, in Paragraph 58, the need for new design to function well and add to the quality of the area in which it is built, establish a strong sense of place and respond to local character.
- 2.8 The guidance contained within Section 12, 'Conserving and enhancing the historic environment', Paragraphs 126-141, relate to the historic environment, and developments which may have an effect upon it. These policies provide the framework to which local authorities need to refer when setting out a strategy for the conservation and enjoyment of the historic environment in their Local Plans.
- 2.9 In order to determine applications for development, Paragraph 128 states that LPAs should require applicants to describe the significance of the heritage assets affected and the contribution made by their setting. The level of detail provided should be proportionate to the significance of the asset and sufficient to understand the impact of the proposal on this significance. According to Paragraph 129, LPAs should also identify and assess the significance of an heritage asset that may be affected by a proposal and should take this assessment into account when considering any impact upon the heritage asset.
- 2.10 Paragraphs 132 to 136 consider the impact of a proposed development upon the significance of a heritage asset. Paragraph 132 emphasises the need for proportionality in decision making, and identifies that when a new development is proposed, the weight given to the conservation of a heritage asset should be proportionate to its importance, with greater weight given to those assets of

higher importance. Where non-designated assets are potentially affected paragraph 135 identifies the need for a '*balanced judgement... having regard to the scale of any harm or loss and the significance of the heritage asset.*'

- 2.11 *Heritage Assets* are defined in Annex 2 of the NPPF as: a building, monument, site, place, area or landscape positively identified as having a degree of significance meriting consideration in planning decisions. They include designated heritage assets (as defined in the NPPF) and also assets identified by the LPA. LPAs may identify what are referred to as undesignated heritage assets by drawing up Local Lists, through their conservation area appraisals process or through other means. In planning decisions, the effects of proposals on the significance of an undesignated heritage asset should be taken into account in determining the application, weighing the scale of harm or loss against the significance of the undesignated heritage asset (Paragraph 135).
- 2.12 A *Designated Heritage Asset* comprises a: World Heritage Site, Scheduled Monument, Listed Building, Protected Wreck Site, Registered Park and Garden, Registered Battlefield or Conservation Area.
- 2.13 *Significance* is defined as: The value of a heritage asset to this and future generations because of its heritage interest. This interest may be architectural, artistic or historic. Significance derives not only from a heritage asset's physical presence, but also from its setting.

National Guidance

PPS 5: Historic Environment Planning Practice Guide (DCLG, DCMS, English Heritage, 2010)

- 2.14 Guidance is currently being drafted in order to support the NPPF, published in March 2012. In the interim period, *PPS 5: Historic Environment Planning Practice Guide*, issued by the Department of Communities and Local Government in collaboration with English Heritage and Department of Culture Media and Sport, remains valid, and provides important guidelines on the interpretation of policy and the management of the historic environment.

- 2.15 The guidance states that further to analysing the heritage significance of any heritage assets affected by proposals, any potential impact may be assessed as having beneficial effects, harmful effects or neutral effects.
- 2.16 The guidance further states that a proper assessment of the impact on setting will take into account, and be proportionate to, the significance of the asset and the degree to which proposed changes enhance or detract from that significance and the ability to appreciate it.
- 2.17 With regard to new development in sensitive areas, the Practice Guide identifies the issues which ought be considered to achieve successful good design:
- The significance of nearby assets and the contribution of their setting;
 - The general character and distinctiveness of the local buildings, spaces, public realm and landscape;
 - Landmarks and other features that are key to a sense of place;
 - The diversity or uniformity in style, construction, materials, detailing, decoration and period of existing buildings and spaces;
 - The topography;
 - Views into and from the site and its surroundings;
 - Green landscaping; and,
 - The current and historic uses in the area and the urban grain.

Conservation Principles, Policies and Guidance (English Heritage, 2008)

- 2.18 Conservation Principles outlines English Heritage's approach to the sustainable management of the historic environment. While primarily intended to ensure consistency in English Heritage's own advice and guidance through the planning process, the document is commended to local authorities to ensure that all decisions about change affecting the historic environment are informed and sustainable.
- 2.19 This document was published in line with the philosophy of PPS5, yet remains relevant with that of the current policy regime in the emphasis placed upon the importance of understanding significance as a means to properly assess the effects of change to heritage assets. The guidance describes a range of heritage

values which enable the significance of assets to be established systematically, with the four main 'heritage values' being: evidential, historical, aesthetic and communal. The Principles emphasise that 'considered change offers the potential to enhance and add value to places...it is the means by which each generation aspires to enrich the historic environment' (Paragraph 25).

The Setting of Heritage Assets (English Heritage, October 2011)

- 2.20 English Heritage's guidance on the management of change within the setting of heritage assets seeks to provide a definition for the term of 'setting' itself, as well as guidance to allow councils and applicants to assess the impact of developments upon the settings of heritage assets.
- 2.21 The document defines setting as 'the surroundings in which a heritage asset is experienced. Its extent is not fixed and may change as the asset and its surroundings evolve.' Setting is also described as being a separate term to curtilage, character and context; while it is largely a visual term, setting, and thus the way in which an asset is experienced, can also be affected by noise, vibration, odour and other factors.
- 2.22 This document provides guidance on practical and proportionate decision making with regards to the management of proposed developments and the setting of heritage assets. It is stated that the protection of the setting of a heritage asset need not prevent change and that decisions relating to such issues need to be based on the nature, extent and level of the significance of a heritage asset, further weighing up the potential public benefits associated with the proposals. It is further stated that changes within the setting of a heritage asset may have positive or neutral effects.

Local Policy and Guidance

- 2.23 As the building is not designated and does not lie within or adjacent to a designated heritage asset policy contained within the Camden Core Strategy documents and Development Management Policies with regards to heritage assets or their settings does not apply. Other policies in relation to design and general character of an area do apply but are not directly relevant here.

2.24 A new Appendix I to the Camden Planning Guidance 1: Design is currently in consultation. This new appendix has regard to undesignated heritage assets included on the Local List.

2.25 The introductory page on the Camden planning website summarises what it means to be on the local list:

- Items on the Local list are identified as non-designated heritage assets. As such, their significance will be a material consideration in planning decisions.
- There will be a presumption to preserve the particular significance of a non-designated heritage asset, and this will be balanced against other material considerations when assessing a planning application.
- Being on the Local List is not the same as being 'Listed' in the statutory sense and a listed building consent application will not be required for works to the feature.
- Inclusion on the Local List will not affect permitted development rights. However if we consider that works carried out under permitted development rights would result in the significance of the heritage asset being undermined, we may consider introducing an Article 4 direction to remove some or all permitted development rights.
- Applications for planning permission for works affecting an item on the Local List will be required to show how the significance of the asset has been taken into consideration in the design of the proposed works.

2.26 At present the local list and the associated amendment to CPG1 are draft only, they are aiming for adoption to policy in early 2014. Although at present only in draft it is clear that the Reservoir structure has local value and that Camden's approach towards undesignated assets will be that outlined above.

3.0 HISTORICAL BACKGROUND

3.1 The land at Shoot Up Hill was purchased by the Grand Junction Water Works Company in 1856.¹ The Directors thought it advisable to procure ground for a reservoir of greater elevation than the Company possessed at that time. They found twenty-three acres of land for sale at Shoot Up Hill priced at £1000 an acre.²

3.2 The Company Minutes state on 27 September 1871 that their engineer recommended 'the construction of an additional covered service reservoir at a level of 240 feet above the high water mark to contain six million gallons of water on the Company's land at Shoot Up Hill.'³ The Minutes on 6 December 1871 state that it was resolved to accept the tender of Messrs John Aird & Sons for the construction of the reservoir.⁴ The reservoir was completed in 1874 to the designs of Alexander Fraser. This architect has no listed buildings to his name and neither does he have a biographical file held at the British Architectural Library which indicates that little is known about his life and works.

3.3 In 1880 the Grand Junction Water Works Company carried out a survey of all their property, including the following entry on the reservoir at Shoot Up Hill:

*'These works comprise about 20½ acres of land [...] and consist of a covered reservoir, capable of containing 6,000,000 gallons of filtered water and is so arranged that it can be trebled in size without difficulty. This reservoir is 250 feet above Ordnance Datum to tap water level, and being connected by a line of 24 inch pipes to the general system of mains at Marble Arch. [...] The reservoir is constructed entirely of brickwork, on a clay foundation. [...] There is a cottage for a resident superintendent and the roads, boundary fences and gates are in good order and condition. This new reservoir has not yet been taken into use.'*⁵

3.4 In 1902 the Metropolis Water Act established the Metropolitan Water Board which took over all the existing water companies. The MWB was then replaced by

¹ The archive of Thames water and its predecessors has been deposited at the London Metropolitan Archive. The original plans are not part of this collection however so enquiries have been made to the archivist at Thames Water regarding their location.

² Letter (14 December 1893) LMA [ACC2558/GJ/01/0542]

³ GJWW Board Minutes, 1871 LMA [ACC2558/GJ/1/13/1]

⁴ GJWW Board Minutes, 1871 LMA [ACC2558/GJ/1/14/1]

⁵ Survey of Property of GJWW, 1880 LMA [ACC2558/GJ//08/068]

Thames Water who closed the reservoir at Shoot Up Hill, it is believed, in the 1980s. A full set of drawings were appended to an engineers report on the reservoir in 1988.

4.0 THE PROPOSALS AND POSSIBLE ASSOCIATED IMPACTS

- 4.1 The reservoir is not of national significance as assessed by English Heritage in their decision not to list the structure.
- 4.2 The former reservoir dates from 1874 (Plates 1 and 2). It consists of a vault of rectilinear brick arches, the roof of which is covered in a nearly flat layer of soil and grass. The structure has eight rows of brick arches running in a north-south direction, and fourteen running east-west. The reservoir is entered via a ladder which drops down to a staircase at the western end. There are existing pipes which enter the chamber at the western end (Gondar Gardens side).
- 4.3 At least 30 reservoirs of this general type were built in London alone. The advice from English Heritage relating to this structure was that it was "internally impressive but externally neutral to the point of invisibility". External details such as railings and vents were described as of no interest, or no intrinsic interest. The assessment was clear - the reservoir was not of special interest.
- 4.4 In terms of the values ascribed to heritage assets in Conservation Principles, the significance of the covered reservoir can be summarised as follows:⁶
- Evidential Value - **Medium**, in that the evidence is that the reservoir is a representative of a well understood building type of which other examples survive. It has been cited that its capacity is on the larger side (6 million gallons) and that the brick arches are at 20ft intervals which is implied to be larger than most but neither of these are considered to provide significance value to the structure.
 - Historical Value - **Medium to Low**. The reservoir is a structure of limited historical value because it is built to a standard utilitarian format that was applied to many other sites.
 - Communal Value - **Medium to Low**. Neither the subterranean brick structure nor the grassed surface serves any public purpose. However, the structure has been added to the local list as an asset of Natural Feature or

⁶ Using five categories: Very High, High, Medium, Low, Very Low (in which Very High would still be lower than the level of significance applicable to a Designated Heritage Asset).

Landscape with significance to historical townscape and social significance. This reflects a value placed on the structure – and the open space it lies beneath – by the local community.

- Aesthetic Value - **Very Low**. The reservoir is a basic utilitarian structure that makes little or no contribution to its surroundings. The structures presence within the townscape does, however, create a considerable open space within the area. This open green space has been recognised by the reservoir's inclusion on the local list as a natural asset.

4.5 An overall assessment based on the above analysis would suggest that the former reservoir has a significance that can be described as **Low**. The identification of the feature on the local list as an asset of natural features or landscape suggests that the local value placed on the structure is focussed more on the open green space that the reservoir represents, along with associated biodiversity and environmental features, rather than the architectural or structural elements of the reservoir itself.

4.6 The former reservoir forms no part of a designated heritage asset and is not in itself worthy of preservation as it represents a common, widely understood structure in London.

4.7 The proposals would entail the partial removal of the structure to allow for car parking and basement accommodation with retention and landscaping of the western elements of the reservoir. This would enable the residents to view what would have been a much larger structure, something that is not possible today since the structure is privately owned and hidden from view as it is below ground.

4.8 It is our view that the impacts on the structure will be direct but not significant (i.e total/part demolition) and acceptable given its low value in heritage terms. The loss of the structure will not materially harm the historic environment and opportunities to enhance the surrounding streetscape and built environment can be secured through the planning process as a result of the demolition of the structure.

4.9 The partial loss of the structure should also be considered against its local value as reflected in its inclusion in the draft local list. The values ascribed to the structure appear to relate more to the open space above the structure rather than

the structure itself. The proposals will see the loss of some of this open space, although a considerable portion of the open site will still be preserved as gardens, ensuring the continuation of open space within the area. The potential effects on ecosystems or habitats within the area of the reservoir is beyond the scope of this report.

Designated Heritage Assets within the study area

- 4.10 Within 500 m of the site are located three listed buildings: a school, a building in the grounds of the school, a pair of telephone kiosks and a registered park and garden that contains 20 further listed buildings – in this case monuments and tombs within Hampstead Cemetery. The site forms part of the developed urban area that includes these listed buildings and monuments (described further below). While this urban area makes up the general context for the heritage assets the site, however, does not form part of the setting in which those listed buildings are experienced. Because of the dense urban grain of the area the setting of the listed buildings and park and garden is confined to the streets directly around or in front of the buildings or in the case of the cemetery the street that contains the principal entrance and approach to the cemetery; the cemetery itself forms the setting for individual listed tombs and monuments.
- 4.11 The school and associated building within its grounds are located to the south of the site off Broomsleigh Street (Plates 3 and 4). These listed buildings are located within a playground and although they form part of a community history for the area of surrounding streets they are experienced most directly from the streets that border the school property and in views from the approaching streets. They are of interest for their architectural style and contribution to the history of the area and educational history of the capital. These two buildings are not visible from the site and the site does not contribute to their setting. Their list descriptions read:
- 4.12 **Beckford Primary School and attached railings and gateway. Grade II:** Board school, now a primary school. 1885-6 and 1891, some later alterations. By TJ Bailey. For the School Board of London. Yellow stock brick with red brick dressings. Tiled roofs with tall slab chimney-stacks rising from party walls. Asymmetrical design on a south sloping site. 4 & 3 storeys. 2 left hand bays identical, each upper floor with groups of 3 windows having glazing bars, cornice at 3rd floor sill level and central 3rd floor windows having segmental-arched

heads extending into inswept pediments surmounted by small stone pediments. Recessed central bay of small paired sashes. 2 right hand bays with similar windows to left but terminating in large Flemish gables, left hand with oculus and slab chimney-stack with bellcote, right hand with plaque. INTERIOR: not inspected. SUBSIDIARY FEATURES: attached pedimented stone Infants gateway dated 1886 and railings with fleur-de-lys finials. List entry number: 1272354/Monument ID MLO80623

- 4.13 **Beckford Primary School building approximately 23 meters to east within playground, Grade II:** Detached building within playground of Beckford Primary School (qv). Probably c1885-6 with later additions. Yellow stock brick with red brick dressings. Tiled roof with large Flemish gables to each facade. Single storey with entrance in late 20th century extension. Windows in groups of 3 with tall segmental-arched central windows extending into gables. INTERIOR: not inspected. List entry number: 1272391/Monument ID: MLO80624
- 4.14 To the north east of the site adjacent to fortune green on the side of Fortune Green Road is a pair of type K2 telephone kiosks (Plate 5). These are experienced from Fortune Green Street and from within the Green itself, both of which make up the setting of the kiosks. They are neither visible from the site nor does the site make up any part of the setting of the kiosks. The list description reads:
- 4.15 **Pair of K2 telephone kiosks outside the recreation ground, Grade II:** Pair of telephone kiosks. 1927. Designed by Giles Gilbert Scott. Cast-iron. Square kiosks of K2 type with domed roofs, perforated crowns to top panels and glazing bars to windows and doors. List entry number: 1322166/ monument ID: MLO80801
- 4.16 To the north of the site, behind the houses on the north side of Gondar Gardens, is **Hampstead Cemetery, Registered Park and Garden, Grade II**, (Plate 6) which is accessed from Fortune Green Road along a principal axial drive with a smaller pedestrian path into the site across Fortune Green and further access from the north off the playing fields. While the cemetery is experienced as an open space and community facility within the wider built up area this is mainly perceived as such from within the cemetery itself and from immediately outside the cemetery on the stretch of Fortune Green Road that passes the cemetery and affords views into the area. Because of the degree of housing around the cemetery – including the three storey terraced houses on the north side of

Gondar Gardens – it is invisible from that street and from the other sides further housing and the substantial playing fields and recreation grounds similarly screen it from view restricting its setting, although its context is the built up area around it. No part of the cemetery or its associated monuments is visible from the site, indeed it is not possible to determine the presence of the cemetery from the site or street in front of the site at all.

- 4.17 The reason for its designation is as follows: 'Hampstead Cemetery is designated at Grade II for the following principal reasons: An exceptional example of a High Victorian (1874-76) public cemetery for the Metropolis; Its artistically notable and impressive buildings and landscape design were by designers of note including the landscape architect Joseph Fyfe Meston and buildings including lodge, chapels, gate piers, and railings, designed by the architect Charles Bell; The cemetery layout and structures survive largely intact in good condition; Its local and national social interest is expressed in a rich variety of C19 monuments including many London worthies.' (taken from the designation report contained on the Heritage List for England). List entry number: 1001644/Monument ID: MLO14853. The cemetery includes twenty tombs and other monuments that are listed in their own right. They are listed in Appendix 2 but are considered here as forming part of the wider cemetery and assessed as part of that whole.
- 4.18 As discussed at the start of this section (Paragraph 4.9) the site of the former reservoir does not make any contribution to the setting of any of these designated assets. The setting of these assets is limited to the streets immediately around them where there is visibility of the buildings, or individual tombs where their setting is limited to Hampstead Cemetery itself. The site forms part of the broad urban context of these heritage assets, but is not part of their setting. Any development on the site would similarly form part of the continually developing urban context of these designated assets and would not cause any harm to their specific settings but merely add to the history of the area in general.

SOURCES CONSULTED

Primary Sources

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- [ACC2558/WM/A/03/VO5/014/02] Shoot Up Hill Reservoir: Correspondence with Hampstead Borough, 1904
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- [ACC2558/GJ/08/068] Report by Water Examiners on Grand Junction Water Works Property, 1880
- [ACC2558//GJ/01/12/1] Minutes of Grand Junction Water Works, 4 June 1856 to 16 December 1863
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- [ACC2558/GJ/1/13/1] Minutes of Grand Union Water Works 6 January 1864 to 1 November 1871
- [ACC2558/GJ/1/13/2] Index to Minutes of Grand Union Water Works 6 January 1864 to 1 November 1871
- [ACC2558/GJ/1/14/1] Minutes of Grand Union Water Works November 1871 to June 1878

British Library Map Room

Ordnance Surveyor's Drawing, Hampstead, surveyed 1807-8 and published 1822

Camden Local Studies Library

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Repositories

London Metropolitan Archives

Camden Local Studies Library

British Library

Appendix 1
English Heritage Listing Review

Appendix 2

Camden Historic Environment Register of Listed Buildings within 500 m of the site.

MonUID	Name	Monument Types	Date Range
MLO80623	Beckford primary school and attached railings and gateway	Board school, gate pier, elementary school, board school, railings	19th Century (1885 AD to 1891 AD)
MLO80624	Beckford primary school building approximately 23 metres to east within playground	Elementary school, elementary school, elementary school	19th Century to Modern (1885 AD to 1999 AD)
MLO79874	Fortune Green Road, [Hampstead Cemetery] {Monument to Martha Bianchi}	GATE, TOMB, COMMEMORATIVE MONUMENT, BOUNDARY WALL	Modern (1936 AD)
MLO79866	Fortune green road, [hampstead cemetery] {mortuary chapels}	Nonconformist chapel, storehouse, anglican church, mortuary chapel	19th Century (1875 AD to 1876 AD)
MLO79878	Fortune Green Road, [Hampstead Cemetery] {Tomb of Ardath de Sales Stean}	Commemorative monument, column, statue	Modern (1908 AD to 1948 AD)
MLO79879	Fortune Green Road, [Hampstead Cemetery] {Tomb of Arnold Stuart and family}	Tomb, column	Modern (1901 AD to 1941 AD)
MLO79882	Fortune Green Road, [Hampstead Cemetery] {Tomb of Arthur Frankau and family}	Family vault, altar tomb	19th Century to Modern (1884 AD to 1924 AD)
MLO79883	Fortune Green Road, [Hampstead Cemetery] {Tomb of Charles Barritt}	Tomb	Modern (1909 AD to 1949 AD)
MLO79885	Fortune Green Road, [Hampstead Cemetery] {Tomb of Eleanor Adgey Edgar}	Tomb	Modern (1906 AD to 1946 AD)
MLO79886	Fortune Green Road, [Hampstead Cemetery] {Tomb of Jacob Arnhold}	Railings, tomb	19th Century to Modern (1883 AD to 1923 AD)
MLO79887	Fortune Green Road, [Hampstead Cemetery] {Tomb of James Wilson Pasha and wife}	Chest tomb	19th Century to Modern (1886 AD to 1926 AD)
MLO79890	Fortune Green Road, [Hampstead Cemetery] {Tomb of Joan Moggridge}	Tomb	19th Century to Modern (1884 AD to 1924 AD)
MLO79892	Fortune Green Road, [Hampstead Cemetery] {Tomb of Joseph Maas}	Tomb	19th Century to Modern (1866 AD to 1906 AD)
MLO80793	Fortune Green Road, [Hampstead Cemetery] {Tomb of Marie Lloyd}	Tomb	Modern (1902 AD to 1942 AD)
MLO80794	Fortune Green Road, [Hampstead Cemetery] {Tomb of Marthe Goscombe and Sir William Goscombe}	Tomb, gravestone	Modern (1903 AD to 1943 AD)

MLO80795	Fortune Green Road, [Hampstead Cemetery] {Tomb of Mordaunt Allen Gwynne}	Tomb	19th Century to Modern (1890 AD to 1930 AD)
MLO80797	Fortune Green Road, [Hampstead Cemetery] {Tomb of Sir Joseph Lister}	Chest tomb	19th Century (1893 AD)
MLO80798	Fortune Green Road, [Hampstead Cemetery] {Tomb of Sir William Randal Cremer}	Commemorative monument, tomb, obelisk	19th Century to Modern (1888 AD to 1928 AD)
MLO80799	Fortune Green Road, [Hampstead Cemetery] {Tomb of the Rider family}	Gravestone	19th Century to Modern (1881 AD to 1921 AD)
MLO80800	Fortune Green Road, [Hampstead Cemetery] {Tomb of the Storey family}	Gravestone	19th Century to Modern (1899 AD to 1939 AD)
MLO80801	Pair of k2 telephone kiosks outside the recreation ground	Telephone box	Modern (1927 AD)
MLO80796	Tomb of sir banister fletcher and family in hampstead cemetery	Commemorative monument, canopied tomb	19th Century to Modern (1879 AD to 1919 AD)

Other

Monuid	Name	Monument Types	Date Range
MLO14853	Fortune Green Road, {Hampstead Cemetery}	Cemetery, chapel, lodge, gate	19th Century to Modern (1874 AD to 2050 AD)