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22119

Gatewick House

Trees and historic fabric.

Gatewick House is listed Grade II and shares its site and boundaries with a number of listed structures.

C18. Two storeys. Five windows red brick. Tiled roof. Glazing bars intact. Doorway with pilasters, pediment, semi-circular fanlight and door of six moulded and fielded panels. One window-bay in flints added at west end.

The site is surrounded by a coursed knapped flint wall, originally in a lime mortar but with some areas of cementitious repair.

There are a considerable number of trees on the site, both mature and younger, a substantial number are adjacent to the boundary wall with further trees on adjoining properties within contact with the wall.

Structure and Trees.



Arched bridge.

The two trees adjacent to the small arched bridge are, via root action, interfering with the historic fabric.



Both trees are large and mature and will have roots in and around the arch springing which will inevitably compromise the stability of the structure, which is the only access for fire equipment to the rear of the historic structure of the house.

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East Boundary.

There is a large mature tree immediate adjacent to the flint boundary wall. Roots are visible in contact with the masonry and some branches overhang the wall.



Significant cracking and distress is evident in the masonry as a result of the tree and its root action. This distress will progress to eventual failure of the wall in due course unless some remedial measures are taken.



The east boundary wall extends to the south with a large number of mature trees from the adjacent property, also listed, overhanging and in contact with the wall.



Damage and distress is evident in the flint work.

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West boundary.

The flint wall is a reasonably delicate form of construction and susceptible to impact damage and elements that can distort or destabilise it. Trees as close as this or in contact should be removed and replaced further away.



Trees in the immediate vicinity of the flint wall should ideally be moved away to give a 5 m exclusion zone



Small trees on the external face of the flint wall, and in contact with the masonry should be removed to prevent further distress and ultimately failure of the wall.



Some sections of wall may fail and require reconstruction as the trees are removed.

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The are a number of trees adjacent to the garage/barn which are immediate adjacent and in contact with the relatively fragile structures. As a minimum there should be a 2 m exclusion zone around the buildings and ideally the trees moved or reduced to give 5 m clear.



Internal areas.

The trees and general vegetation immediately adjacent too or in contact with structure should be reduced or removed. An exclusion zone of a minimum of 2m should be formed around structures to prevent damage in the event of a storm.



There are a number of trees with root systems clearly affecting one of the culverts and its end wall.
It would be prudent to consider their careful removal and replacement a minimum of 5 m away.



There are a number of trees affecting the culvert and its banks. Theses should be moved to ensure the bank remains sound and competent.

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There are a number of trees affecting culverts and similar elements in the grounds.



The mature Magnolia, immediate adjacent to the house, is in contact with the wall and roof. Any movement in a storm has the potential to damage historic fabric. There is also a risk to the foundations by root action,
The tree should be moved away from the building.

There are a considerable number of mature trees close too or in contact with fragile historic fabric. In particular flint structure is vulnerable to movement and impact and the boundary walls are showing evidence of distress related to adjacent trees in a number of locations.
We feel it would be prudent to move all trees, or replant replacement specimens, within 5 m of historic fabric to provide an exclusion zone around the historic and vulnerable structures to prevent impact damage in storms from overhanging branches and also to prevent damage from root action, either direct contact or from changes in soil conditions causing localised differential settlements.

Hockley & Dawson
October 2024.

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Shown below are a number of current or recent historic and conservation projects.

The Tower of London

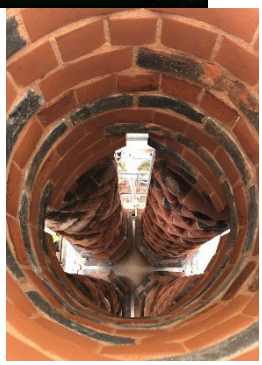
Hockley and Dawson are currently working on a number of projects at HM Tower of London, Hampton Court Palace and Kensington Palace for Historic Royal Palaces.
The picture shows the recently completed White Tower Stairs.



Chimneys

Hockley & Dawson have recently been working on the repair, replacement and stabilisation of various flues of the 241 decorative chimneys at Hampton Court. This included the dismantling and replacement of Apartment 23 quadrupole flues which involved a lot of recording and re-rubbing of the decorative bricks to form the various patterns so that the. masonry could be replaced as original formed





The Masters House. Ledbury

The repairs presented a number of interesting technical difficulties in carrying out appropriate conservation and strengthening to the existing frame without significant interventions.
One solution was to install a cartridge over roof fabricated on the ground in timber cassettes filled with natural insulation and placed over the existing hall roof.
This allowed the historic roof to be presented in its original form with minimum intervention to the original fabric.



Kew Pagoda

Built in 1762 by William Chambers the original dragons did not last very long. The recently completed project has reinstated the dragons to every level and included general repairs and conservation of this unusual structure.

Recent Awards

2024 RICS Project of the Year – Sheerness Dockyard Church
2024 RICS Heritage Project – Sheerness Dockyard Church
2024 RICS South East – Sheerness Dockyard Church
2023 Civic Trust Award – Sheerness Dockyard Church
2023 – Georgian Group – Sheerness Church
2023 – Georgian Group – Handel & Hendrix
2022 Georgian Group – Bledlow Manor
2021 Derbyshire Historic Houses – Radbourne Hall – new stair
2021 Georgian Group – Radbourne Hall
2021 Civic Trust – Hope Mausoleum
2019 Georgian Group – Kew Pagoda
2019 Constructing Excellence – Kew Pagoda
2018 Richmond Society Award – Kew Pagoda
2018 RICS Building Conservation – 14 Fournier Street
2018 RIBA London Conservation Award Turner's House
2018 RICS East – Conservation – Apple Tree Farmhouse
2018 UK Heritage Awards – Best Loos – Hampton Court Palace
2018 Civic Trust Conservation Commendation – Holy Sepulchre, Warminghurst

Conservation & Historic Structures