



64 & 66 Talbot Road:. 64 is on the left

Although Talbot Road has a certain architectural uniformity of the late Victorian/Edwardian period this semi-detached pair, as are a very few others, are distinctly different. The design of the flat-fronted bays at the outer edges of the ensemble draw on Arts & Crafts and possibly central European architecture. The architect who designed these houses was possibly aware of work by Voysey (Sanderson's Wallpaper Factory, Chiswick 1902), the Horniman Museum (1902 by Harrison Townsend) and Whitechapel Art Gallery (Designed 1897, built 1898-9, opened 1902. Charles Harrison Townsend F.R.I.B.A). All of these are Grade II* listed buildings.

A small number of the planning applications we look at give us a great deal of food for thought and this is one of them. The architect of this semi-detached pair of houses with their full height brick pilasters which project above the roofline and distinctive gables possibly drew on the work of those eminent architects but also may also have been aware of the Modern Style more common in Central Europe:

[https://en.wikipedia.org/wiki/Modern_Style_\(British_Art_Nouveau_style\)](https://en.wikipedia.org/wiki/Modern_Style_(British_Art_Nouveau_style))

"Because of the evolution of Arts and Crafts to Modern Style, lines can be blurred and many designers, artists, and craftspeople worked in both styles simultaneously. Important figures include [Charles Robert Ashbee](#), [Walter Crane](#), [Léon-Victor Solon](#), [George Skipper](#), [Charles Harrison Townsend](#), [Arthur Mackmurdo](#), [William James Neatby](#)." Note that Charles Harrison Townsend is referenced in this passage.

- shallow flat fronted bays boldly enclosed by strong brick verticals extending above eaves level
- upturned parabolic arches/roof forms
- division of the elevation into zones
- sub-division of the elevation into 'panels'
- geometric forms set within the panels such as brick arches

The Highgate Conservation Area Character Appraisal states at 6.4.82: "....some of the original purchasers were able to buy from the drawing board specifying individual design features." (see below)

We would be intrigued to know who designed this pair of houses and who commissioned them.

We note that there is no Heritage Statement or review of historical maps. We provide some historical context below:

Character Appraisal

https://www.haringey.gov.uk/sites/haringeygovuk/files/highgate_appraisal_web_part_1_chapters_1-6.pdf

https://www.haringey.gov.uk/sites/haringeygovuk/files/highgate_appraisal_web_part_2_chapters_7-12.pdf

Talbot Road is covered under Chapter 7, Sub Area 3 6.4.81 - 6.4.89 (pages 96 - 98)

6.4.81 states that All Saints Church was built in 1864 with aisles each side added in 1874 and 1912.

6.4.82 states Talbot Road was originally Church Commissioners' Land and was developed 1905 - 1908....some of the original purchasers were able to buy from the drawing board specifying individual design features.

Map progression

1869: (surveyed 1863 - 9) there were brickfields on a strip of land adjacent to Archway Road and development along North Hill but the area between was open fields,

1894: (surveyed 1893 - 4) Talbot and Church Roads had been laid out and All Saints Church and Vicarage had been built. Two buildings on a large plot on the north west part of Talbot Road had been built. Houses had been completed on Bishop's Road and Bloomfield Road; and also Park House Road (now The Park).

1913: (London surveyed 1868 revised 1918; Middx surveyed 1836 - 8. revised 1918). Semi detached pairs of houses had been built on both sides of the northern section of Talbot Road on generous plots. Interestingly the house on the north west corner of the junction between Church Road and Talbot Road had not been extended with the turret on the corner by 1918.

We are very grateful to Michael Hammerson for allowing us to use the photographs on the following page from his extensive archive. We note that the tile-hung panels were in place at the time the photographs are taken. The tile hanging is applied to section of wall which projects very slightly forward of the main elevation We note that then as now the gutter sits on top of these panels venture to speculate these tile hung panels may have been a way of waterproofing a section of wall which was vulnerable to becoming damp, introduced either during construction or soon afterwards as the appear possibly to be stylistically somewhat out of place.

The pattern of the original windows may be of interest. We suggest details should be discussed with the Conservation Officer. The Applicant's DAS makes it clear there is little similarity between the existing windows which have been replaced at different times over the years.

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Highgate Conservation Area Advisory Committee objects to this application for the reasons set out below:

1. Heritage Statement :
No Heritage Statement has been submitted with this application
2. Rooflights on front pitch:
The proposed roof lights to the front pitch would destroy the unique architectural language and heritage of this semi-detached pair of houses. We consider the introduction of any rooflights would adversely affect the design cohesion and given the significant design principles of this semi-detached pair of the pair rooflights would detract from their unique design as well as cause harm to the Highgate Conservation Area. We consider that rooflights on the front pitch must be refused.
3. Information on repairs to front elevation
HCAAC would like to see the detailing at roof level of the projecting outer bays of no. 64 carefully restored with reinstatement of original features, in particular, the upper parts of the brick pilasters each side of the front bay.
4. Windows: great care needs to be taken to ensure replacement windows return the appearance of the house to the original pattern and timber sections. From the image above it would appear that some windows have inappropriately narrow sections and could have replaced original windows. All changes should be discussed and agreed with a Conservation Officer.
5. Rear dormer: the large panes of glass are completely out of scale with the rest of the rear elevation.

We consider the proposals would cause harm to the Highgate Conservation Area and must be refused.



Sanderson Wallpaper Factory, Chiswick by C. F. A. Voysey