

Royal Borough of Kingston: Views Study

Highly Important Views (HIVs)

These views have been discounted from being considered as 'Very Highly Important Views' although they were considered to have a Very High value in at least one of the receptors (The Viewing Place; The Viewer; and The View) these views are not considered to fulfill the LVMF criteria and rational of this VSR.

These views are still considered 'Highly Important' in representing the character and assets of the Borough, and so should not be disregarded when considering physical change in the Borough as they too have a key role in shaping the appreciation of the townscape. These views are termed 'Highly Important Views'. Any physical change should make a positive contribution to the existing characteristics of the view.

Highly Important Views (HIVs) Location Plan



APPRAISAL DATA SHEET FOR HIGH LEVEL ASSESSMENT OF VIEWS

VIEWPOINT REF NO: 3	APPRAISED BY: AM/SR	DATE: 11.04.17
VIEWPOINT LOCATION: E: 519349, N: 171062 View outside Thatched House towards Guildhall LB of Richmond		Publically Accessible? Yes
Viewing Location		
	Rationale This views does not provide the clearest appreciation and views of the heritage assets associated with this specific location. This is part of a sequential view and it is considered that the location of 3 provides the optimum viewing place for the heritage assets in the view, which include the Guildhall and All Saints Church.	
1	Nature of Access Public Path within Richmond Park	
2	Is the view static or part of a series of views Series of Panoramic Views	
3	Is the location designated <ul style="list-style-type: none"> • Since October 1987 the park has also been included, at Grade I, on the Register of Historic Parks and Gardens of special historic interest in England, being described in Historic England's listing as "A royal deer park with pre C15 origins, imparked by Charles I and improved by subsequent monarchs. A public open space since the mid C19. • SSSI • NNR • SAC • Royal Park 	
4	Character Area and Key Characteristics The Park is internationally significant in terms of its nature conservation value and has numerous local and national designations. It is probably best known for the deer herds and ancient oaks. The landscape of the core area of the Park is characterised by its informal, natural and wilderness qualities. The vegetation is a fluid component of this landscape. The "wilderness" aspect, in contrast to the surrounding urban area, is considered to be one of the special qualities of the Park, attracting significant numbers of visitors, who are able to enjoy other facilities in the Park such as the Isabella Plantation, Pembroke Lodge and gardens, the golf courses, the Tamsin Trail cycling leisure path, views from King Henry's Mound and play areas.	
5	Are there any cultural connections between the viewpoint and elements in the view Thatched House Lodge was the London home of U.S. General Dwight D. Eisenhower during the Second World War. Since 1963 it has been the residence of Princess Alexandra, The Honourable Lady Ogilvy. The residence was originally built as two houses in 1673 for two Richmond Park Keepers, as Aldridge Lodge. Enlarged in 1727, the two houses were joined and renamed Thatched House Lodge in 1771 by Sir John Soane. The gardens include an 18th-century two-room thatched summer house which gave the main house its name.	
6	Topography and enclosure Varied topography with elevated views. Mature woodland and veteran trees.	
	Overall Value of the Viewing Location VERY HIGH	
The Viewer		

7	Who currently experiences the view? Cyclists, walkers, local residents, tourists, conservationists
8	Is the view an important part of the viewer's experience? Yes
9	Who experienced the view historically? Historically the preserve of the monarch, the park is now open for all to use and includes a golf course and other facilities for sport and recreation. It played an important role in both world wars and in the 1948 and 2012 Olympics.
	Overall Sensitivity of the Viewer VERY HIGH
The View	
10	Description of foreground, middle ground and background The view is a broad panoramic. In the foreground is the grasslands of the park banked by mature trees; the Queen's Road can be glimpsed between the trees. In between the vegetation the centre of Kingston can be seen with its varied skyline. Views are available of Bentalls, All Saints Spire, Guildhall, Kingston University and the Admiralty Building.
11	Likely seasonal and night time variation Seasonal variation will have change on the overall view available. Night time assessment not undertaken.
12	Does the view contain designated or landmark features <ul style="list-style-type: none"> • Bentalls: Grade II Listed, Primary Landmark • All Saints Church (spire): Grade I Listed • Guildhall: Grade II Listed, Primary Landmark • St Luke's Church: Grade II Listed • Hampton Court Park: Royal Park, Registered Park and Garden • Liverpool Road Conservation Area • Wyndham Road/Bockhampton Road Local Area of Special Character
13	Does the view contain detracting features No
	Overall Value of the View VERY HIGH
CONSTRAINTS TO APPRAISAL	
14	Conditions at the time of view appraisal Good visibility

APPRAISAL DATA SHEET FOR HIGH LEVEL ASSESSMENT OF VIEWS

VIEWPOINT REF NO: 4	APPRAISED BY: AM	DATE: 27.04.17
VIEWPOINT LOCATION: E: 515981, N: 168509 Kingston Avenue Gate, All Saints Church Vista – HAMPTON COURT PALACE		Publically Accessible? Yes – Paid Tourist Attraction
Viewing Location		
	<p>Rationale The view is within the gardens through the locked wrought iron gates of Kingston Avenue Gate, leading through to Home Park. The grounds are a Grade I Registered Park and Garden. The view is channelled down a mature avenue of Lime Trees which terminate at Home Park. Views are of the spire flag pole and top of the tower of All Saints Church, Kingston (Grade I Listed). As the Management Plan defines, a full appreciation of the channelled vista towards All Saints Church is not possible from in front of the locked gate, therefore this view is not taken forward (noting also that an alternative view from the 1st floor of the Palace enables a clear uninterrupted vista towards All Saints Church).</p>	
1	<p>Nature of Access Open, publically accessible (10am – 6pm)</p>	
2	<p>Is the view static or part of a series of views Static Linear</p>	
3	<p>Is the location designated Scheduled Ancient Monument Grade I Listed Grade I Registered Park and Garden, Royal Park and Palace</p>	
4	<p>Character Area and Key Characteristics Hampton Court Palace is a Royal Palace in the Borough of Richmond upon Thames, London, England, 11.7 miles (18.8 kilometres) south west and upstream of central London on the River Thames.</p> <p>On the south side of the Palace is the Privy Garden bounded by semi-circular wrought iron gates by Jean Tijou. This garden, originally William III's private garden, was replanted in 1992 in period style with manicured hollies and yews along a geometric system of paths.</p> <p>The location and the setting of Hampton Court Palace is highly significant, the juxtaposition of the surrounding park and gardens with the Palace is vital. The vistas within and without give the impression of an even larger ensemble. Key Prospects along Kingston Avenue gives the impression that this area is of historical, horticultural and ecological importance and peacefully unaffected by the development surrounding it.</p>	
5	<p>Are there any cultural connections between the viewpoint and elements in the view Since the reign of King George II, no monarch has ever resided at Hampton Court. In fact, George III, from the moment of his accession, never set foot in the palace: he associated the state apartments with a humiliating scene when his grandfather had once struck him following an</p>	

	<p>innocent remark.</p> <p>In 1796, the Great Hall was restored and in 1838, during the reign of Queen Victoria, the restoration was completed and the palace opened to the public. The heavy-handed restoration plan at this time reduced the Great Gatehouse, the palace's principal entrance, by two stories and removed the lead cupolas adorning its four towers.</p> <p>On 2 September 1952, the palace was given statutory protection by being grade I listed. Other buildings and structures within the grounds are separately grade I listed, including the early 16th-century tilt yard tower (the only surviving example of the five original towers); Christopher Wren's Lion gate built for Queen Anne and George I; and the Tudor and 17th-century perimeter walls.</p> <p>Throughout the 20th century in addition to becoming a major London tourist attraction, the palace housed 50 grace and favour residences given to esteemed servants and subjects of the crown. It was the elderly recipient of one such grace and favour apartment, Lady Daphne Gale, widow of General Sir Richard Gale, who caused a major fire that claimed her life and spread to the King's Apartments in 1986. This led to a new programme of restoration work which was completed in 1990.</p> <p>The Royal School of Needlework moved to premises within the Palace from Princes Gate in Kensington 1987, and the Palace also houses the headquarters of Historic Royal Palaces, a charitable foundation.</p> <p>The palace served as the location for the film <i>A Man for All Seasons</i> (1966), directed by Fred Zinnemann. It also appeared in the HBO miniseries <i>John Adams</i> (2008) where Adams was received by King George III as the first U.S. Ambassador to the Court of St James's. The palace was used in the film <i>Pirates of the Caribbean: On Stranger Tides</i> (2011) and in <i>Sherlock Holmes: A Game of Shadows</i> (2011). The palace also served as a location for the live action film of Disney's <i>Cinderella</i> (2015), directed by Kenneth Branagh and starring Lily James and Richard Madden.</p> <p>The location was used for a performance of <i>The Six Wives of Henry VIII</i> by rock keyboardist Rick Wakeman in 2009. The concert was videotaped.</p>
6	<p>Topography and enclosure Flat – Channelled views with horizon of mature trees</p>
	<p><i>Overall Value of the Viewing Location</i> VERY HIGH</p>
<i>The Viewer</i>	
7	<p>Who currently experiences the view? Major Tourist Attraction.</p>
8	<p>Is the view an important part of the viewer's experience? Yes</p>
9	<p>Who experienced the view historically? Building of the palace began in 1515 for Cardinal Thomas Wolsey, a favourite of King Henry VIII. In 1529, as Wolsey fell from favour, the King seized the palace for himself and later enlarged it.</p>

	<p>Along with St James's Palace, it is one of only two surviving palaces out of the many owned by King Henry VIII.</p> <p>The setting of Hampton Court Palace is determined by the views out from the Palace, gardens and Home Park. Historically the Palace was a country retreat for the royal court and although no longer rural, views out beyond Home Park remain predominantly landscape, rather than urban in character. Protecting these views against further urban encroachment is therefore critical to conserving the historic setting, and its character.</p>
	<p>Overall Sensitivity of the Viewer VERY HIGH</p>
<p>The View</p>	
10	<p>Description of foreground, middle ground and background</p> <p>The view is within the gardens through the Wrought iron gates of Kingston Avenue Gate which are locked leading through to Home Park. The grounds are a Grade I Registered Park and Garden. The view is channelled down a mature avenue of Lime Trees which terminate at Home Park. Views are of the spire flag pole and top of the tower All Saints Church, Kingston Grade I Listed.</p>
11	<p>Likely seasonal and night time variation</p> <p>Winter views will enable glimpses beyond and towards Kingston. This is to be assessed. Night time not possible due to park closing at dusk.</p>
12	<p>Does the view contain designated or landmark features</p> <p>Yes, within Royal Park, Registered Park and Garden.</p> <ul style="list-style-type: none"> • Hampton Court palace grounds: Scheduled Monument
13	<p>Does the view contain detracting features</p> <p>No</p>
	<p>Overall Value of the View VERY HIGH</p>
<p>CONSTRAINTS TO APPRAISAL</p>	
14	<p>Conditions at the time of view appraisal</p> <p>Good visibility</p>

APPRAISAL DATA SHEET FOR HIGH LEVEL ASSESSMENT OF VIEWS

VIEWPOINT REF NO: 4B	APPRAISED BY: AM	DATE: 27.04.17
VIEWPOINT LOCATION: Hampton Court Palace 2nd Floor (room TBC) , All Saints Church Vista		Publically Accessible? No
Viewing Location		
	Rationale This view from the second floor enables a greater elevation and panoramic prospect across the skyline and built up edge of Kingston, compared to views from the 1st Floor of the Palace. However, this view is currently discounted from designation as an SSV, as currently the second floor is not open to the public. This view should be reconsidered for SSV designation once it becomes publically accessible.	
1	Nature of Access View from 2 nd Floor Hampton Court Palace. NOT CURRENTLY OPEN TO THE PUBLIC	
2	Is the view static or part of a series of views Static Linear	
3	Is the location designated Scheduled Ancient Monument Grade I Listed Grade I Registered Park and Garden, Royal Park and Palace	
4	Character Area and Key Characteristics Hampton Court Palace is a royal palace in the borough of Richmond upon Thames, London, England, 11.7 miles (18.8 kilometres) south west and upstream of central London on the River Thames. On the south side of the palace is the Privy Garden bounded by semi-circular wrought iron gates by Jean Tijou. This garden, originally William III's private garden, was replanted in 1992 in period style with manicured hollies and yews along a geometric system of paths. The location and the setting of Hampton Court Palace is highly significant, the juxtaposition of the surrounding park and gardens with the Palace is vital. The vistas within and without give the impression of an even larger ensemble. Key Prospects along Kingston Avenue gives the impression that this area is of historical, horticultural and ecological importance and peacefully unaffected by the development surrounding it.	
5	Are there any cultural connections between the viewpoint and elements in the view Since the reign of King George II, no monarch has ever resided at Hampton Court. In fact, George III, from the moment of his accession, never set foot in the palace: he associated the state apartments with a humiliating scene when his grandfather had once struck him following an innocent remark. In 1796, the Great Hall was restored and in 1838, during the reign of Queen Victoria, the restoration was completed and the palace opened to the public. The heavy-handed restoration	

	<p>plan at this time reduced the Great Gatehouse, the palace's principal entrance, by two stories and removed the lead cupolas adorning its four towers.</p> <p>On 2 September 1952, the palace was given statutory protection by being grade I listed. Other buildings and structures within the grounds are separately grade I listed, including the early 16th-century tilt yard tower (the only surviving example of the five original towers); Christopher Wren's Lion gate built for Queen Anne and George I; and the Tudor and 17th-century perimeter walls.</p> <p>Throughout the 20th century in addition to becoming a major London tourist attraction, the palace housed 50 grace and favour residences given to esteemed servants and subjects of the crown. It was the elderly recipient of one such grace and favour apartment, Lady Daphne Gale, widow of General Sir Richard Gale, who caused a major fire that claimed her life and spread to the King's Apartments in 1986. This led to a new programme of restoration work which was completed in 1990.</p> <p>The Royal School of Needlework moved to premises within the Palace from Princes Gate in Kensington 1987, and the Palace also houses the headquarters of Historic Royal Palaces, a charitable foundation.</p> <p>The palace served as the location for the film A Man for All Seasons (1966), directed by Fred Zinnemann. It also appeared in the HBO miniseries John Adams (2008) where Adams was received by King George III as the first U.S. Ambassador to the Court of St James's. The palace was used in the film Pirates of the Caribbean: On Stranger Tides (2011) and in Sherlock Holmes: A Game of Shadows (2011). The palace also served as a location for the live action film of Disney's Cinderella (2015), directed by Kenneth Branagh and starring Lily James and Richard Madden.</p> <p>The location was used for a performance of The Six Wives of Henry VIII by rock keyboardist Rick Wakeman in 2009. The concert was videotaped.</p>
6	<p>Topography and enclosure Flat – Channelled views with horizon of mature trees</p>
	<p>Overall Value of the Viewing Location VERY HIGH</p>
<p>The Viewer</p>	
7	<p>Who currently experiences the view? Major Tourist Attraction.</p>
8	<p>Is the view an important part of the viewer's experience? Yes</p>
9	<p>Who experienced the view historically? When the King was abroad courtiers, dignitaries and ambassadors waited in the Privy Chamber for an audience with the Prince and Princess. The royal couple would sit together in state beneath the throne canopy.</p>
	<p>Overall Sensitivity of the Viewer VERY HIGH</p>

The View	
10	<p>Description of foreground, middle ground and background</p> <p>The view is elevated from the 2nd Floor Chamber looking towards Kingston down and cross the Yew and Lime Tree Avenue with extended panoramic across the built up edge of Kingston with views available of the University Building and wooded backdrop of Home Park. The grounds are a Grade I Registered Park and Garden. The view is channelled down a mature avenue of trees which terminate at Home Park. Views are of the spire flag pole and top of the tower All Saints Church, Kingston Grade I Listed.</p>
11	<p>Likely seasonal and night time variation</p> <p>Winter views will enable glimpses beyond and towards Kingston. This is to be assessed. Night time not possible due to park closing at dusk.</p>
12	<p>Does the view contain designated or landmark features</p> <p>Yes, within ROYAL PARK, Registered Park and Garden. The Palace is a Scheduled Monument.</p>
13	<p>Does the view contain detracting features</p> <p>No</p>
	<p>Overall Value of the View</p> <p>VERY HIGH</p>
CONSTRAINTS TO APPRAISAL	
14	<p>Conditions at the time of view appraisal</p> <p>Good visibility</p>

APPRAISAL DATA SHEET FOR HIGH LEVEL ASSESSMENT OF VIEWS

VIEWPOINT REF NO: 4C/5	APPRAISED BY: AM	DATE: 27.04.17
VIEWPOINT LOCATION: E: 515833, N: 168437 East Park Entrance, Long Water Vista – HAMPTON COURT PALACE		Publically Accessible? Yes Paid Access to Tourist Destination
Viewing Location		
	<p>Rationale The view is from the East Park Entrance on the steps outside Hampton Court Palace. The view looks east across the gardens towards Home Park. The Yew Trees are prominent in the view along with the oval fountain pond. The avenue aligns with the 17th century Long Water and 18th century Lime Avenues in Home Park where the view terminates. It is considered that the view to Kingston has been interrupted by the presence of yew trees around the Grand Parterre, which are not in line with the traditional design scheme. A clearer view and wider appreciation of the palace grounds is experienced from the defined elevated view within the Palace (View 4D).</p>	
1	<p>Nature of Access Open, publically accessible (10am – 6pm)</p>	
2	<p>Is the view static or part of a series of views Static Linear</p>	
3	<p>Is the location designated Scheduled Ancient Monument Grade I Listed Grade I Registered Park and Garden, Royal Park and Palace</p>	
4	<p>Character Area and Key Characteristics Hampton Court Palace is a royal palace in the borough of Richmond upon Thames, London, England, 11.7 miles (18.8 kilometres) south west and upstream of central London on the River Thames.</p> <p>On the south side of the palace is the Privy Garden bounded by semi-circular wrought iron gates by Jean Tijou. This garden, originally William III's private garden, was replanted in 1992 in period style with manicured hollies and yews along a geometric system of paths.</p> <p>The location and the setting of Hampton Court Palace is highly significant, the juxtaposition of the surrounding park and gardens with the Palace is vital. The vistas within and without give the impression of an even larger ensemble. Key Prospects along Kingston Avenue gives the impression that this area is of historical, horticultural and ecological importance and peacefully unaffected by the development surrounding it.</p>	
5	<p>Are there any cultural connections between the viewpoint and elements in the view Since the reign of King George II, no monarch has ever resided at Hampton Court. In fact, George III, from the moment of his accession, never set foot in the palace: he associated the state apartments with a humiliating scene when his grandfather had once struck him following an innocent remark.</p>	

	<p>In 1796, the Great Hall was restored and in 1838, during the reign of Queen Victoria, the restoration was completed and the palace opened to the public. The heavy-handed restoration plan at this time reduced the Great Gatehouse, the palace's principal entrance, by two stories and removed the lead cupolas adorning its four towers.</p> <p>On 2 September 1952, the palace was given statutory protection by being grade I listed. Other buildings and structures within the grounds are separately grade I listed, including the early 16th-century tilt yard tower (the only surviving example of the five original towers); Christopher Wren's Lion gate built for Queen Anne and George I; and the Tudor and 17th-century perimeter walls.</p> <p>Throughout the 20th century in addition to becoming a major London tourist attraction, the palace housed 50 grace and favour residences given to esteemed servants and subjects of the crown. It was the elderly recipient of one such grace and favour apartment, Lady Daphne Gale, widow of General Sir Richard Gale, who caused a major fire that claimed her life and spread to the King's Apartments in 1986. This led to a new programme of restoration work which was completed in 1990.</p> <p>The Royal School of Needlework moved to premises within the Palace from Princes Gate in Kensington 1987, and the Palace also houses the headquarters of Historic Royal Palaces, a charitable foundation.</p> <p>The palace served as the location for the film <i>A Man for All Seasons</i> (1966), directed by Fred Zinnemann. It also appeared in the HBO miniseries <i>John Adams</i> (2008) where Adams was received by King George III as the first U.S. Ambassador to the Court of St James's. The palace was used in the film <i>Pirates of the Caribbean: On Stranger Tides</i> (2011) and in <i>Sherlock Holmes: A Game of Shadows</i> (2011). The palace also served as a location for the live action film of Disney's <i>Cinderella</i> (2015), directed by Kenneth Branagh and starring Lily James and Richard Madden.</p> <p>The location was used for a performance of <i>The Six Wives of Henry VIII</i> by rock keyboardist Rick Wakeman in 2009. The concert was videotaped.</p>
6	<p>Topography and enclosure Flat – Channelled views with horizon of mature trees</p>
	<p><i>Overall Value of the Viewing Location</i> VERY HIGH</p>
<i>The Viewer</i>	
7	<p>Who currently experiences the view? Major Tourist Attraction.</p>
8	<p>Is the view an important part of the viewer's experience? Yes</p>
9	<p>Who experienced the view historically? The Great Fountain Garden was originally designed for William III and Mary II but their architect Daniel Marot. His elaborate parterre had thirteen fountains and was laid out to complement Sit Christopher Wrens new baroque Palace. When Mary II's sister, Queen Anne succeeded to the</p>

	throne she had the garden radically simplified, leaving only one fountain and simple topiary yew trees.
	Overall Sensitivity of the Viewer VERY HIGH
The View	
10	Description of foreground, middle ground and background The view is from the East Park Entrance on the steps outside Hampton Court Palace. The view looks east across the gardens towards Home Park. The Yew Trees are prominent in the view along with the oval fountain pond. The avenue aligns with the 17 th century Long Water and 18 th century Lime Avenues in Home Park where the view terminates.
11	Likely seasonal and night time variation Winter views will enable glimpses beyond and towards Kingston. This is to be assessed. Night time not possible due to park closing at dusk.
12	Does the view contain designated or landmark features Yes, within ROYAL PARK, Registered Park and Garden. <ul style="list-style-type: none"> • Hampton Court Palace grounds: Scheduled Monument • Fountain Garden: Grade II Listed • Statue in front of canal: Grade II* Listed
13	Does the view contain detracting features No
	Overall Value of the View VERY HIGH
CONSTRAINTS TO APPRAISAL	
14	Conditions at the time of view appraisal Good visibility

APPRAISAL DATA SHEET FOR HIGH LEVEL ASSESSMENT OF VIEWS

VIEWPOINT REF NO: 4D.2	APPRAISED BY: AM	DATE: 27.04.17
VIEWPOINT LOCATION: E: 515805, N: 168447 Hampton Court Palace 2nd Floor Drawing Room, Long Water Vista		Publically Accessible? No
Viewing Location		
	Rationale This view from the second floor enables a greater elevation and panoramic prospect across the skyline and built up edge of Kingston, compared to views from the 1st Floor of the Palace. However, this view is currently discounted from designation as an SSV, as currently the second floor is not open to the public. This view should be reconsidered for SSV designation once it becomes publically accessible.	
1	Nature of Access View from 2 nd Floor Hampton Court Palace. NOT CURRENTLY OPEN TO THE PUBLIC	
2	Is the view static or part of a series of views Static	
3	Is the location designated Scheduled Ancient Monument Grade I Listed Grade I Registered Park and Garden, Royal Park and Palace	
4	Character Area and Key Characteristics Hampton Court Palace is a royal palace in the borough of Richmond upon Thames, London, England, 11.7 miles (18.8 kilometres) south west and upstream of central London on the River Thames. On the south side of the palace is the Privy Garden bounded by semi-circular wrought iron gates by Jean Tijou. This garden, originally William III's private garden, was replanted in 1992 in period style with manicured hollies and yews along a geometric system of paths. The location and the setting of Hampton Court Palace is highly significant, the juxtaposition of the surrounding park and gardens with the Palace is vital. The vistas within and without give the impression of an even larger ensemble. Key Prospects along Kingston Avenue gives the impression that this area is of historical, horticultural and ecological importance and peacefully unaffected by the development surrounding it.	
5	Are there any cultural connections between the viewpoint and elements in the view Since the reign of King George II, no monarch has ever resided at Hampton Court. In fact, George III, from the moment of his accession, never set foot in the palace: he associated the state apartments with a humiliating scene when his grandfather had once struck him following an innocent remark. In 1796, the Great Hall was restored and in 1838, during the reign of Queen Victoria, the restoration was completed and the palace opened to the public. The heavy-handed restoration	

	<p>plan at this time reduced the Great Gatehouse, the palace's principal entrance, by two stories and removed the lead cupolas adorning its four towers.</p> <p>On 2 September 1952, the palace was given statutory protection by being grade I listed. Other buildings and structures within the grounds are separately grade I listed, including the early 16th-century tilt yard tower (the only surviving example of the five original towers); Christopher Wren's Lion gate built for Queen Anne and George I; and the Tudor and 17th-century perimeter walls.</p> <p>Throughout the 20th century in addition to becoming a major London tourist attraction, the palace housed 50 grace and favour residences given to esteemed servants and subjects of the crown. It was the elderly recipient of one such grace and favour apartment, Lady Daphne Gale, widow of General Sir Richard Gale, who caused a major fire that claimed her life and spread to the King's Apartments in 1986. This led to a new programme of restoration work which was completed in 1990.</p> <p>The Royal School of Needlework moved to premises within the Palace from Princes Gate in Kensington 1987, and the Palace also houses the headquarters of Historic Royal Palaces, a charitable foundation.</p> <p>The palace served as the location for the film <i>A Man for All Seasons</i> (1966), directed by Fred Zinnemann. It also appeared in the HBO miniseries <i>John Adams</i> (2008) where Adams was received by King George III as the first U.S. Ambassador to the Court of St James's. The palace was used in the film <i>Pirates of the Caribbean: On Stranger Tides</i> (2011) and in <i>Sherlock Holmes: A Game of Shadows</i> (2011). The palace also served as a location for the live action film of Disney's <i>Cinderella</i> (2015), directed by Kenneth Branagh and starring Lily James and Richard Madden.</p> <p>The location was used for a performance of <i>The Six Wives of Henry VIII</i> by rock keyboardist Rick Wakeman in 2009. The concert was videotaped.</p>
6	<p>Topography and enclosure Flat – Channelled views with horizon of mature trees</p>
	<p><i>Overall Value of the Viewing Location</i> VERY HIGH</p>
<p><i>The Viewer</i></p>	
7	<p>Who currently experiences the view? Major Tourist Attraction.</p>
8	<p>Is the view an important part of the viewer's experience? Yes</p>
9	<p>Who experienced the view historically? The Great Fountain Garden was originally designed for William III and Mary II but their architect Daniel Marot. His elaborate parterre had thirteen fountains and was laid out to complement Sit Christopher Wrens new baroque Palace. When Mary II's sister, Queen Anne succeeded to the throne she had the garden radically simplified, leaving only one fountain and simple topiary yew trees. She also had the drawing room completed. Beyond the garden you can see the long water,</p>

	the canal dug in 18661 for Charles II, who was Anne's uncle.
	Overall Sensitivity of the Viewer VERY HIGH
The View	
10	Description of foreground, middle ground and background The view is from the 1 st floor of the palace in the Drawing Room. The view looks east across the gardens towards Home Park. The Yew Trees are prominent in the view along with the oval fountain pond. The avenue aligns with the 17 th century Long Water and 18 th century Lime Avenues in Home Park with views beyond to the wooded backdrop of the River Thames and beyond to the built up edge of Kingston. There are views of landmark buildings including Tolworth Tower.
11	Likely seasonal and night time variation Winter views will enable glimpses beyond and towards Kingston. This is to be assessed. Night time not possible due to park closing at dusk.
12	Does the view contain designated or landmark features Yes, within ROYAL PARK, Registered Park and Garden. The Palace is a Scheduled Monument.
13	Does the view contain detracting features No
	Overall Value of the View VERY HIGH
CONSTRAINTS TO APPRAISAL	
14	Conditions at the time of view appraisal Good visibility

APPRAISAL DATA SHEET FOR HIGH LEVEL ASSESSMENT OF VIEWS

VIEWPOINT REF NO: 4E/6	APPRAISED BY: AM	DATE: 27.04.17
VIEWPOINT LOCATION: E: 515981, N: 168303 Ditton Avenue Gate, Talman Vista – HAMPTON COURT PALACE		Publically Accessible? Yes
Viewing Location		
	<p>Rationale The view is from the Ditton Avenue Gate, a locked wrought iron gate, looking across the Talman Vista. The view looks down the Avenue of Lime Trees which terminates at Home Park beyond which lies Seething Wells, Kingston. As the Management Plan defines, a full appreciation of the channeled vista is not possible from in front of the locked gate, therefore this view is not taken forward (noting also that an alternative view from the 1st floor of the Palace enables a clear uninterrupted appreciation of the Talman vista).</p>	
1	<p>Nature of Access Open, publically accessible (10am – 6pm)</p>	
2	<p>Is the view static or part of a series of views Static</p>	
3	<p>Is the location designated Scheduled Ancient Monument Grade I Listed Grade I Registered Park and Garden, Royal Park and Palace</p>	
4	<p>Character Area and Key Characteristics Hampton Court Palace is a royal palace in the borough of Richmond upon Thames, London, England, 11.7 miles (18.8 kilometres) south west and upstream of central London on the River Thames. Building of the palace began in 1515 for Cardinal Thomas Wolsey, a favourite of King Henry VIII. In 1529, as Wolsey fell from favour, the King seized the palace for himself and later enlarged it. Along with St James's Palace, it is one of only two surviving palaces out of the many owned by King Henry VIII.</p> <p>On the south side of the palace is the Privy Garden bounded by semi-circular wrought iron gates by Jean Tijou. This garden, originally William III's private garden, was replanted in 1992 in period style with manicured hollies and yews along a geometric system of paths.</p> <p>The location and the setting of Hampton Court Palace is highly significant, the juxtaposition of the surrounding park and gardens with the Palace is vital. The vistas within and without give the impression of an even larger ensemble. Key Prospects along Kingston Avenue gives the impression that this area is of historical, horticultural and ecological importance and peacefully unaffected by the development surrounding it.</p>	
5	<p>Are there any cultural connections between the viewpoint and elements in the view Since the reign of King George II, no monarch has ever resided at Hampton Court. In fact, George III, from the moment of his accession, never set foot in the palace: he associated the state apartments with a humiliating scene when his grandfather had once struck him following an innocent remark.[28]</p>	

	<p>In 1796, the Great Hall was restored and in 1838, during the reign of Queen Victoria, the restoration was completed and the palace opened to the public. The heavy-handed restoration plan at this time reduced the Great Gatehouse (A), the palace's principal entrance, by two stories and removed the lead cupolas adorning its four towers.[41]</p> <p>On 2 September 1952, the palace was given statutory protection by being grade I listed.[42]</p> <p>Other buildings and structures within the grounds are separately grade I listed, including the early 16th-century tilt yard tower (the only surviving example of the five original towers);[43]</p> <p>Christopher Wren's Lion gate built for Queen Anne and George I;[44] and the Tudor and 17th-century perimeter walls.[45]</p> <p>Throughout the 20th century in addition to becoming a major London tourist attraction, the palace housed 50 grace and favour residences given to esteemed servants and subjects of the crown. It was the elderly recipient of one such grace and favour apartment, Lady Daphne Gale, widow of General Sir Richard Gale, who caused a major fire that claimed her life and spread to the King's Apartments in 1986. This led to a new programme of restoration work which was completed in 1990.[46]</p> <p>The Royal School of Needlework moved to premises within the Palace from Princes Gate in Kensington 1987, and the Palace also houses the headquarters of Historic Royal Palaces, a charitable foundation.</p> <p>The palace served as the location for the film A Man for All Seasons (1966), directed by Fred Zinnemann. It also appeared in the HBO miniseries John Adams (2008) where Adams was received by King George III as the first U.S. Ambassador to the Court of St James's. The palace was used in the film Pirates of the Caribbean: On Stranger Tides (2011) and in Sherlock Holmes: A Game of Shadows (2011). The palace also served as a location for the live action film of Disney's Cinderella (2015), directed by Kenneth Branagh and starring Lily James and Richard Madden. The location was used for a performance of The Six Wives of Henry VIII by rock keyboardist Rick Wakeman in 2009. The concert was videotaped.</p>
6	<p>Topography and enclosure Flat – Channelled views with horizon of mature trees</p>
	<p>Overall Value of the Viewing Location VERY HIGH</p>
The Viewer	
7	<p>Who currently experiences the view? Major Tourist Attraction.</p>
8	<p>Is the view an important part of the viewer's experience? Yes</p>
9	<p>Who experienced the view historically? The Great Fountain Garden was originally designed for William III and Mary II but their architect Daniel Marot. His elaborate parterre had thirteen fountains and was laid out to complement Sit Christopher Wrens new baroque Palace. When Mary II's sister, Queen Anne succeeded to the throne she had the garden radically simplified, leaving only one fountain and simple topiary yew trees. She also had the drawing room completed. Beyond the garden you can see the long water, the canal dug in 1866 for Charles II, who was Anne's uncle.</p>
	<p>Overall Sensitivity of the Viewer VERY HIGH</p>
The View	

10	<p>Description of foreground, middle ground and background</p> <p>The view is from the Ditton Avenue Gate a wrought iron gate which is looked, looking across the Talman Vista. The view looks down the Avenue of Lime Trees which terminates at Home Park beyond which lies Seething Wells, Kingston.</p>
11	<p>Likely seasonal and night time variation</p> <p>Winter views will enable glimpses beyond and towards Kingston. This is to be assessed. Night time not possible due to park closing at dusk.</p>
12	<p>Does the view contain designated or landmark features</p> <p>Yes, within ROYAL PARK, Registered Park and Garden.</p>
13	<p>Does the view contain detracting features</p> <p>No</p>
	<p>Overall Value of the View</p> <p>VERY HIGH</p>
<p>CONSTRAINTS TO APPRAISAL</p>	
14	<p>Conditions at the time of view appraisal</p> <p>Clear and bright</p>

APPRAISAL DATA SHEET FOR HIGH LEVEL ASSESSMENT OF VIEWS

VIEWPOINT REF NO: 4G	APPRAISED BY: AM	DATE: 27.04.17
VIEWPOINT LOCATION: E: 515807, N: 168439 Hampton Court Palace 2 nd Floor Room TBC, Talman Vista		Publically Accessible? No
Viewing Location		
	<p>Rationale This view from the second floor enables a greater elevation and panoramic prospect across the skyline and built up edge of Kingston, compared to views from the 1st Floor of the Palace. However, this view is currently discounted from designation as an SSV, as currently the second floor is not open to the public. This view should be reconsidered for SSV designation once it becomes publically accessible.</p>	
1	<p>Nature of Access 2nd Floor Hampton Court Palace NOT CURRENTLY OPEN TO THE PUBLIC</p>	
2	<p>Is the view static or part of a series of views Static Linear</p>	
3	<p>Is the location designated Scheduled Ancient Monument Grade I Listed Grade I Registered Park and Garden Royal Park and Palace</p>	
4	<p>Character Area and Key Characteristics Hampton Court Palace is a royal palace in the borough of Richmond upon Thames, London, England, 11.7 miles (18.8 kilometres) south west and upstream of central London on the River Thames.</p> <p>On the south side of the palace is the Privy Garden bounded by semi-circular wrought iron gates by Jean Tijou. This garden, originally William III's private garden, was replanted in 1992 in period style with manicured hollies and yews along a geometric system of paths.</p> <p>The location and the setting of Hampton Court Palace is highly significant, the juxtaposition of the surrounding park and gardens with the Palace is vital. The vistas within and without give the impression of an even larger ensemble. Key Prospects along Kingston Avenue gives the impression that this area is of historical, horticultural and ecological importance and peacefully unaffected by the development surrounding it.</p>	
5	<p>Are there any cultural connections between the viewpoint and elements in the view Since the reign of King George II, no monarch has ever resided at Hampton Court. In fact, George III, from the moment of his accession, never set foot in the palace: he associated the state apartments with a humiliating scene when his grandfather had once struck him following an innocent remark.</p> <p>In 1796, the Great Hall was restored and in 1838, during the reign of Queen Victoria, the restoration was completed and the palace opened to the public. The heavy-handed restoration plan at this time reduced the Great Gatehouse, the palace's principal entrance, by two stories</p>	

	<p>and removed the lead cupolas adorning its four towers.</p> <p>On 2 September 1952, the palace was given statutory protection by being grade I listed. Other buildings and structures within the grounds are separately grade I listed, including the early 16th-century tilt yard tower (the only surviving example of the five original towers); Christopher Wren's Lion gate built for Queen Anne and George I; and the Tudor and 17th-century perimeter walls.</p> <p>Throughout the 20th century in addition to becoming a major London tourist attraction, the palace housed 50 grace and favour residences given to esteemed servants and subjects of the crown. It was the elderly recipient of one such grace and favour apartment, Lady Daphne Gale, widow of General Sir Richard Gale, who caused a major fire that claimed her life and spread to the King's Apartments in 1986. This led to a new programme of restoration work which was completed in 1990.</p> <p>The Royal School of Needlework moved to premises within the Palace from Princes Gate in Kensington 1987, and the Palace also houses the headquarters of Historic Royal Palaces, a charitable foundation.</p> <p>The palace served as the location for the film A Man for All Seasons (1966), directed by Fred Zinnemann. It also appeared in the HBO miniseries John Adams (2008) where Adams was received by King George III as the first U.S. Ambassador to the Court of St James's. The palace was used in the film Pirates of the Caribbean: On Stranger Tides (2011) and in Sherlock Holmes: A Game of Shadows (2011). The palace also served as a location for the live action film of Disney's Cinderella (2015), directed by Kenneth Branagh and starring Lily James and Richard Madden.</p> <p>The location was used for a performance of The Six Wives of Henry VIII by rock keyboardist Rick Wakeman in 2009. The concert was videotaped.</p>
6	<p>Topography and enclosure Flat – Channelled views with horizon of mature trees</p>
	<p>Overall Value of the Viewing Location VERY HIGH</p>
<p>The Viewer</p>	
7	<p>Who currently experiences the view? Major Tourist Attraction.</p>
8	<p>Is the view an important part of the viewer's experience? Yes</p>
9	<p>Who experienced the view historically?</p>
	<p>Overall Sensitivity of the Viewer VERY HIGH</p>
<p>The View</p>	
10	<p>Description of foreground, middle ground and background The view is from the 2nd of Hampton Court Palace Drawing Room looking across the Talman</p>

	Vista. The view looks down the Avenue of Lime Trees. Talman vista terminates in the listed Seething Wells Pumping Station. The wooded backdrop and sky line of Kingston are obtained from this elevated view point.
11	Likely seasonal and night time variation Winter views will enable glimpses beyond and towards Kingston. This is to be assessed. Night time not possible due to park closing at dusk.
12	Does the view contain designated or landmark features Yes, within ROYAL PARK, Registered Park and Garden.
13	Does the view contain detracting features No
	Overall Value of the View VERY HIGH
CONSTRAINTS TO APPRAISAL	
14	Conditions at the time of view appraisal Good visibility

APPRAISAL DATA SHEET FOR HIGH LEVEL ASSESSMENT OF VIEWS

VIEWPOINT REF NO: 51	APPRAISED BY: AM/SR	DATE: 5/4/17
VIEWPOINT LOCATION: E: 517735, N: 169361 Kingston Bridge looking south down the River as far as Charter Quay.		Publically Accessible? Yes
Viewing Location		
	Rationale This view is discounted as it does not provide a clear view of All Saints Church, which is the main heritage asset in the view. The buildings associated with Riverside and Charter Quay largely obscure the clock tower of the church and only the flag pole is visible from this specific location. Whilst this specific viewing location is not proposed in its own right for designation as a SSV, it forms part of the wider kinetic view across the bridge which is proposed as an SSV.	
1	Nature of Access Footpath alongside cycleway – Thames Long Distance Route	
2	Is the view static or part of a series of views Part of a Kinetic Panoramic View on the Bridge. The view is experienced travelling across the bridge towards Kingston Town Centre. The Viewer is not necessarily focused on the linear directional view but on the wider riverscape and the view is experienced moving across the bridge rather than statically.	
3	Is the location designated Kingston Old Town Conservation Area Kingston Bridge Grade II* Listed Primary View Key Landmark Building	
4	Character Area and Key Characteristics <ul style="list-style-type: none"> • Kingston Old Town Conservation Area • Character Area 7 – Riverside South • Kingston Bridge is on the reach above Teddington Lock and close to and downstream of the mouth of the Hogsmill River, a minor tributary of the Thames. It is on the route of the Thames Path and is the end point for the Thames Down Link long distance footpath from Box Hill station • River Thames riverscape with views across to the retail built up edge of Kingston and Riverside Development. 	
5	Are there any cultural connections between the viewpoint and elements in the view Kingston Bridge - Until Putney Bridge was opened in 1729, Kingston Bridge was the only crossing of the river between London Bridge and Staines Bridge. According to 16th century antiquarian John Leland, the bridge existed in the centuries when Anglo-Saxon England existed (after Roman Britain and before 1066). He wrote "And yn the old tyme the commune saying ys that the bridge where the comun passage was over the Tamise was lower on the ryver then it is now. And when men began the new town in the Saxons tymes they toke from the very clive of Comeparke [cliff of Coombe Park] side to build on the Tamise side; and sette a new bridge hard by the same." However, it is also claimed that the first Kingston	

	Bridge was constructed in the 1190s
6	Topography and enclosure Open views across the bridge, no vegetation
	Overall Value of the Viewing Location VERY HIGH
The Viewer	
7	Who currently experiences the view? Shoppers, visitors to heritage assets, cyclists, motorists, recreational users of Thames Long Distance Path, tourists, students/workers/residents
8	Is the view an important part of the viewer's experience? YES
9	Who experienced the view historically? The bridge was built by Edward Lapidge (1825-28) opened by the Duchess of Clarence. It is constructed of Portland stone with 5 rusticated arches, the centre one with an armorial keystone; bold cornice and balustrade parapet. Semi-circular waters carry flat panelled piers surmounted by little balcony projections breaking forward from the balustrade. It was widened in 1941. One original cast iron lamp standard remains. Kingston Bridge played a considerable part in the campaign of 1452, when the Duke of York, who had marched from the West Country and had been refused entry into London, was enabled to cross by it into Surrey and take up his position at Blackheath. Wyatt also used this passage in 1554 when, baulked of his intention to enter the city by way of London Bridge, he marched to Kingston. The extremely flimsy nature of the bridge stood the government in good stead, for considerable delay was caused by some 30 ft. of the bridge having been removed before the insurgents' arrival.
	Overall Sensitivity of the Viewer VERY HIGH
The View	
10	Description of foreground, middle ground and background The foreground comprises the bridge with balcony projections and cast iron lamps looking across to the built up retail edge of Kingston with views of John Lewis, Bentalls, and the Riverside Quay with restaurants and promenade walks. There are views to Bishops Place house, Osiers Court, The Admiralty Building and the church tower and spire of All Saints Church.
11	Likely seasonal and night time variation Views changes at dusk, where the well-lit bridge and vibrant lighting associated with the riverside activity and reflections on the water provide the majority of artificial light and interest. The Church tower, although perceptible in outline at dusk, is not floodlit, and recesses in the view.
12	Does the view contain designated or landmark features <ul style="list-style-type: none"> • Old Town Conservation Area • Kingston Bridge Grade II* Listed • Front of Bentalls – Building of Townscape Merit, Grade II Listed • All Saints Church Grade I Listed • Riverside Pavilions Grade II • John Lewis Secondary Landmark Building
13	Does the view contain detracting features

	Street signage
	<i>Overall Value of the View</i> VERY HIGH
CONSTRAINTS TO APPRAISAL	
14	Conditions at the time of view appraisal Clear and good visibility

APPRAISAL DATA SHEET FOR HIGH LEVEL ASSESSMENT OF VIEWS

VIEWPOINT REF NO: 51A	APPRAISED BY: AM/SR	DATE: 5/4/17
VIEWPOINT LOCATION: E: 517735, N: 169361 Kingston Bridge by 51 looking towards the built up edge of Kingston East.		Publicly Accessible? Yes
Viewing Location		
	Rationale This view is discounted as it does not provide a clear view of All Saints Church, which is the main heritage asset in the view. The buildings associated with Riverside and Charter Quay largely obscure the clock tower of the church and only the flag pole is visible from this specific location. Whilst this specific viewing location is not proposed in its own right for designation as a SSV, it forms part of the wider kinetic view across the bridge which is proposed as an SSV.	
1	Nature of Access Footpath alongside cycleway – Thames Long Distance Route	
2	Is the view static or part of a series of views Part of a Kinetic Panoramic View. The view is experienced travelling across the bridge towards Kingston Town Centre. The Viewer is not necessarily focused on the linear directional view but on the wider riverscape and the view is experienced moving across the bridge rather than statically.	
3	Is the location designated Yes – Hampton Wick Conservation Area Kingston Bridge Grade II* Listed	
4	Character Area and Key Characteristics <ul style="list-style-type: none"> • Outside Royal Borough of Kingston and abuts Kingston Old Town Conservation Area • Kingston Bridge is on the reach above Teddington Lock and close to and downstream of the mouth of the Hogsmill River, a minor tributary of the Thames. It is on the route of the Thames Path and is the end point for the Thames Down Link long distance footpath from Box Hill station • River Thames riverscape with views across to the retail built up edge of Kingston and Riverside Development. 	
5	Are there any cultural connections between the viewpoint and elements in the view Kingston Bridge - Until Putney Bridge was opened in 1729, Kingston Bridge was the only crossing of the river between London Bridge and Staines Bridge. According to 16th century antiquarian John Leland, the bridge existed in the centuries when Anglo-Saxon England existed (after Roman Britain and before 1066). He wrote "And yn the old tyme the commune saying ys that the bridge where the comun passage was over the Tamise was lower on the ryver then it is now. And when men began the new town in the Saxons tymes they toke from the very clive of Comeparke [cliff of Coombe Park] side to build on the Tamise side; and sette a new bridge hard by the same." However, it is also claimed that the first Kingston Bridge was constructed in the 1190s	
6	Topography and enclosure Open views across the bridge, no vegetation	
	Overall Value of the Viewing Location VERY HIGH	

The Viewer	
7	<p>Who currently experiences the view? Shoppers, visitors to heritage assets, cyclists, motorists, recreational users of Thames Long Distance Path, tourists, students/workers/residents</p>
8	<p>Is the view an important part of the viewer's experience? YES</p>
9	<p>Who experienced the view historically? The bridge was built by Edward Lapidge (1825-28) opened by the Duchess of Clarence. It is constructed of Portland stone with 5 rusticated arches, the centre one with an armorial keystone; bold cornice and balustrade parapet. Semi-circular waters carry flat panelled piers surmounted by little balcony projections breaking forward from the balustrade. It was widened in 1941. One original cast iron lamp standard remains. Kingston Bridge played a considerable part in the campaign of 1452, when the Duke of York, who had marched from the West Country and had been refused entry into London, was enabled to cross by it into Surrey and take up his position at Blackheath. Wyatt also used this passage in 1554 when, baulked of his intention to enter the city by way of London Bridge, he marched to Kingston. The extremely flimsy nature of the bridge stood the government in good stead, for considerable delay was caused by some 30 ft. of the bridge having been removed before the insurgents' arrival</p>
	<p>Overall Sensitivity of the Viewer VERY HIGH</p>
The View	
10	<p>Description of foreground, middle ground and background The foreground comprises the bridge with balcony projections and cast iron lamps looking across to the built up retail edge of Kingston with views of John Lewis, Bentalls, and the Riverside Quay with restaurants and promenade walks. There are views to Bishops Place house, Osiers Court, The Admiralty Building and the church tower and spire of All Saints Church.</p>
11	<p>Likely seasonal and night time variation Views changes at dusk, where the well-lit bridge and vibrant lighting associated with the riverside activity and reflections on the water provide the majority of artificial light and interest. The Church tower, although perceptible in outline at dusk, is not floodlit, and recesses in the view.</p>
12	<p>Does the view contain designated or landmark features</p> <ul style="list-style-type: none"> • Old Town Conservation Area • Kingston Bridge Grade II* Listed • Front of Bentalls – Building of Townscape Merit, Grade II Listed • All Saints Church Grade I Listed • Riverside Pavilions Grade II • John Lewis Secondary Landmark Building
13	<p>Does the view contain detracting features Street signage</p>
	<p>Overall Value of the View VERY HIGH</p>
CONSTRAINTS TO APPRAISAL	
14	<p>Conditions at the time of view appraisal Clear and good visibility</p>

APPRAISAL DATA SHEET FOR HIGH LEVEL ASSESSMENT OF VIEWS

VIEWPOINT REF NO: 53	APPRAISED BY: AM/SR	DATE: 5/4/17
VIEWPOINT LOCATION: E: 517730, N: 169383 Middle of Kingston Bridge looking as far as All Saints Church		Publically Accessible? Yes
Viewing Location		
	<p>Rationale This view is discounted as it does not provide a clear view of All Saints Church, which is the main heritage asset in the view. The buildings associated with Riverside and Charter Quay largely obscure the clock tower of the church and only the flag pole is visible from this specific location. Whilst this specific viewing location is not proposed in its own right for designation as a SSV, it forms part of the wider kinetic view across the bridge which is proposed as an SSV.</p>	
1	<p>Nature of Access Footpath alongside cycleway – Thames Long Distance Route</p>	
2	<p>Is the view static or part of a series of views Part of a Kinetic Panoramic View. The view is experienced travelling across the bridge towards Kingston Town Centre. The Viewer is not necessarily focused on the linear directional view but on the wider riverscape and the view is experienced moving across the bridge rather than statically.</p>	
3	<p>Is the location designated Yes – Kingston Old Town Conservation Area Kingston Bridge Grade II* Listed Primary View Key Landmark Building</p>	
4	<p>Character Area and Key Characteristics</p> <ul style="list-style-type: none"> • Kingston Old Town Conservation Area • Character Area 7 – Riverside South • Kingston Bridge is on the reach above Teddington Lock and close to and downstream of the mouth of the Hogsmill River, a minor tributary of the Thames. It is on the route of the Thames Path and is the end point for the Thames Down Link long distance footpath from Box Hill station • River Thames riverscape with views across to the retail built up edge of Kingston and Riverside Development. 	
5	<p>Are there any cultural connections between the viewpoint and elements in the view Kingston Bridge - Until Putney Bridge was opened in 1729, Kingston Bridge was the only crossing of the river between London Bridge and Staines Bridge. According to 16th century antiquarian John Leland, the bridge existed in the centuries when Anglo-Saxon England existed (after Roman Britain and before 1066). He wrote "And yn the old tyme the commune saying ys that the bridge where the comun passage was over the Tamise was lower on the ryver then it is now. And when men began the new town in the Saxons tymes they toke from the very clive of Comeparke [cliff of Coombe Park] side to build on the Tamise side; and sette a new bridge hard by the same." However, it is also claimed that the first Kingston Bridge was constructed in the 1190s</p>	
6	<p>Topography and enclosure Open views across the bridge, no vegetation</p>	

	Overall Value of the Viewing Location VERY HIGH
The Viewer	
7	Who currently experiences the view? Shoppers, visitors to heritage assets, cyclists, motorists, recreational users of Thames Long Distance Path, tourists, students/workers/residents
8	Is the view an important part of the viewer's experience? YES
9	Who experienced the view historically? The bridge was built by Edward Lapidge (1825-28) opened by the Duchess of Clarence. It is constructed of Portland stone with 5 rusticated arches, the centre one with an armorial keystone; bold cornice and balustrade parapet. Semi-circular waters carry flat panelled piers surmounted by little balcony projections breaking forward from the balustrade. It was widened in 1941. One original cast iron lamp standard remains. Kingston Bridge played a considerable part in the campaign of 1452, when the Duke of York, who had marched from the West Country and had been refused entry into London, was enabled to cross by it into Surrey and take up his position at Blackheath. Wyatt also used this passage in 1554 when, baulked of his intention to enter the city by way of London Bridge, he marched to Kingston. The extremely flimsy nature of the bridge stood the government in good stead, for considerable delay was caused by some 30 ft. of the bridge having been removed before the insurgents' arrival
	Overall Sensitivity of the Viewer VERY HIGH
The View	
10	Description of foreground, middle ground and background The foreground comprises the bridge with balcony projections and cast iron lamps looking across to the built up retail edge of Kingston with views south down the River Thames towards St Raphael's Church. The middle ground comprises the restaurants and bars associated with Riverside Quay.
11	Likely seasonal and night time variation Views changes at dusk, where the well-lit bridge and vibrant lighting associated with the riverside activity and reflections on the water provide the majority of artificial light and interest. The Church tower, although perceptible in outline at dusk, is not floodlit, and recesses in the view.
12	Does the view contain designated or landmark features <ul style="list-style-type: none"> • Old Town Conservation Area • Kingston Bridge Grade II* Listed • Front of Bentalls – Building of Townscape Merit, Grade II Listed • All Saints Church Grade I Listed • Riverside Pavilions Grade II • John Lewis Secondary Landmark Building • St Raphaels Grade II Listed
13	Does the view contain detracting features Street signage
	Overall Value of the View VERY HIGH
CONSTRAINTS TO APPRAISAL	

14	Conditions at the time of view appraisal Clear and good visibility
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APPRAISAL DATA SHEET FOR HIGH LEVEL ASSESSMENT OF VIEWS

VIEWPOINT REF NO: 55	APPRAISED BY: AM/SR	DATE: 5/4/17
VIEWPOINT LOCATION: E: 517707, N: 169366 Kingston Bridge looking East to RBK and towards All Saints Church.		Publicly Accessible? Yes
Viewing Location		
	Rationale This view is discounted as it does not provide a clear view of All Saints Church, which is the main heritage asset in the view. The buildings associated with Riverside and Charter Quay largely obscure the clock tower of the church and only the flag pole is visible from this specific location. Whilst this specific viewing location is not proposed in its own right for designation as a SSV, it forms part of the wider kinetic view across the bridge which is proposed as an SSV.	
1	Nature of Access Footpath alongside cycleway – Thames Long Distance Route	
2	Is the view static or part of a series of views Part of a Kinetic Panoramic View. The view is experienced travelling across the bridge towards Kingston Town Centre. The Viewer is not necessarily focused on the linear directional view but on the wider riverscape and the view is experienced moving across the bridge rather than statically.	
3	Is the location designated Yes – Kingston Old Town Conservation Area Kingston Bridge Grade II* Listed Primary View Key Landmark Building	
4	Character Area and Key Characteristics <ul style="list-style-type: none"> • Kingston Old Town Conservation Area • Character Area 7 – Riverside South • Kingston Bridge is on the reach above Teddington Lock and close to and downstream of the mouth of the Hogsmill River, a minor tributary of the Thames. It is on the route of the Thames Path and is the end point for the Thames Down Link long distance footpath from Box Hill station • River Thames riverscape with views across to the retail built up edge of Kingston and Riverside Development. 	
5	Are there any cultural connections between the viewpoint and elements in the view Kingston Bridge - Until Putney Bridge was opened in 1729, Kingston Bridge was the only crossing of the river between London Bridge and Staines Bridge. According to 16th century antiquarian John Leland, the bridge existed in the centuries when Anglo-Saxon England existed (after Roman Britain and before 1066). He wrote "And yn the old tyme the commune saying ys that the bridge where the comun passage was over the Tamise was lower on the ryver then it is now. And when men began the new town in the Saxons tymes they toke from the very clive of Comeparke [cliff of Coombe Park] side to build on the Tamise side; and sette a new bridge hard by the same." However, it is also claimed that the first Kingston Bridge was constructed in the 1190s	
6	Topography and enclosure	

	Open views across the bridge, no vegetation
	Overall Value of the Viewing Location VERY HIGH
The Viewer	
7	Who currently experiences the view? Shoppers, visitors to heritage assets, cyclists, motorists, recreational users of Thames Long Distance Path, tourists, students/workers/residents
8	Is the view an important part of the viewer's experience? YES
9	Who experienced the view historically? The bridge was built by Edward Lapidge (1825-28) opened by the Duchess of Clarence. It is constructed of Portland stone with 5 rusticated arches, the centre one with an armorial keystone; bold cornice and balustrade parapet. Semi-circular waters carry flat panelled piers surmounted by little balcony projections breaking forward from the balustrade. It was widened in 1941. One original cast iron lamp standard remains. Kingston Bridge played a considerable part in the campaign of 1452, when the Duke of York, who had marched from the West Country and had been refused entry into London, was enabled to cross by it into Surrey and take up his position at Blackheath. Wyatt also used this passage in 1554 when, baulked of his intention to enter the city by way of London Bridge, he marched to Kingston. The extremely flimsy nature of the bridge stood the government in good stead, for considerable delay was caused by some 30 ft. of the bridge having been removed before the insurgents' arrival
	Overall Sensitivity of the Viewer VERY HIGH
The View	
10	Description of foreground, middle ground and background The foreground comprises the bridge with balcony projections and cast iron lamps looking across to the built up edge of Kingston. Views of All Saints Church are obscured. Views are available to Kingston College, St Raphaels, Jerome Place, Garricks House.
11	Likely seasonal and night time variation Views changes at dusk, where the well-lit bridge and vibrant lighting associated with the riverside activity and reflections on the water provide the majority of artificial light and interest. The Church tower, although perceptible in outline at dusk, is not floodlit, and recesses in the view.
12	Does the view contain designated or landmark features <ul style="list-style-type: none"> • Old Town Conservation Area • Kingston Bridge Grade II* Listed • Front of Bentalls – Building of Townscape Merit, Grade II Listed • All Saints Church Grade I Listed • Riverside Pavilions Grade II • John Lewis Secondary Landmark Building • St Raphaels Grade II Listed
13	Does the view contain detracting features Street signage
	Overall Value of the View VERY HIGH
CONSTRAINTS TO APPRAISAL	

14	Conditions at the time of view appraisal Clear and good visibility
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APPRAISAL DATA SHEET FOR HIGH LEVEL ASSESSMENT OF VIEWS

VIEWPOINT REF NO: 63		APPRAISED BY: AM/SR	DATE: 05.04.17
VIEWPOINT LOCATION: E: 517907, N: 169361 Standing in Clarence Street outside the grounds of All Saints Church looking up and as far as All Saints Church's clock tower		Publically Accessible? Yes	
Viewing Location			
	Rationale The view provides a good view and an appreciation of the Grade I Listed Church however View 62 enables a better appreciation of the understanding of the historic asset and its setting in consideration of its wider grounds in the context of the retail heart of Kingston and Ancient Market area.		
1	Nature of Access Street, footpath.		
2	Is the view static or part of a series of views Static View.		
3	Is the location designated View is taken within the Kingston Old Town Conservation Area, Key Area of Conservation and Strategic Area of Special Character.		
4	Character Area and Key Characteristics Character Area 6: Historic Core – Old Town Conservation Area. All Saints Church and churchyard		
5	Are there any cultural connections between the viewpoint and elements in the view Yes. View is of All Saints Church		
6	Topography and enclosure No enclosure. Topography is flat, +10AOD		
	Overall Value of the Viewing Location VERY HIGH		
The Viewer			
7	Who currently experiences the view? Pedestrians, shoppers, place of worship		
8	Is the view an important part of the viewer's experience? Yes		
9	Who experienced the view historically?		
	Overall Sensitivity of the Viewer VERY HIGH		
The View			
10	Description of foreground, middle ground and background Foreground view is of the churchyard, lawns and footpath leading up to All Saints Church. Middle ground view is of All Saints Church and clocktower.		
11	Likely seasonal and night time variation Some seasonal variation due to reduced vegetative screening in front of All Saints Church. Night		

	time views may differ due to lack of artificial lighting and the space will be less animated.
12	Does the view contain designated or landmark features All Saints Church: Grade I Listed
13	Does the view contain detracting features
	Overall Value of the View VERY HIGH
CONSTRAINTS TO APPRAISAL	
14	Conditions at the time of view appraisal Clear Day good visibility

APPRAISAL DATA SHEET FOR HIGH LEVEL ASSESSMENT OF VIEWS

VIEWPOINT REF NO: 78 (i)	APPRAISED BY: AM/SR	DATE: 12/4/17
VIEWPOINT LOCATION: E: 517636, N: 169287 Barge Walk within POS directly opposite Riverside and All Saints Church		Publically Accessible? Yes
Viewing Location		
	Rationale This views does not provide the clearest appreciation and views of the heritage assets associated with this specific location. This is part of a sequential view and it is considered that the location of 78 (iii) provides the optimum viewing place for the heritage assets in the view, which include the Guildhall and All Saints Church.	
1	Nature of Access Thames Path alongside Barge Walk	
2	Is the view static or part of a series of views Part of a Sequential View along the Thames Path and River Thames	
3	Is the location designated Hampton Wick Conservation Area	
4	Character Area and Key Characteristics Hampton Wick Conservation Area No 18, Sub Area 4.2 – The Riverside, south of Kingston Bridge Along River Thames Riverscape. Kingston Bridge Boatyard, Barge Walk – tranquil area outside the grounds of Hampton Court Park The breadth of the river allows unique views into the heart of Kingston. The river banks reinforce the sense of formality and the river space is enlivened by river traffic, the mooring of boats and activities occurring on the quaysides. The groups of mature trees form an important backdrop and give a transition to the parkland character of the river edge. Small informal seating areas provide a welcome respite from the noise and bustle of traffic on the bridge.	
5	Are there any cultural connections between the viewpoint and elements in the view Kingston Bridge All Saints Church	
6	Topography and enclosure Open views across the River adjacent to mature trees outside Hampton Court Royal Park	
	Overall Value of the Viewing Location HIGH	
The Viewer		
7	Who currently experiences the view? Cyclists, recreational users of Thames Long Distance Path, Boat users	
8	Is the view an important part of the viewer’s experience? YES	
9	Who experienced the view historically? Barge Walk Cottage residents	
	Overall Sensitivity of the Viewer VERY HIGH	

The View	
10	<p>Description of foreground, middle ground and background</p> <p>The foreground comprises the river edge with boats and recreational use and Kingston Bridge Boatyard. To the north lies Kingston Bridge and boatyard. Looking across the River Thames views are open towards Riverside Quay Development bars and restaurants, Stephens Apartments (approx. 8 storeys) All Saints Church and John Lewis.</p>
11	<p>Likely seasonal and night time variation</p> <p>Street lighting and lighting from night use of buildings, particularly restaurants will change the experience of the view at night. There will limited seasonal change.</p>
12	<p>Does the view contain designated or landmark features</p> <ul style="list-style-type: none"> • Looking across to Kingston Old Town Conservation Area • Kingston Bridge Grade II* Listed • Guildhall Grade II • All Saints Church Clock Tower and Spire Grade I • John Lewis Secondary Landmark • 3 & 5 Thames Street Grade II • 6 – 9 Market Place Grade II
13	<p>Does the view contain detracting features</p>
	<p>Overall Value of the View VERY HIGH</p>
CONSTRAINTS TO APPRAISAL	
14	<p>Conditions at the time of view appraisal</p> <p>Overcast</p>

APPRAISAL DATA SHEET FOR HIGH LEVEL ASSESSMENT OF VIEWS

VIEWPOINT REF NO: 78 (iiii)	APPRAISED BY: AM/SR	DATE: 12/4/17
VIEWPOINT LOCATION: E: 517669, 169054 View from landing stage directly opposite The Mill and Kingston College		Publically Accessible? Yes
Viewing Location		
	Rationale This views does not provide the clearest appreciation and views of the heritage assets associated with this specific location. This is part of a sequential view and it is considered that the location of 78 (iii) provides the optimum viewing place for the heritage assets in the view, which include the Guildhall and All Saints Church.	
1	Nature of Access Stepped down access off Barge Walk	
2	Is the view static or part of a series of views Sequential View along River Thames	
3	Is the location designated Hampton Wick Conservation Area	
4	Character Area and Key Characteristics Hampton Wick Conservation Area No 18, Sub Area 4.2 – The Riverside, south of Kingston Bridge Along River Thames Riverscape. Kingston Bridge Boatyard, Barge Walk – tranquil area outside the grounds of Hampton Court Park The breadth of the river allows unique views into the heart of Kingston. The river banks reinforce the sense of formality and the river space is enlivened by river traffic, the mooring of boats and activities occurring on the quaysides. The groups of mature trees form an important backdrop and give a transition to the parkland character of the river edge. Small informal seating areas provide a welcome respite from the noise and bustle of traffic on the bridge.	
5	Are there any cultural connections between the viewpoint and elements in the view Kingston Bridge St Raphaels Church	
6	Topography and enclosure Open views across the River adjacent to mature trees outside Hampton Court Royal Park	
	Overall Value of the Viewing Location HIGH	
The Viewer		
7	Who currently experiences the view? Cyclists, recreational users of Thames Long Distance Path, Boat users	
8	Is the view an important part of the viewer’s experience? YES	
9	Who experienced the view historically? Barge Walk Cottage residents	
	Overall Sensitivity of the Viewer VERY HIGH	

The View	
10	<p>Description of foreground, middle ground and background</p> <p>The foreground comprises the river edge with boats and recreational use to the north lies Kingston Bridge and boatyard. Looking across the River Thames views are open to Stephens House, All Saints Church and John Lewis.</p>
11	<p>Likely seasonal and night time variation</p> <p>Street lighting and lighting from night use of buildings, particularly restaurants will change the experience of the view at night. There will limited seasonal change.</p>
12	<p>Does the view contain designated or landmark features</p> <ul style="list-style-type: none"> • Looking across to Kingston Old Town Conservation Area • Kingston Bridge Grade II* Listed • All Saints Church Grade I Listed Clock Tower and Spire • John Lewis Secondary Landmark • 3 & 5 Thames Street Grade II Listed • 6 – 9 Market Place Grade II Listed
13	<p>Does the view contain detracting features</p>
	<p>Overall Value of the View</p> <p>VERY HIGH</p>
CONSTRAINTS TO APPRAISAL	
14	<p>Conditions at the time of view appraisal</p> <p>Overcast</p>

APPRAISAL DATA SHEET FOR HIGH LEVEL ASSESSMENT OF VIEWS

VIEWPOINT REF NO: 86	APPRAISED BY: AM/SR	DATE: 05.04.2017
VIEWPOINT LOCATION: E: 517896, N: 169159 Ancient Market (High Street entrance) looking towards Market House		Publically Accessible? Yes
Viewing Location		
	Rationale Foreground views are available of the Ancient Market and market stalls. Middle ground views are of the Market House and surrounding built form. Background views are of the large trees associated with All Saints Church and a partial view of All Saints Church. This view is not considered to be taken forward however as it does not provide the best appreciation of the heritage assets, in particular All Saints Church, which is largely obscured in the view by Market House. It is considered that View 86b provides a better understanding and appreciation of the historic landmarks and identity of the Market Square.	
1	Nature of Access Street	
2	Is the view static or part of a series of views Static	
3	Is the location designated Kingston Old Town Conservation Area	
4	Character Area and Key Characteristics <ul style="list-style-type: none"> • Kingston Old Town Conservation Area • No. 6 Historic Core • Key Area of Conservation (K+20) • The buildings generally comprise two, three and four storeys and there is a mix of architectural styles. The juxtaposition and variety of architectural origins, contrasting materials and heights, create a fine grained interesting townscape. • Irregularly shaped spaces, narrow streets, passages, and narrow plots, contain an impressive range of good quality vernacular architecture dating from the 15th Century, with examples of preserved medieval street patterns. • The majority of buildings are considered to make a positive contribution to the area's character and appearance. • High quality public realm and a busy and popular focal point. 	
5	Are there any cultural connections between the viewpoint and elements in the view Market House, Ancient Market place, listed buildings fronting out onto Ancient Market, Shrubsole Memorial and partial view of All Saints Church	
6	Topography and enclosure Topography is flat, approximately +8.00AOD. Enclosure from the built form surrounding the Ancient Market.	
	Overall Value of the Viewing Location VERY HIGH	
The Viewer		
7	Who currently experiences the view? Shoppers and pedestrians, visitors to heritage assets	

8	Is the view an important part of the viewer's experience? Yes
9	Who experienced the view historically? The historic Market Place has been in use since around 1170 when Henry II was on the throne. Over the past 800 years the Market Place has been used for much more than just selling produce and has been a place for both celebration and punishment. The Market Place was the ideal location for Kingston's criminals to get their comeuppance in the stocks. Kingston's first market was recorded in 1242 and the town has been a major trading centre since 1170. The medieval Market Place is home to the Grade 1 listed All Saints Church and the 19th Century Market House. Supporting the local economy, the market features local traders and produce. Over the centuries, Royal Charters were granted to Kingston, which gave the town rights to operate a market. King John granted the first charter in 1208. However, Charles I granted the most influential charter in 1628. He granted Kingston the unique right to a monopoly over markets within a seven-mile radius of the town. Some of Kingston's oldest established industries were located around the Market Place, including malting, tanning and candle making. These industries have shaped the look of the Market Place today.
	Overall Sensitivity of the Viewer VERY HIGH
The View	
10	Description of foreground, middle ground and background Foreground views are of the Ancient Market and market stalls. Middle ground views are of the Market House and surrounding built form. Background views are of the large trees associated with All Saints Church and a partial view of All Saints Church.
11	Likely seasonal and night time variation No seasonal variation. Night time variation will reduce the visibility of the Market House and All Saints Church.
12	Does the view contain designated or landmark features <ul style="list-style-type: none"> • Market House: Grade II Listed • 1, 3, 5, 6, 9, 11, 14-16 Thames Street: Grade II Listed • 3, 4, 5, 23, 24, 24A, 30 Market Place: Grade II Listed • All Saints Church: Grade I Listed • Shrubsole Memorial: Grade II Listed • 4, 5, 21, 32, 33, Market Place: Buildings of Townscape Merit
13	Does the view contain detracting features Market Stalls obscure the view of the Market House
	Overall Value of the View VERY HIGH
CONSTRAINTS TO APPRAISAL	
14	Conditions at the time of view appraisal Clear and bright

APPRAISAL DATA SHEET FOR HIGH LEVEL ASSESSMENT OF VIEWS

VIEWPOINT REF NO: 86A	APPRAISED BY: AM/SR	DATE: 05.04.2017
VIEWPOINT LOCATION: E: 517903, N: 169153 Western edge of the Ancient Market within curtilage of existing buildings		Publically Accessible? Yes
Viewing Location		
	<p>Rationale Foreground views are available of the Ancient Market and market stalls. Middle ground views are of the Market House and surrounding built form. Background views are of the large trees associated with All Saints Church and a partial view of All Saints Church. This view is not considered to be taken forward however as it does not provide the best appreciation of the heritage assets, in particular All Saints Church, which is largely obscured in the view by Market House. It is considered that View 86b provides a better understanding and appreciation of the historic landmarks and identity of the Market Square.</p>	
1	<p>Nature of Access Street</p>	
2	<p>Is the view static or part of a series of views Static</p>	
3	<p>Is the location designated Kingston Old Town Conservation Area</p>	
4	<p>Character Area and Key Characteristics</p> <ul style="list-style-type: none"> • Kingston Old Town Conservation Area • No. 6 Historic Core • Key Area of Conservation (K+20) • The buildings generally comprise two, three and four storeys and there is a mix of architectural styles. The juxtaposition and variety of architectural origins, contrasting materials and heights, create a fine grained interesting townscape. • Irregularly shaped spaces, narrow streets, passages, and narrow plots, contain an impressive range of good quality vernacular architecture dating from the 15th Century, with examples of preserved medieval street patterns. • The majority of buildings are considered to make a positive contribution to the area's character and appearance. • High quality public realm and a busy and popular focal point. 	
5	<p>Are there any cultural connections between the viewpoint and elements in the view Market House, Ancient Market place, listed buildings fronting out onto Ancient Market and view of All Saints Church</p>	
6	<p>Topography and enclosure Topography is flat, approximately +8.00AOD. Enclosure from the built form surrounding the Ancient Market.</p>	
	<p>Overall Value of the Viewing Location VERY HIGH</p>	
The Viewer		
7	<p>Who currently experiences the view? Shoppers and pedestrians, visitors to heritage asset</p>	

8	Is the view an important part of the viewer's experience? Yes
9	Who experienced the view historically? The historic Market Place has been in use since around 1170 when Henry II was on the throne. Over the past 800 years the Market Place has been used for much more than just selling produce and has been a place for both celebration and punishment. The Market Place was the ideal location for Kingston's criminals to get their comeuppance in the stocks. Kingston's first market was recorded in 1242 and the town has been a major trading centre since 1170. The medieval Market Place is home to the Grade 1 listed All Saints Church and the 19th Century Market House. Supporting the local economy, the market features local traders and produce. Over the centuries, Royal Charters were granted to Kingston, which gave the town rights to operate a market. King John granted the first charter in 1208. However, Charles I granted the most influential charter in 1628. He granted Kingston the unique right to a monopoly over markets within a seven-mile radius of the town. Some of Kingston's oldest established industries were located around the Market Place, including malting, tanning and candle making. These industries have shaped the look of the Market Place today.
	Overall Sensitivity of the Viewer VERY HIGH
The View	
10	Description of foreground, middle ground and background Foreground views are of the Ancient Market and market stalls. Middle ground views are of the Market House and surrounding built form. Background views are of the large trees associated with All Saints Church and a clear view of All Saints Church.
11	Likely seasonal and night time variation No seasonal variation. Night time variation will reduce the visibility of the Market House and All Saints Church.
12	Does the view contain designated or landmark features <ul style="list-style-type: none"> • Market House: Grade II Listed • 23, 24, 24A Market Place: Grade II Listed • All Saints Church: Grade I Listed • 21 Market Place: Buildings of Townscape Merit
13	Does the view contain detracting features Market Stalls obscure the view of the Market House
	Overall Value of the View VERY HIGH
CONSTRAINTS TO APPRAISAL	
14	Conditions at the time of view appraisal Clear and bright

APPRAISAL DATA SHEET FOR HIGH LEVEL ASSESSMENT OF VIEWS

VIEWPOINT REF NO: 91	APPRAISED BY: AM/SR	DATE: 5/4/17
VIEWPOINT LOCATION: E: 517901, N: 169167 Market Square looking towards All Saints Church		Publically Accessible? Yes
Viewing Location		
	<p>Rationale Foreground views are available of the Ancient Market and market stalls. Middle ground views are of the Market House and surrounding built form. Background views are of the large trees associated with All Saints Church and a partial view of All Saints Church. This view is not considered to be taken forward however as it does not provide the best appreciation of the heritage assets, in particular All Saints Church, which is largely obscured in the view by Market House. It is considered that View 86b provides a better understanding and appreciation of the historic landmarks and identity of the Market Square.</p>	
1	<p>Nature of Access Shared surface public realm</p>	
2	<p>Is the view static or part of a series of views Static</p>	
3	<p>Is the location designated Yes</p>	
4	<p>Character Area and Key Characteristics</p> <ul style="list-style-type: none"> • Kingston Old Town Conservation Area • No. 6 Historic Core • Key Area of Conservation (K+20) • The buildings generally comprise two, three and four storeys and there is a mix of architectural styles. The juxtaposition and variety of architectural origins, contrasting materials and heights, create a fine grained interesting townscape. • Irregularly shaped spaces, narrow streets, passages, and narrow plots, contain an impressive range of good quality vernacular architecture dating from the 15th Century, with examples of preserved medieval street patterns. • The majority of buildings are considered to make a positive contribution to the area's character and appearance. • High quality public realm and a busy and popular focal point. 	
5	<p>Are there any cultural connections between the viewpoint and elements in the view All Saints Church Grade I Listed Building: All Saints Church is the historic parish church of Kingston upon Thames on the edge of London, and is set between the ancient Market Place and the main shopping centre. It forms part of the Diocese of Southwark and with the church of St John, it forms a team of Anglican churches serving residents, businesses, schools and Kingston University. The church is the only Grade I listed building (but not structure) in Kingston. Market House Grade II* Listed - Former town hall, now in commercial use. Designed by Charles Henman, Senior, in an Italianate style, but incorporating a 1706 statue of Queen Anne by Francis Bird from the earlier Town Hall dating from 1505 on the site. The builder was a local mason, John Trigg, the ground floor cast iron beams and columns were supplied by T Francis' a Kingston foundry and the bell in the south-west turret was cast in 1840 by Thomas Mears of Whitechapel.</p>	
6	<p>Topography and enclosure</p>	

	The surrounding buildings provide enclosure around Market Square.
	Overall Value of the Viewing Location VERY HIGH
The Viewer	
7	Who currently experiences the view? Shoppers, visitors to heritage assets, tourists, students/workers/residents, visitors to heritage asset
8	Is the view an important part of the viewer's experience? YES
9	Who experienced the view historically? The historic Market Place has been in use since around 1170 when Henry II was on the throne. Over the past 800 years the Market Place has been used for much more than just selling produce and has been a place for both celebration and punishment. The Market Place was the ideal location for Kingston's criminals to get their comeuppance in the stocks. Kingston's first market was recorded in 1242 and the town has been a major trading centre since 1170. The medieval Market Place is home to the Grade 1 listed All Saints Church and the 19th Century Market House. Supporting the local economy, the market features local traders and produce. Over the centuries, Royal Charters were granted to Kingston, which gave the town rights to operate a market. King John granted the first charter in 1208. However, Charles I granted the most influential charter in 1628. He granted Kingston the unique right to a monopoly over markets within a seven-mile radius of the town. Some of Kingston's oldest established industries were located around the Market Place, including malting, tanning and candle making. These industries have shaped the look of the Market Place today.
	Overall Sensitivity of the Viewer VERY HIGH
The View	
10	Description of foreground, middle ground and background This view is a constrained vista looking directly towards All Saints Church with Market House in the foreground.
11	Likely seasonal and night time variation Street lighting and lighting from night use of buildings, particularly restaurants will change the experience of the view at night. There will limited seasonal change.
12	Does the view contain designated or landmark features <ul style="list-style-type: none"> • Market House: Grade II Listed • 6, 7, 8, 9, 14, 15, 16, 23, 24, 24A Market Place: Grade II Listed • 1, 3, 5 Thames Street: Grade II Listed • All Saints Church: Grade I Listed • 21 Market Place: Buildings of Townscape Merit
13	Does the view contain detracting features Temporary Market Stalls
	Overall Value of the View VERY HIGH
CONSTRAINTS TO APPRAISAL	

14	Conditions at the time of view appraisal Clear and good visibility
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APPRAISAL DATA SHEET FOR HIGH LEVEL ASSESSMENT OF VIEWS

VIEWPOINT REF NO: 99	APPRAISED BY: AM/SR	DATE: 05.04.2017
VIEWPOINT LOCATION: E: 517892, N: 169150 Ancient Market (High Street entrance) looking north west to entrance of Thames Street and vice versa (Facing north		Publically Accessible? Yes
Viewing Location		
	<p>Rationale Foreground views are available of the Ancient Market and market stalls. Middle ground views are of the Market House and surrounding built form. Background views are of the large trees associated with All Saints Church and a partial view of All Saints Church. This view is not considered to be taken forward however as it does not provide the best appreciation of the heritage assets, in particular All Saints Church, which is largely obscured in the view by Market House. It is considered that View 86b provides a better understanding and appreciation of the historic landmarks and identity of the Market Square.</p>	
1	<p>Nature of Access Street</p>	
2	<p>Is the view static or part of a series of views Static</p>	
3	<p>Is the location designated Kingston Old Town Conservation Area</p>	
4	<p>Character Area and Key Characteristics</p> <ul style="list-style-type: none"> • Kingston Old Town Conservation Area • No. 6 Historic Core • Key Area of Conservation (K+20) • The buildings generally comprise two, three and four storeys and there is a mix of architectural styles. The juxtaposition and variety of architectural origins, contrasting materials and heights, create a fine grained interesting townscape. • Irregularly shaped spaces, narrow streets, passages, and narrow plots, contain an impressive range of good quality vernacular architecture dating from the 15th Century, with examples of preserved medieval street patterns. • The majority of buildings are considered to make a positive contribution to the area's character and appearance. • High quality public realm and a busy and popular focal point. 	
5	<p>Are there any cultural connections between the viewpoint and elements in the view All Saints Church Grade I Listed Building: All Saints Church is the historic parish church of Kingston upon Thames on the edge of London, and is set between the ancient Market Place and the main shopping centre. It forms part of the Diocese of Southwark and with the church of St John, it forms a team of Anglican churches serving residents, businesses, schools and Kingston University. The church is the only Grade I listed building (but not structure) in Kingston. Market House Grade II* Listed - Former town hall, now in commercial use. Designed by Charles Henman, Senior, in an Italianate style, but incorporating a 1706 statue of Queen Anne by Francis Bird from the earlier Town Hall dating from 1505 on the site. The builder was a local mason, John Trigg, the ground floor cast iron beams and columns were supplied by T Francis' a Kingston</p>	

	foundry and the bell in the south-west turret was cast in 1840 by Thomas Mears of Whitechapel.
6	Topography and enclosure Topography is flat, approximately +8.00AOD. Enclosure from the built form surrounding the Ancient Market.
	Overall Value of the Viewing Location VERY HIGH
The Viewer	
7	Who currently experiences the view? Shoppers and pedestrians, visitors to heritage assets
8	Is the view an important part of the viewer's experience? Yes
9	Who experienced the view historically? The historic Market Place has been in use since around 1170 when Henry II was on the throne. Over the past 800 years the Market Place has been used for much more than just selling produce and has been a place for both celebration and punishment. The Market Place was the ideal location for Kingston's criminals to get their comeuppance in the stocks. Kingston's first market was recorded in 1242 and the town has been a major trading centre since 1170. The medieval Market Place is home to the Grade 1 listed All Saints Church and the 19th Century Market House. Supporting the local economy, the market features local traders and produce. Over the centuries, Royal Charters were granted to Kingston, which gave the town rights to operate a market. King John granted the first charter in 1208. However, Charles I granted the most influential charter in 1628. He granted Kingston the unique right to a monopoly over markets within a seven-mile radius of the town. Some of Kingston's oldest established industries were located around the Market Place, including malting, tanning and candle making. These industries have shaped the look of the Market Place today.
	Overall Sensitivity of the Viewer VERY HIGH
The View	
10	Description of foreground, middle ground and background Foreground views are of the Ancient Market and market stalls. Middle ground views are of the Market House and surrounding built form. Background views are of the large trees associated with All Saints Church and a partial view of All Saints Church.
11	Likely seasonal and night time variation No seasonal variation. Night time variation will reduce the visibility of the Market House and All Saints Church.
12	Does the view contain designated or landmark features <ul style="list-style-type: none"> • Market House: Grade II Listed • 1, 3, 5, 6, 9, 11, 14-16 Thames Street: Grade II Listed • 3, 4, 5, 23, 24, 24A, 30 Market Place: Grade II Listed • All Saints Church: Grade I Listed • Shurbsole Memorial: Grade II Listed • 4, 5, 21, 32, 33, Market Place: Buildings of Townscape Merit
13	Does the view contain detracting features Market Stalls obscure the view of the Market House
	Overall Value of the View VERY HIGH
CONSTRAINTS TO APPRAISAL	

14	Conditions at the time of view appraisal Clear and bright

APPRAISAL DATA SHEET FOR HIGH LEVEL ASSESSMENT OF VIEWS

VIEWPOINT REF NO: 132	APPRAISED BY: AM	DATE: 04.04.17
VIEWPOINT LOCATION: Epsom Downs Grandstand Drive. EPSOM		Publically Accessible? Yes
Viewing Location		
	Rationale This is a spectacular view from Epsom Downs, across the London Skyline. Whilst there are views towards landmarks in Kingston, including Tolworth Tower, it is not considered that it makes an important contribution to people's ability to understand and appreciate Kingston as a whole.	
1	Nature of Access Grandstand Road, Cark Park, Footpaths	
2	Is the view static or part of a series of views Static Panoramic	
3	Is the location designated North Downs AONB	
4	Character Area and Key Characteristics Elevated open views from Epsom Downs by Grade I listed Racecourse and gold course. Panoramic London Skyline.	
5	Are there any cultural connections between the viewpoint and elements in the view London Skyline including St Pauls Cathedral	
6	Topography and enclosure Elevated Views.	
	Overall Value of the Viewing Location VERY HIGH	
The Viewer		
7	Who currently experiences the view? Walkers, Golfers, model aircraft flyers, cyclists, ramblers, visitors to Racecourse and Epsom, horseriders	
8	Is the view an important part of the viewer's experience? YES	
9	Who experienced the view historically? Racecourse built 1661. Epsom and Walton Downs Conservators.	
	Overall Sensitivity of the Viewer VERY HIGH	
The View		
10	Description of foreground, middle ground and background Foreground – North Downs – tree line, grass embankment Woodland Trust wood - Langley Vale beyond to London skyline panoramic views across towards Richmond Park and Kingston in wider context of wider London Borough.	
11	Likely seasonal and night time variation London night-time skyline. Minor seasonal variation on views.	
12	Does the view contain designated or landmark features Yes –London Skyline including St Pauls Cathedral Views of Tolworth Tower provides reference point for Kingston.	

13	Does the view contain detracting features NO
	<i>Overall Value of the View</i> VERY HIGH
CONSTRAINTS TO APPRAISAL	
14	Conditions at the time of view appraisal Good visibility

APPRAISAL DATA SHEET FOR HIGH LEVEL ASSESSMENT OF VIEWS

VIEWPOINT REF NO: 139	APPRAISED BY: AM/SR	DATE: 11.04.17
VIEWPOINT LOCATION: View south of Richmond Park		Publically Accessible? Yes
<i>Viewing Location</i>		
	<p>Rationale</p> <p>The Park is internationally significant in terms of its nature conservation value and has numerous local and national designations. It is probably best known for the deer herds and ancient oaks. Views are across to the following landmarks and assets: Bentalls Grade II – Primary Landmark, All Saints Spire Grade I Listed, Guildhall Grade II, St Lukes Grade II Registered Park and Garden, Local Area of Special Landscape, Liverpool Road Conservation Area and Wyndham Road/Bockhampton Road Local Area of Special Character. It is considered that these two views are the most obscured in terms of foreground vegetation limiting a wider view of Kingston’s Skyline. Richmond Park is considered to be the most variable viewing location due to the extent of mature deciduous trees, which in summer months truncate views south and south-west towards Kingston.</p>	
1	<p>Nature of Access</p> <p>Public Path within Richmond Park</p>	
2	<p>Is the view static or part of a series of views</p> <p>Series of Panoramic Views</p>	
3	<p>Is the location designated</p> <ul style="list-style-type: none"> • Since October 1987 the park has also been included, at Grade I, on the Register of Historic Parks and Gardens of special historic interest in England, being described in Historic England's listing as "A royal deer park with pre C15 origins, imparked by Charles I and improved by subsequent monarchs. A public open space since the mid C19. • SSSI • NNR • SAC • Royal Park 	
4	<p>Character Area and Key Characteristics</p> <p>The Park is internationally significant in terms of its nature conservation value and has numerous local and national designations. It is probably best known for the deer herds and ancient oaks. The landscape of the core area of the Park is characterised by its informal, natural and wilderness qualities. The vegetation is a fluid component of this landscape. The “wilderness” aspect, in contrast to the surrounding urban area, is considered to be one of the special qualities of the Park, attracting significant numbers of visitors, who are able to enjoy other facilities in the Park such as the Isabella Plantation, Pembroke Lodge and gardens, the golf courses, the Tamsin Trail cycling leisure path, views from King Henry’s Mound and play areas.</p>	
5	<p>Are there any cultural connections between the viewpoint and elements in the view</p> <p>Views across to Kingston Centre</p>	
6	<p>Topography and enclosure</p> <p>Varied topography with elevated views. Mature woodland and veteran trees.</p>	
	<p>Overall Value of the Viewing Location</p> <p>VERY HIGH</p>	
<i>The Viewer</i>		

7	Who currently experiences the view? Cyclists, walkers, local residents, tourists, conservationists
8	Is the view an important part of the viewer's experience? Yes
9	Who experienced the view historically? Historically the preserve of the monarch, the park is now open for all to use and includes a golf course and other facilities for sport and recreation. It played an important role in both world wars and in the 1948 and 2012 Olympics.
	Overall Sensitivity of the Viewer VERY HIGH
The View	
10	Description of foreground, middle ground and background Foreground mature oaks, natural grassland looking across to Kingston Gate beyond to Kingston Centre with views available of Bentalls, All Saints Spire, Guildhall, Kingston University.
11	Likely seasonal and night time variation Seasonal variation will have change on the overall view available. Night time assessment not considered.
12	Does the view contain designated or landmark features <ul style="list-style-type: none"> • Bentalls Grade II – Primary Landmark • All Saints Spire Grade I Listed • Guildhall Grade II • St Lukes Grade II • Registered Park and Garden • Local Area of Special Landscape • Liverpool Road Conservation Area • Wyndham Road/Bockhampton Road Local Area of Special Character
13	Does the view contain detracting features No
	Overall Value of the View HIGH – VERY HIGH
CONSTRAINTS TO APPRAISAL	
14	Conditions at the time of view appraisal Good visibility

APPRAISAL DATA SHEET FOR HIGH LEVEL ASSESSMENT OF VIEWS

VIEWPOINT REF NO: 144	APPRAISED BY: AM	DATE: 23.03.17
VIEWPOINT LOCATION: West side of the Diana Fountain in Bushy Park and looks east		Publically Accessible? Yes
Viewing Location		
	Rationale Bushy Park is considered to be a significant location as this is from within a Royal Park, Registered Park and Garden (Grade I) and SSSI. The two views appraised are from separate locations within the park, with one view being from the west side of the Diana Fountain (Grade I) and the second from the west side of Heron Pond. It is considered that, whilst the Diana Fountain is a Grade I listed asset, there is a clearer view from Heron Pond of the built up edge of Kingston, enabling a panoramic view of the skyline. It is therefore considered that view 145 is taken forward.	
1	Nature of Access Open, publically accessible footpaths and main road. (6.30am – 7.30pm)	
2	Is the view static or part of a series of views Series of views around fountain and island	
3	Is the location designated Grade I Listed Registered Park and Garden, Royal Park, SSSI, The fountain was listed as Grade II in 1952, and in February 2011 reclassified as Grade I.	
4	Character Area and Key Characteristics The traffic island is circular and contains a 400-foot (120 m) diameter pool surrounded by lawns, with the Diana statue on a tall base in the middle of the pool. The Diana Fountain is at the junction of two long straight tree lined avenues, Lime Avenue and Chestnut Avenue which cross at right angles. The Junction is off centre to both Avenues. Chestnut Avenue was created as the ceremonial approach to Hampton Court Palace and to this day still contains a road across the Park, though for the sake of the deer, motor vehicles are only allowed on it during daylight hours.	
5	Are there any cultural connections between the viewpoint and elements in the view The bronze sculptures were originally commissioned by Charles I for Queen Henrietta Maria's garden at Somerset House in central London. The original design for the fountain was apparently by Inigo Jones, whose sketch drawing survives at Chatsworth House, showing figures recognisably the same as those in place today, but in a different arrangement and in a different stonework setting. The Somerset House base was lower, and the surrounding pool much smaller, enabling a much closer view of the figures than is possible today	
6	Topography and enclosure Flat – wide views with horizon of mature trees	
	Overall Value of the Viewing Location VERY HIGH	
The Viewer		
7	Who currently experiences the view? Cyclists, tourists, horse riders, conservationists, recreational users, motorists	
8	Is the view an important part of the viewer's experience? Yes	
9	Who experienced the view historically? WWI, WW2 use	

	Londoners from mid 19 th century came to celebrate Chestnut Sunday
	Overall Sensitivity of the Viewer VERY HIGH (not including motorists)
The View	
10	Description of foreground, middle ground and background Grade I Listed Fountain, lawned traffic island on Chestnut Avenue. Mature Trees to edge. Trees to horizon.
11	Likely seasonal and night time variation Winter views enable glimpses beyond and towards Kingston. Night time not possible due to park closing at dusk.
12	Does the view contain designated or landmark features Yes, within ROYAL PARK, Registered Park and Garden, Grade I Fountain.
13	Does the view contain detracting features No
	Overall Value of the View VERY HIGH
CONSTRAINTS TO APPRAISAL	
14	Conditions at the time of view appraisal Good visibility

APPRAISAL DATA SHEET FOR HIGH LEVEL ASSESSMENT OF VIEWS

VIEWPOINT REF NO: 186		APPRAISED BY: SR	DATE: 20.07.17
VIEWPOINT LOCATION: E: 518209, N: 174199 View from Richmond Hill towards Kingston Town Centre		Publically Accessible? Yes	
Viewing Location			
	Rationale TBC		
1	Nature of Access Footpath, street		
2	Is the view static or part of a series of views Static		
3	Is the location designated Richmond Hill conservation area		
4	<p>Character Area and Key Characteristics Richmond Hill conservation area is a distinctive and well defined area containing a variety of building types and mix of uses such as residential, commercial, educational, institutional and important public open space. The conservation area can be divided into a number of distinct character areas, although the whole conservation area is unified by its relationship to Richmond Hill.</p> <p>Richmond Hill The Richmond Hill area is characterised by the exceptional quality of its 18th century architecture, and its distinctive groups of fine later Regency and Victorian housing, historically overlooking the river landscape from the hillside above. These buildings form a varied and distinctive landmark skyline in views from the river. The townscape is unified by the general use of face brickwork in a limited palette of colours. The repetition of similar architectural features, fenestration and materials, and their scale and proportions, further draws the character of these buildings together. Traditional narrow colourful shopfronts characterise Hill Rise. Key buildings also include the lodges of Richmond Gate to Richmond Park.</p>		
5	Are there any cultural connections between the viewpoint and elements in the view Views of the Surrey Hills AONB		
6	Topography and enclosure Topography is elevated overlooking land to the south, some enclosure from vegetation and built form. +39m AOD		
	Overall Value of the Viewing Location HIGH		
The Viewer			
7	Who currently experiences the view? Pedestrians		
8	Is the view an important part of the viewer's experience? Yes		
9	Who experienced the view historically?		
	Overall Sensitivity of the Viewer		

	Medium
<i>The View</i>	
10	<p>Description of foreground, middle ground and background Foreground view is of dense vegetation, but with clear visibility over the tops of canopies. Middle ground views are of the church spires of St Peters Church and All Saints Church, Petersham. Background views are of the tops of the taller buildings in Kingston Town Centre including the Admiralty building and the university building.</p>
11	<p>Likely seasonal and night time variation Some seasonal variation, allowing for clearer views of Kingston Town Centre during winter months.</p>
12	<p>Does the view contain designated or landmark features</p> <ul style="list-style-type: none"> • St Peters Church Grade II* • All Saints Church, Petersham Grade II • Kingston University building • Surrey Hills AONB
13	<p>Does the view contain detracting features</p>
	<p><i>Overall Value of the View</i> Very High</p>
<i>CONSTRAINTS TO APPRAISAL</i>	
14	<p>Conditions at the time of view appraisal Cloudy and clear</p>