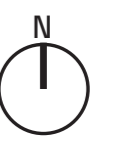


Proposed Masterplan



Unlocking Broomfield Coloured Masterplan

Primary Axis - key view to Broomfield House
 Secondary Axis/ Double tree avenue



1:500 at A1

LEGEND

- Planning application boundary
- Lottery funded landscape works boundary

LANDSCAPE ELEMENTS

- 01 Memorialised Broomfield House
- 02 Upper Lake
Repairs to edges, de silting.
- 03 Middle Lake
Upgraded inlet from upper lake and outfall
- 04 Lower Lake
Minor repairs to outfall
- 05 Long Border
Planting to be retained
- 06 Mediterranean Garden
Planting to be retained
- 07 Urn
- 08 Raised Brick Planter
To be de-stepped/kept as retaining wall
- 09 Planting amended to restore Axial View to Summer House
- 10 Proposed species rich planting
- 11 New SuDS planting
- 12 Beech hedge to be removed, new mixed native hedge to be planted below
- 13 Barrier to be removed and replaced by bollards across surface
- 14 Grass border to be restored to provide regular, wider margin

- 15 Path alignment to be restored and formalised
- 16 Island recreated in new location shown
- 17 Bay tree to be removed
- 18 Additional seating
Total 14 new benches
- 19 Laurels to be pruned back & Rhododendrons to be relocated to woodland area
- 20 Hoop top railing panels in walls to be replaced with copies of original
2 original panels to be refurbished
- 21 Gated area for wild fowl habitat protection
- 22 Post and rail fencing to be made good and additional fencing to match along Middle Lake
- 23 Outfalls to be made good with additional brick detailing to match adjacent lake edge wall
- 24 Additional seating along Long Border
- 25 New gully connected to silt trap

CURRENT BUILDINGS AND STRUCTURES

- A Broomfield House
Listed Grade II*
- B Stable Block
Listed Grade II*
- C The Conservatory
- D Palmers Greenery Community Cafe
- E Bandstand
- F Tudor Gate
Listed Grade II*
- G Summer House
- H West Walls and Northern Wall to Broomfield Park
Listed Grade II
- I South Walls of Broomfield Park and Internal Garden Walls
Listed Grade II

Enfield Council received funding from The National Lottery Heritage Fund to develop the project 'Unlocking Broomfield Park for the Community'.

The funding has allowed a team to develop proposals to memorialise the house as a ruin and restore its surrounding landscape and two lakes.

In partnership with:



House Memorialisation



Aerial view of Broomfield House remains

Double height walls retained at the North end & wrap round west side.

Wind posts to internal walls and chimney stacks from corten steel. South facing wall for espalier trees. Crushed brick, planted at base

Walls at ground level have min 2.6m level change to deter climbing

Reduced height internal wall acts as seating, retains intervisibility

Planted 'carpets' of brick gravel substrate and large pots

Small trees incorporated into the House landscape

Location of original (lost) staircase built as a few bottom steps

Lost internal walls indicated in ground paving

Front wall rebuilt as a low seating wall

Oldest part of house to s.w: Internal walls re-used in raised beds for community use

Oldest, 1600 fireplaces stabilised and planted, old oak beams retained for climbers

Different paving types indicate different house eras, drought tolerant planting throughout.

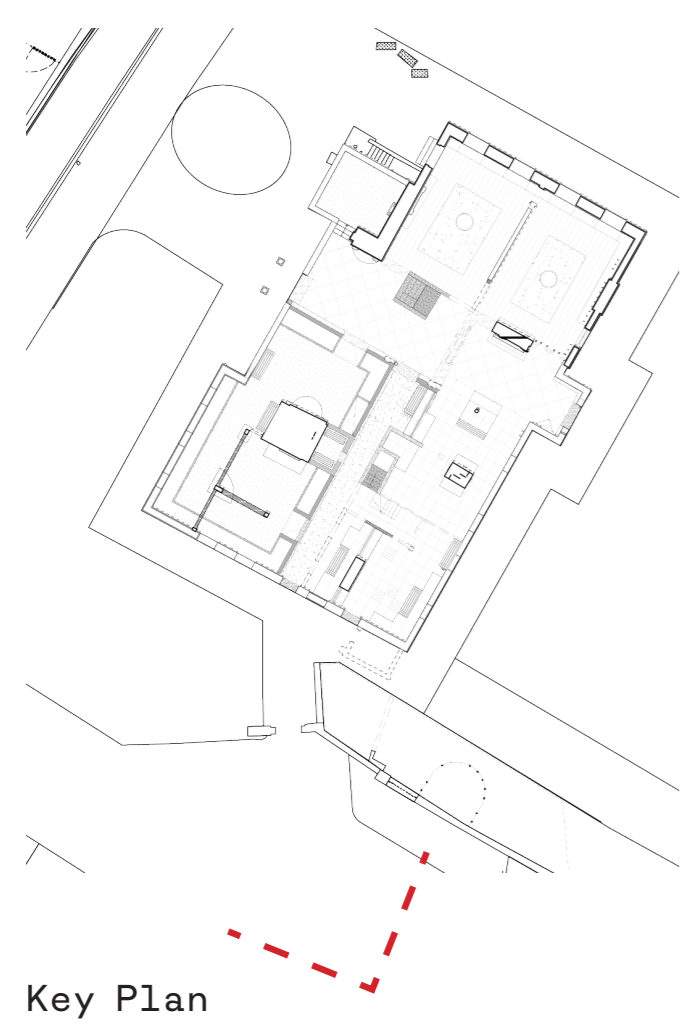
Original doorways and accessible entrances, south east and west

Surrounding landscape restored with species rich grass and meadow

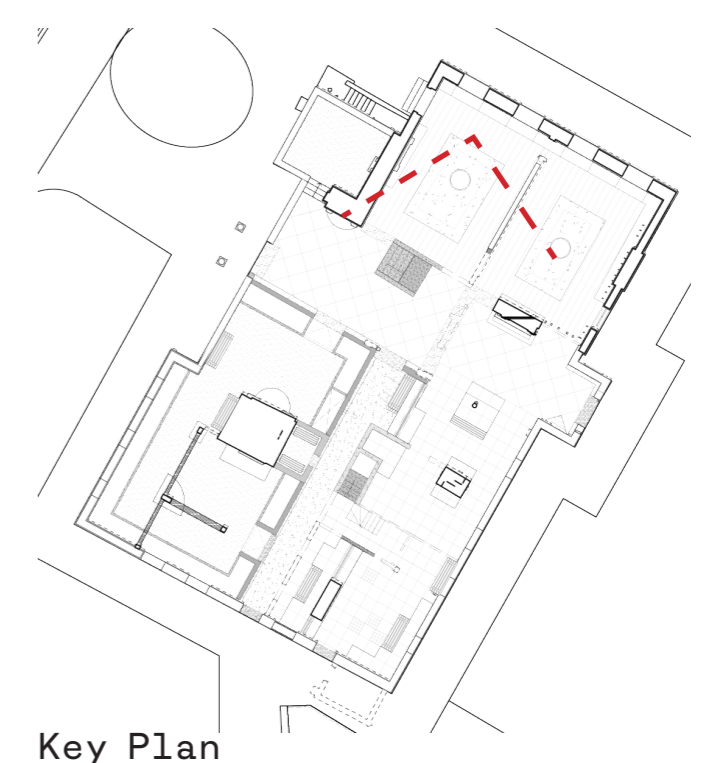


Eye level views of Broomfield House remains

VIEW 1 - FROM STABLES



VIEW 2 - LOOKING SOUTH WITH IN HOUSE



In partnership with:



House Memorialisation



Current condition of Broomfield House



Above: The remaining first floor timber structure to the north of the building.



Above: Damage to the shutter and windows to the north elevation.



Above: Damage to the eastern porch.



Above: Typical damage to the east elevation.



Above: Typical damage to the east elevation and first floor structure.



Above: Damage to structural timbers and first floor construction in the southwest corner.



Above: Typical damage to the southern elevation.



Above: Damage to the southwest corner of the building.

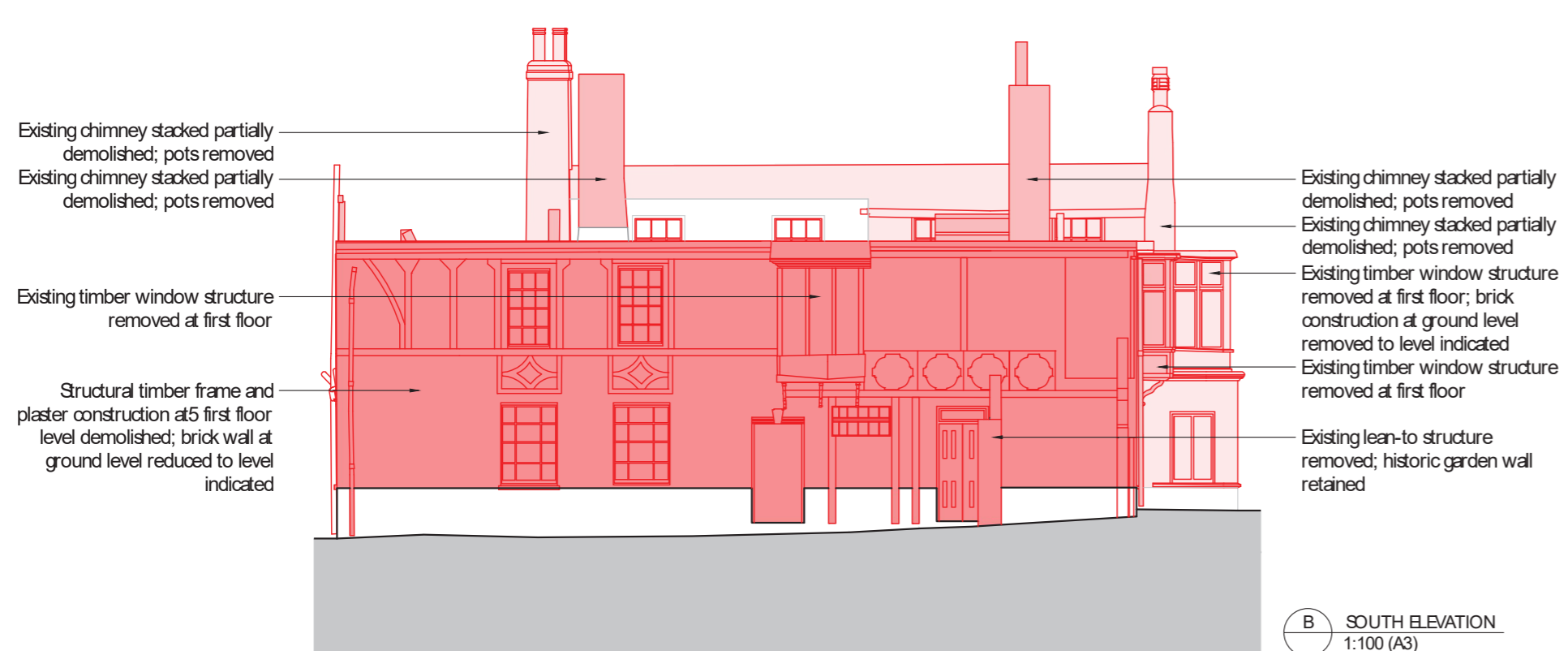
Proposed memorialisation of Broomfield House in Elevation



Above: Proposed demolitions and retentions of the north elevation of Broomfield Park House



Above: Proposed demolitions and retentions of the west elevation of Broomfield Park House



Above: Proposed demolitions and retentions of the south elevation of Broomfield Park House



Above: Proposed demolitions and retentions of the east elevation of Broomfield Park House

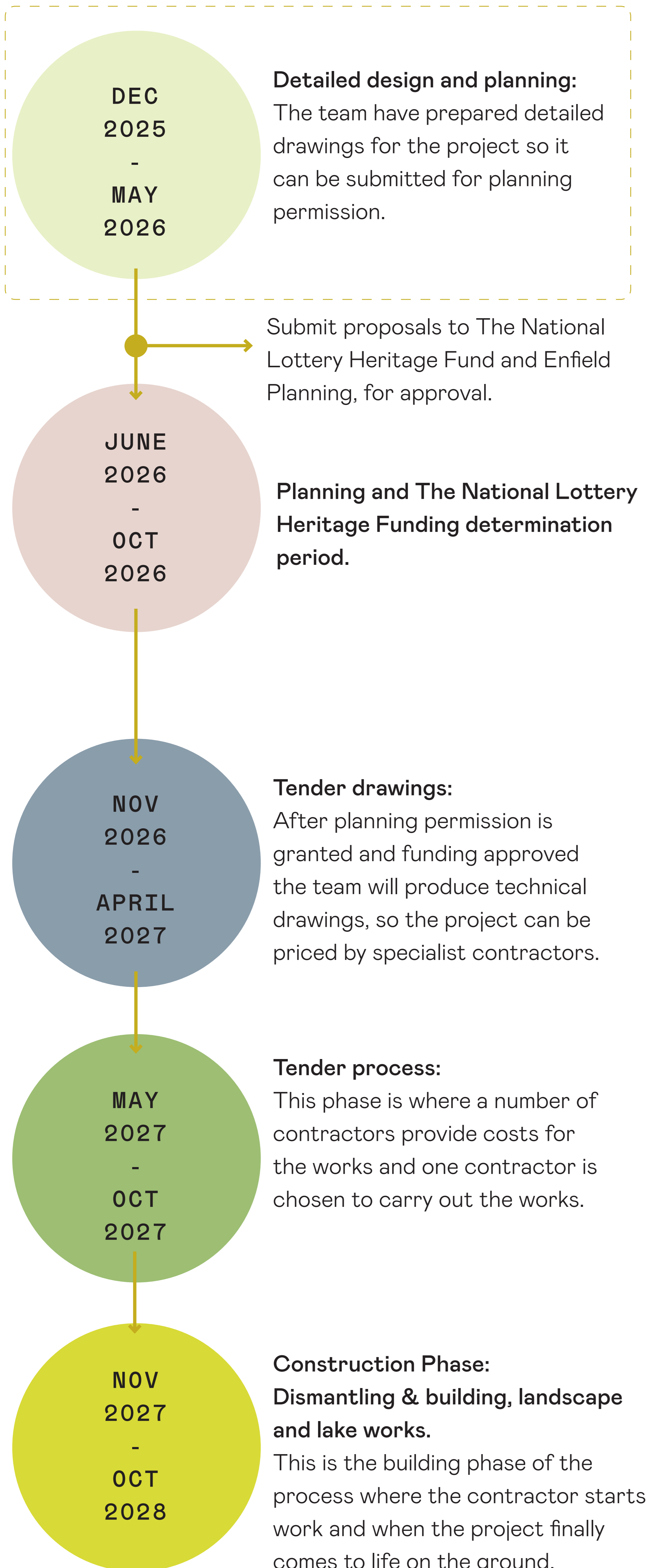
In partnership with:



Programme



Timeline



What's happened so far?

So far:

- A professional team of Landscape Architects, Heritage experts, Conservation Architects, Engineers, Ecologists, Archaeologists, Lake Specialists and Interpretation designers have developed proposals with the community led by Sally Prothero Landscape Architecture and Studio ONB
- Public drop in events in July, September and October 2025 have been held to understand community priorities
- Key ideas and priorities have been developed with the Friends of Broomfield Park, Ward Councillors and others through several workshops and community steering group meetings
- Proposals for improving the water quality of the lakes have been discussed with Thames Water, Environment Agency and FoBP.
- Cost reviews of the concept and detailed design proposals have been undertaken to ensure they are within allocated budgets.
- Design proposals have been presented to The National Lottery Heritage Fund, Enfield Planning and English Heritage to obtain feedback.

Is funding guaranteed?

The project is funded by The National Lottery Heritage Fund and local partners. The design proposals developed to date are supported in principle and now require submission for formal funding approval.

What will happen next?

The scheme is going to be submitted to planning and The National Lottery Heritage Fund in May 2026.

If the scheme is granted planning permission and The National Lottery Heritage Funding the team will progress the project to Stage 4 - Technical Design. This will allow the project to be tendered to contractors for construction.

In partnership with:

