

Hook Neighbourhood Plan Supporting Document

Criteria for the selection of Local Architectural and Heritage Assets

It is often a place's distinctive heritage that makes it special. That distinctiveness not only gives local people a sense of belonging or identity and a feeling of pride in a place, but it can help to attract investment to an area. Heritage can therefore be a powerful tool for delivering regeneration, influencing plans for growth, and providing space for business, community facilities and other activities.

There are many buildings and sites that do not meet national standards to be Listed but which are important from a local or regional perspective. Designating a building, site or feature as Local Heritage Asset can protect this asset. It achieves this through the planning system by making the impact of any planning proposal on a Locally Designated Heritage Asset a 'material consideration' when considering that planning application.

The following criteria, which are based on Historic England's Local Heritage List Guidance Note, have been used to assess whether a building or feature should be designated as a Local Heritage Asset.

Criterion	Description
Historic Interest	The age of an asset may be an important criterion, and the age range can be adjusted to take into account distinctive local characteristics or building traditions in Hook. The significance of a local heritage asset of any kind may be enhanced by a significant historical association of local or national event or links to important local figures.
Aesthetic/ Design and/or Artistic Interest	The intrinsic design value of an asset relating to the quality of the architectural design such as the work of a significant national or regional architect or designer.
Good surviving examples of traditional local buildings	Local materials or local building styles or any other distinctive local characteristics.
Social History	Assets associated with the social history of an area, including characteristic local industrial, commercial or agricultural activities; intangible aspects of heritage such as traditions and practices; or literary associations
Archaeological Interest	The local heritage asset may provide evidence about past human activity in the locality, which may be archaeological – that is in the form of buried.
Group Value	Groupings of assets with a clear visual design or historic relationship that contribute to the distinctive local character of the area.
Landmark	Some buildings or features can be regarded as a landmark or are well known to the community
Communal Value	Relating to places perceived as a source of local identity, distinctiveness, social interaction and coherence, sometimes residing in intangible aspects of heritage, contributing to the 'collective memory' of a place.

Notes on Table:

Buildings and Sites which have Historic Interest

This can be due to their age, rarity or that the building or site are associated with a locally important person. This can include good quality examples of historic buildings that help explain the origins and historic development of Hook.

Buildings and sites which display Architectural, Design and/or Artistic Interest

These could include:-

- Individual buildings, including for example: The work of a significant national or regional architect or designer;
- Designed landscapes such as Parks and Gardens or Cemeteries
- Public Art such as War memorials, public art and structures incorporated into wider designed landscapes;
- Monuments such as War memorials, gravestones and more elaborate grave markers.

Good surviving examples of traditional local buildings which contribute to the historic character of the area

These buildings provide evidence of local building traditions and use historic local materials

This could include buildings which combine:

- Red brick
- Clay tiles
- Slate tiles
- Thatch
- Timber-framing

Social History

Buildings or features which tell the story of past traditions or local industry, including characteristic local industrial, commercial or agricultural activities or literary associations.

Group Value

Many buildings do not stand on their own in isolated positions but rather form part of a wider group. The value of the whole group may well be larger than the sum of its parts and form part of an attractive street scene.

Landmark

These buildings or features are often located in a prominent location and are important in views and are well known by the community.

Buildings and Sites which have a special value to the community

Some buildings have particular significance for the community because of an event that happened here or because it is important to the communal history of the place. However, this is the hardest criterion to define and the reasoning behind any Local Listing based on this needs to be very clearly set out.

HOOK PARISH HERITAGE AND ARCHITECTURAL ASSETS ASSESSMENT

	Local Heritage Asset / Grid reference	Date of Construction and Description	Historic Interest	Aesthetic/ Design and/or Artistic Interest	Good surviving examples of local vernacular (traditional local buildings)	Social History	Archaeological Interest	Group Value	Landmark	Communal Value	Significance
1	The Acorn, London Road / SU 72485 54285	Constructed in c1750 or earlier. Former shop and temperance hotel. First shop licence issued in 1769. The Acorn was the site of Hook's first post office, opened in 1876 and the first telegraph office, opened in 1887.	√		√	√			√	√	Well-known local landmark on the A30, with a long-recorded history.
2	Church Path Cottage, Church Path (formerly 'Beggars Roost') / SU 71731 53945	17th century two storey brick-built house, originally timber-framed, with three chimneys and a thatched roof. Carpenter's marks on some beams. It is one of 13 buildings in Hook mentioned in "Hampshire Treasures" [1] and the only one not Listed by Historic England.	√		√	√					One of Hook's five thatched dwellings – and one of two not on the national list of Historic Buildings. Extended, but much of the original structure survives. On Hart's 'Local List'.
3	Farmhouse and Granary, Owens Farm, Newnham Road / SU 71432 54074	Brick farmhouse with tiled roof, almost certainly 17th Century in origin. Timber granary on staddle stones of uncertain date.	√		√	√					Picturesque Hampshire farmhouse which appears externally to be 18 th century but contains earlier elements.

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4	Barn at Scutts Farm, Borough Court Road / SU 74108 55281	Timber framed barn on a brick plinth with tiled roof. Now known as "Cockers Barn". Planning permission for dwelling conversion granted in 2007.	√		√	√					Scutts Farm is very ancient – see Hampshire Historic Environment Record 35390: "First Documented in AD1248 as LE SCUT (associated with the family of John Le Scut)." The barn has an impressive timber frame, but is of uncertain age.
5	Granary at Scutts Farm, Borough Court Road / SU 74086 55282	Timber granary on staddle stones. Now converted into living accommodation.	√		√	√					Scutts Farm is very ancient – see Hampshire Historic Environment Record 35390: "First Documented in AD1248 as LE SCUT (associated with the family of John Le Scut)." The granary is picturesque but of uncertain date.

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6	Cherry Tree Barn, Searles Lane / SU 73400 55123	Timber-framed aisled barn on brick plinth, with thatched roof. A survey by a local historian in 1986 suggested that the aisles were added after the main construction. Carpenter's marks on some beams. Now converted to a house.	√		√	√					The largest of Hook's five thatched dwellings. The adjacent outbuildings are also thatched.
7	Searles Farmhouse and Granary, Searles Lane / SU 73385 55097	c1680 Farm buildings group including a granary on brick staddles. The oldest part of the house is on the north side.	√		√	√					Once part of the Tylney Hall estate. Now much extended and no longer associated with the farm.
8	St. John's Church / SU 72600 54323	1937 An unusual red brick church with a tower, erected after Hook became an independent ecclesiastical parish.	√	√						√	Designed by Sir Edward Maufe, St John's Church was a precursor to his design for Guildford Cathedral. He was reputed to have been given the Hook commission as a trial.

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9	War Memorial, London Road (originally the Newnham and Nately Scures Memorial) / SU 72051 53969	1920 Granite War Memorial which stands at the end of Jubilee Green (Hook's Village Green).		√					√	√	The War Memorial, which was in the Parish of Nately Scures when it was erected, records the names of the fallen in the parishes of Newnham and Nately Scures, as the modern parish of Hook did not exist in 1920. The Memorial now forms the focus for Remembrance ceremonies in Hook.
10	The Hook Plough, London Road / SU 72509 54325	1986 The Plough, constructed at the former Gower's Foundry in London Road from spare parts of various makes, was installed in 1986 as a local landmark and monument on the Corner of Reading Road and London Road. [2]		√					√	√	The plough, which was found abandoned in Ashwell's Copse, was restored and installed as a symbol of the large area of green fields that were lost around Hook in the 1980s.

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11	The Hook Mosaic / SU 72449 54184	2000. The Hook Mosaic was designed and installed by artist Maggy Howarth as part of the Millennium celebrations in Hook. [3]		√					√	√	The Mosaic is now a local landmark and meeting place. It will need to be relocated for the planned redevelopment of the centre of Hook, but it will be re-installed.
12	Sedges / SU 73586 54326	2005. The sculpture 'Sedges', by Peter Parkinson, was commissioned by Hook Parish Council and designed to reflect the environment of the nearby River Whitewater.		√					√	√	Now a prominent local landmark, Sedges is a large steel sculpture situated on a roundabout at the junction of Great Marlow and Felders Mede.

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13	Parish Boundary Stone / SU 73586 54326	Granite stone marking the boundary between two earlier parishes of Newnham and Natley Scures (before the modern parish of Hook was created in 1932). This stone was found on a spoil heap near the Elizabeth Hall in Hook in 1990 and installed in its present position on the old Parish Boundary between Natley Scures (on the right) and Newnham (on the left).	√		√	√			√		The 1822 General Turnpike Act required Parish Boundary marker stones to be installed where Parish Boundaries were intersected by Toll Roads. This stone may not be on its original site. It was probably removed from its original position when the railway bridge under the A30 (Black Bridge) was built.
14	The Old School House, Old School Road / SU 71302 53540	1843. Victorian school house, now a private dwelling. The headmaster's house has been demolished, but the schoolhouse and its symmetrical extension remain.	√			√				√	The old school served Hook and Newnham until 1974, when a new school was built in Church View. Included for local historical interest. The history of the school has been published as a book.

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15	Old White Hart, London Road / SU 72370 54181	While the main part of the public house was demolished and rebuilt in 1932, Hampshire Environment Records state that the early 19 th century brewery block remains.	√		√	√					Beer has been brewed on this site for hundreds of years. The last brewer was Daniel Harfield, also owned the Malthouse (now Malthouse Cottages) and grew his hops on the fields between the two.
16	Malthouse Cottages, London Road / SU 71961 53872	A former Malthouse standing at the south west corner of Jubilee Green, next to the railway. Now converted into four cottages.	√		√	√			√		Built by local publican Daniel Harfield, owner of the Old White Hart inn and its brewhouse. He also owned most of the land between the inn and the malthouse, where he grew hops. A piece of social history for Hook.

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17	Courtlands, Elms Road (formerly known as Clydfa) / SU 72220 54579	1909. A fine example of an Edwardian house with Arts and Crafts influences. Several architects of the Arts and Crafts School were operating in the area at the time that Courtlands was built, including Robert Weir Schultz who was based in Hartley Wintney. It is possible that Courtlands might be a minor work of his, or of one of his associates. No documentary evidence has yet been found.	√	√				√			The HUCDS [4] says about Elms Road: 'Several individual buildings are considered to be of particularly high architectural value as examples of Edwardian and Arts and Crafts design'. Courtlands is undoubtedly the finest example of those. The pond in the garden contains a colony of great crested newts.
18	Hook Railway Station / SU 72523 53942	An unusual surviving late Victorian railway station retaining a small ticket office, waiting rooms, footbridge and platforms. Red brick with Welsh slate roof and original chimneys. Two Railway workers' cottages now used as offices. [4]. The Booking Office contains a memorial plaque to six World War II sappers who set off from the station to defuse an unexploded bomb and were killed.	√			√				√	Hook Railway Station was built following a prolonged public campaign by local people. Its building was the trigger for the formation and development of modern-day Hook, so it has an important place in Hook's history.

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19	Little Sheldons House and Little Sheldons Cottage, Sheldons Lane / SU 72056 54411	19 th century or earlier. The former stable and coach house blocks which are the last remaining trace of the now-demolished Sheldons House. Now converted into living accommodation.	√			√					Sheldons (or Shirleys) farm was first recorded in the 13 th century. The farmhouse was converted into a large house in Victorian times, but the outbuildings are probably of earlier date.
20	Foundry Cottage, London Road / SU 72293 54166	Probably late 17th Century or early 18th Century. It is marked on the 1774 Tylney Estate map. It contains scratched and chiselled Carpenters marks. It was probably renamed when Gowers foundry was established as it was owned in 1840 by Fanny Webb who also owned the adjacent foundry site worked by Andrew Gower	√			√			√		Foundry Cottage is a prominent landmark on the London Road and a reminder of the adjacent Gower's Foundry, which was on the site where Foundry Close now stands.
21	Kew Villa, Station Road / SU 72497 54114	A beautifully proportioned example of an Edwardian villa, which makes a considerable addition to the Station Road street scene.	√	√				√			Kew Villa, together with the Raven Hotel, sets the tone for this part of Station Road.

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22	The Raven Hotel, Station Road / SU 72500 54052	1901. Edwardian Railway Hotel with an impressive Tudorbethan frontage, although the rear is marred by unsympathetic modern extensions.	√			√		√		√	The Raven Hotel, together with Kew Villa, sets the tone for this part of Station Road. It was visited a number of times by King Edward VIII when he was Prince of Wales.
23	Oaklea, London Road / SU 72218 54111	Substantial late Victorian or Edwardian red brick house with hipped plain tile roof and dentilled soffits to eaves. For a long time it was used as a guest house and is currently a day nursery.						√	√	√	Oaklea, together with its setting of mature trees, makes a strong contribution to the street scene in this part of London Road.

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24	Maryfield Convent, London Road / SU 72220 54029	Maryfield Convent was formerly known as The Red House. It was a very substantial late Victorian house which stood in gardens so extensive that they now encompass Hook's Roman Catholic Church, a nursing home run by the convent and the Elizabeth Hall and its grounds. Although the house survives, the chimneys have been removed.	√			√					The Red House was occupied for some time by WH Bayley, Basingstoke solicitor, leading citizen and Town Clerk. The building was used as a military hospital in World War I.
25	Stoke House and Beavers, Dorchester Road / SU 72235 54317	Two handsome Edwardian villas arranged as a symmetrical handed pair. The frontages remain unspoiled.		√				√			The symmetry of Stoke House and Beavers make a major contribution to the street scene and set the tone for Dorchester Road, an 'Area of High Townscape Value' [4]
26	The White House, Elms Road / SU 72242 54643	Early 20 th Century white-painted house in large garden. It was the home of Frank Unwin, who ran an extensive nursery business nearby.	√			√		√	√		Included mostly for its impact on the street scene as a group together with Courtlands and The Lodge.

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27	The Lodge, Elms Road / SU 72250 54560	Handsome double-fronted Edwardian villa set in a large garden.		√				√			Included mostly for its group value, together with Courtlands and The White House, in setting the style of the street scene for the northern part of Elms Road.
28	Parade of Shops, London Road / SU 72424 54230	Two adjacent parades of Victorian / Edwardian shops separated by a narrow alley. The eastern block was built in 1897 and the western block followed in 1904.	√			√		√	√	√	The London Road shops (as they are known locally) are iconic for Hook and feature in many local photographs. They mark the centre of Hook. The HCUDS [4] recommends: 'Protect historic buildings, including public houses and Victorian or Edwardian shopping parades that make an important contribution to local character and distinctiveness'

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29	St John's Cottages, Newnham Road / SU 71201 53760	A group of eight 1920s white-painted semi-detached cottages.	√			√		√	√	√	St John's Cottages were Hook's first social housing, built in the 1924 by the Hook Cottage Society as a memorial to the local men who fell in World War I. There is a memorial stone by the roadside.

Jubilee Green Area of Special Character

In addition to individual properties and features a group of buildings and their setting known as Jubilee Green have identified as having a collective quality that is worthy of identification and protection.

Date of Construction, Description and Historic Interest

Jubilee Green is a triangular area bordered on the south side by the A30 and on the north side by Newnham Road. Newnham Road was originally the main coaching road from London to Exeter until the turnpike was built over Scures Hill in the 1780s. The area was known as Hook Green. The name changed after Queen Victoria's Diamond Jubilee, when two Jubilee benches were placed there, one of which still exists.

The green is registered as a Village Green. It is grassed and there is a ditch on the northern side which carries water drained from Newnham Road.

The 1896 OS Map shows a pound on the Green and a pond. The pond is still there on the 1911 revision, but the pound has disappeared. The pond has disappeared by 1940.

The green is in two sections, divided by Newnham Road where it curves south to meet the A30. The War Memorial, which is listed among the Heritage Assets, stands on the smaller eastern section. A bench commemorating the end of World War I stands close by.

The main part of the green has a number of mature trees and two benches, one commemorating Queen Victoria's Diamond Jubilee in 1897 and the other Queen Elizabeth II's in 2012. The area is used by the community for dog walking, informal ball games and just sitting quietly.

To the western end of the green are two small-scale detached houses called Bogan Gate and Wayside. Wayside, which is on the right, housed Miss Lunn's private school in the 1940s. The spacing between the houses gives a sense of openness. To the left of the photo the white building is Malthouse Cottages (see the list of Heritage Assets).



Photo 1: Bogan Gate and Wayside

To the north side of the green is a row of Victorian cottages. Although the front hedges shown in this old photo below have made way for cars to park on the front gardens, the cottages are largely unchanged as shown in the modern photo (Photo 2)



Photos 2: Victorian Cottages to the north of the green

A lady called Miss Temblett ran a private school in No 2 South View in the 1920s and 30s.

No 12 South View was the Doctor's surgery until the 1960s. The extension on the right of the building was added to accommodate the District Nurse.

To the south side of the green the A30 runs. At the eastern end of the green, the cottages call Tylney View stand almost opposite the War Memorial (Photos 3). To the left of the photo, the entrance to the new development of Perdue Close can be seen, with the thatched roof of the Thatched Bungalow – a listed building – just visible behind it.



Another road entrance, Memorial Road, accesses some 1930s bungalows. Then to the west of those are the substantial semi-detached houses called 1 & 2 The Gables. Still working westwards, the next pair of cottages are called Claremont and Belthorpe. All of these houses – and Tylney View - are shown on the 1911 revision of the OS Map.

Photos 3: Tylney View, The Gables, Claremont and Belthorpe

To the west of those come the terrace of three originally called The Hollies, although two of them have now been renamed Conifers and The Retreat, with only number 2 (which, oddly, is on the end of the row) keeping the original name (Photo 4)





Photo 4: The Hollies

Finally, at the south-western end of the green, are 1-4 Malthouse Cottages, which are listed in the Heritage Assets section. Both The Hollies and Malthouse Cottages are shown on the 1896 OS Map.

Group Value

Although many of the buildings are in themselves attractive and indeed some are identified in their own right as being of heritage value, it is the value of the group as a collection that is being highlighted. This small village green is surrounded by Victorian and Edwardian housing, which links through to a village pond and more secluded historical housing to the west. Detached, semi-detached and terraced housing around village green form an area of clearly identifiable character. The buildings are closely spaced with small front gardens and the Newnham Road frontage is particularly consistent. Their location surrounding the Village Green and War Memorial give the area a sense of place and a particular identity. The value of the whole group is larger than the sum of its parts and form part of an attractive street scene that was identified in as being of particular interest in the Hart Urban Characterisation and Density Study (2010)

Traditional local buildings which contribute to the historic character of the area

The buildings are typically constructed of smooth faced red brick with hipped Welsh slate and plain tiled roofs. Low brick arches form window and door headers and timber framed windows and prominent brick chimney stacks are common place.

Communal Value & Landmarks

The area is important for Acts of Remembrance and is also used to commemorate events of national significance. It contains a number of landmarks.



Significance

The significance of this area is not entirely related to the individual buildings but is also identified for its strong collective character and sense of identity. Much of Hook is modern in character so it is especially important to protect the areas that show the origin and historic development of the village. Small scale incremental change to buildings and land in this area can over time degrade the character so that its quality is lost.

References

- [1] "Hampshire Treasures: Hart and Rushmoor" was published in 1977 by Hampshire County Council.

 - [2] Details of The Plough's restoration and installation can be found at:
<http://hook.gov.uk/wp-content/uploads/2015/12/The-Hook-Plough.pdf>

 - [3] More information on the Mosaic can be found at:
<http://www.thejoyofshards.co.uk/visits/southtrip/hook/index.shtml>

 - [4] (HUCDS) Hart Urban Characterization and Density Study (Hook Text)
https://www.hart.gov.uk/sites/default/files/4_The_Council/Policies_and_published_documents/Planning_policy/UCDS_Hook_Text%20-%202010.pdf
- (The whole study can be found at <https://www.hart.gov.uk/Evidence-base>)