

Mortlake 33

Designation

Conservation area designated:
07.09.1982

Conservation area extended:
26.01.1998
24.04.2018

Location

OS Sheets: 2075, 2076, 2176

The conservation area is situated along the south bank of the Thames between Chiswick Bridge and includes White Hart Lane West. It adjoins Barnes Green (1) conservation area to the east and Mortlake Green (51) conservation area to the west.

History and Development

By 1086 Mortlake was the fourth largest village in Surrey. Mortlake Brewery was founded in 1487 and the Tapestry Works in 1619. Surviving development mostly dates from the 18th and 19th century.

Character

The historic core of the area is focused around St. Mary's Church with many fine 18th century listed houses on the riverside and High Street. The area was extended to include the remainder of St. Mary's Churchyard, Vineyard Path and residential areas in Alder Road, Fitzgerald Road, North Worple Way, and the western side of White Hart Lane.

The conservation area shares an intimate relationship with the Thames. The High Street follows the flood line with Bull's Alley and Ship Lane having served as access ways to former wharfs on the riverfront. Along the river frontage, between Chiswick Bridge and Ship Lane, is a particularly fine group of essentially 18th century buildings, with at least one dating from the Tudor period. The 19th and 20th century development has respected the style and scale of the group. The riverfront area from Ship Lane to White Hart Lane is of interest in reflecting the industrial history of this part of the Thames. Despite being converted to other uses, the buildings have mostly survived in their original form. Enormous contrasts in scale are evident, yet there is a shared robust utilitarian conformity in the use of brickwork and detailing. Of particular note in the group is the Grade II* listed 'Limes' which was built c1720 and it is from the garden of which Turner painted 'Mortlake Terrace-Summer Evening'. There are exceptional views along the river in both directions. The view into Mortlake from the Chiswick Bank is one of buildings set within a landscape where industrial, commercial and residential uses happily coexist. Large numbers of trees survive and contribute to the cohesive character of the area.

The parish church of St. Mary's, founded in 1348, retains the stone, flint and brick tower and cupola of the 1543 rebuild which is a prominent feature in the area. Immediately around it is an area of paths and graveyards marking the heart of the original village and retaining a secluded atmosphere. Nos. 97-119 High Street are an intensively developed frontage of three storey houses dating from the 18th century. Their long back gardens stretch down to the towpath and contain many mature trees which screen the houses from the river. Fitzgerald Road and Alder Road contain matching terraces of two storey brick cottages, similar to the rest of the village area. Original architectural details include ground floor bay windows with decorative metalwork, roofs laid in diamond pattern slate, timber bracketed porches and chimneys with corbelled and dentilled brick work. Alder Road contains several semi-public buildings historically associated with the village. The development of the western side of White Hart Lane continues the plan form of the development of the area during the late 19th century to the early 20th century. The buildings are Edwardian in style and contribute to the relationship with the larger Edwardian Mansion blocks along the High Street.

Problems and Pressures

- Development pressure which may harm the balance of the river and landscape-dominated setting, and the obstruction or spoiling of views, skylines and landmarks
- Loss of traditional architectural features and materials due to unsympathetic alterations
- Loss of front boundary treatments and front gardens for car parking
- Lack of coordination and poor quality of street furniture and flooring
- Domination of traffic and poor pedestrian safety leading to clutter of signage and street furniture
- Loss of shopfronts and architectural detailing with disproportionate amount and excessive illumination of signage
- Poorly designed and disproportionate size of roof additions; additions where inappropriate
- Loss of front garden space due to lightwells
- Use of poor quality products in building works such as UPVC, roofing felt and GRP products

Opportunity for Enhancement

- Improvement and protection of river and landscape setting
- Preservation, enhancement and reinstatement of architectural quality and unity
- Retain and enhance front boundary treatments and discourage increase in the amount of hard surfacing in front gardens
- Coordination of colour and design and improvement in quality of street furniture and flooring
- Improvement of highways conditions and pedestrian convenience, and rationalisation of existing signage and street furniture
- Reinstatement of timber shopfronts and seek to approve appropriate signage without internal illumination
- Retain, reinstate and enhance front boundary treatments and discourage increase in the amount of hard surfacing in front gardens
- Increase planting to front gardens, seek to locate lightwells to the side and rear of properties rather than the front;
- Seek to encourage good quality and proportionate design and better quality materials that are sympathetic to the period and style of the dwelling

Scale: N.T.S.

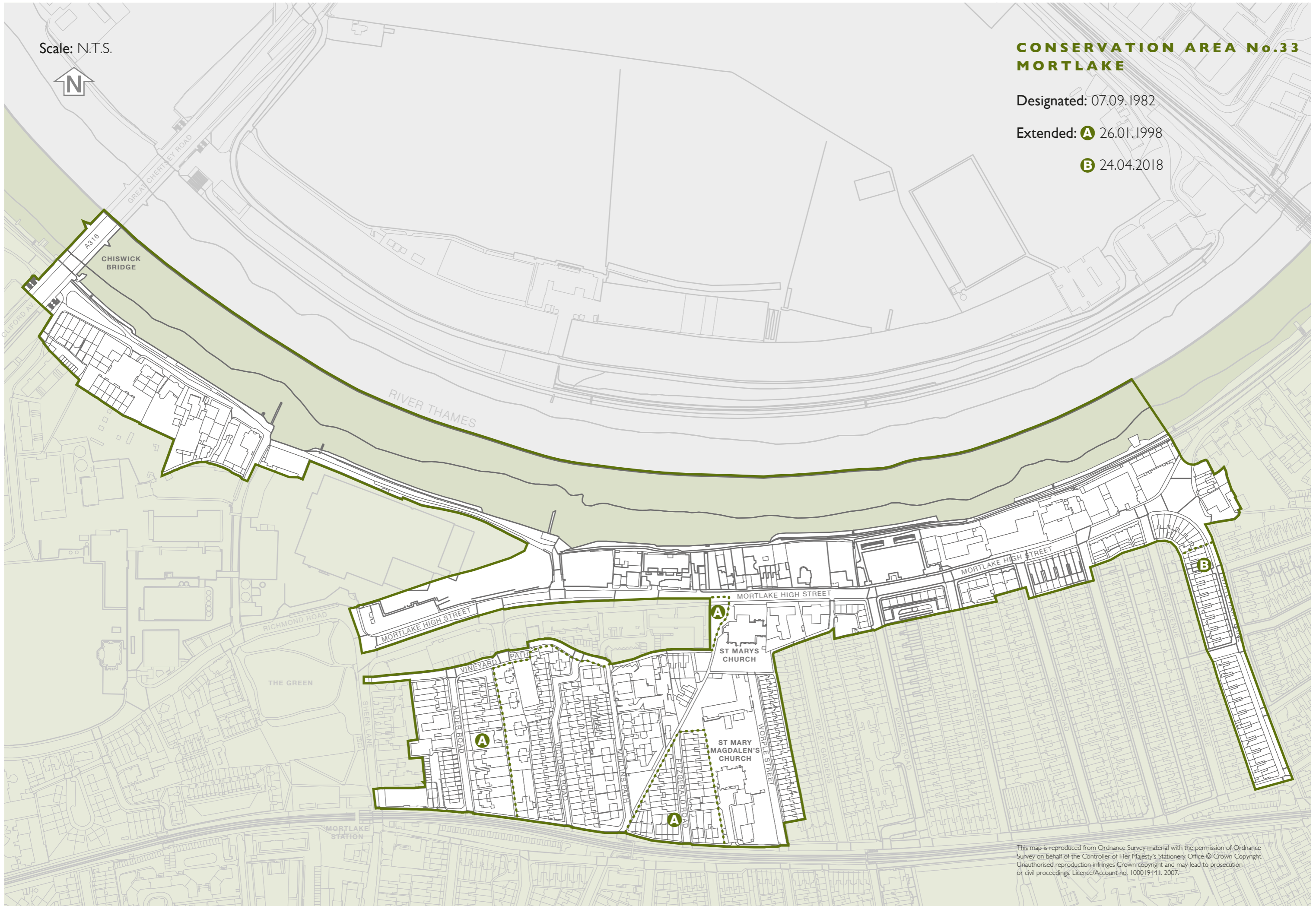


CONSERVATION AREA No.33 MORTLAKE

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B 24.04.2018



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