

# Turkey Street Conservation Area Character Appraisal

Approved February 2015



[www.enfield.gov.uk](http://www.enfield.gov.uk)



Reviewed and updated February 2014

prepared by

**Drury McPherson** Partnership  
*Historic environment policy and practice*

## CONTENTS

|     |  |    |
|-----|--|----|
| 1   | INTRODUCTION .....                                 | 6  |
| 1.1 | Conservation areas.....                            | 6  |
| 1.2 | The purpose of a conservation area appraisal ..... | 6  |
| 1.3 | Conservation in Enfield.....                       | 7  |
| 1.4 | Planning policy framework .....                    | 7  |
| 2   | APPRAISAL OF SPECIAL INTEREST .....                | 8  |
| 2.1 | Location and setting.....                          | 8  |
| 2.2 | Historical development .....                       | 9  |
| 2.3 | Archaeology .....                                  | 11 |
| 2.4 | Identification of character areas .....            | 11 |
| 2.5 | Spatial analysis .....                             | 12 |
| 2.6 | Character analysis .....                           | 14 |
| 2.7 | The public realm.....                              | 23 |
| 3   | SUMMARY OF SPECIAL INTEREST.....                   | 23 |
| 4   | SUMMARY OF ISSUES.....                             | 24 |
| 5   | BIBLIOGRAPHY AND CONTACT DETAILS .....             | 25 |
| 5.1 | Bibliography .....                                 | 25 |
| 5.2 | Contact details: .....                             | 25 |
| 6   | APPENDICES .....                                   | 25 |
| 6.1 | Listed buildings.....                              | 26 |
| 6.2 | Criteria for assessing unlisted elements.....      | 26 |

## ILLUSTRATIONS

|            |  |    |
|------------|--|----|
| Figure 1:  | Location Map .....                                     | 9  |
| Figure 2:  | Turkey Street on 1866 OS map .....                     | 10 |
| Figure 3:  | Turkey Street on 1935 OS map .....                     | 10 |
| Figure 4:  | General view, Turkey Street .....                      | 12 |
| Figure 5:  | General view, Turkey Brook .....                       | 12 |
| Figure 6:  | view into the conservation area from the west.....     | 13 |
| Figure 7:  | View out of the conservation area to the west .....    | 14 |
| Figure 8:  | 1 and 3 Turkey Street, street elevation.....           | 15 |
| Figure 9:  | 19-15 Turkey Street .....                              | 16 |
| Figure 10: | 21 Turkey Street.....                                  | 16 |
| Figure 11: | 41 and 43 Turkey Street from Turkey Brook .....        | 17 |
| Figure 12: | Footbridge over Turkey Brook (2010) .....              | 18 |
| Figure 13: | Road bridge over Turkey Brook.....                     | 18 |
| Figure 14: | houses in Turkey Street and the Turkey PH.....         | 19 |
| Figure 15: | Extended 19th century cottages, 5-7 Turkey Street..... | 20 |
| Figure 16: | Negative features: rear of 5-7 Turkey Street .....     | 21 |
| Figure 17: | Negative features, rear of Turkey PH.....              | 21 |
| Figure 18: | Townscape analysis map.....                            | 22 |

All maps are reproduced from Ordnance Survey material with the permission of Ordnance Survey on behalf of the Controller of Her Majesty's Stationery Officer © Crown copyright. Unauthorised reproduction infringes Crown copyright and may lead to prosecution or civil proceedings. London Borough of Enfield LA086363.

**Drury McPherson** Partnership  
114 Shacklegate Lane  
Teddington  
TW11 8SH  
telephone: 020 8977 8980 fax: 020 8977 8990  
enquiries: [amcpherson@dmpartnership.com](mailto:amcpherson@dmpartnership.com)

## **TURKEY STREET CONSERVATION AREA CHARACTER APPRAISAL**

### **SUMMARY OF 2013 REVIEW**

The Turkey Street Conservation Area character appraisal was originally adopted and published in 2006. The review was carried out during February and March 2013 by the Drury McPherson Partnership. The appraisal now contains updated and corrected text and new photographs taken in early 2013. The original maps were amended. The appraisal should be read in conjunction with the revised Turkey Street Conservation Area Management Proposals (in part 2 of this document), which contain management recommendations that flow from the revised appraisal.

There have been relatively few physical changes in the Conservation Area since 2006. The most significant development was the construction of the new western footbridge to match the eastern bridge, in 2010, a welcome enhancement of the public realm. This initiative was identified as a priority in the 2007 conservation area management proposals. It is a substantial enhancement of the public realm. The gradual transformation from village to dormitory suburb, reflected in the loss of the pub (for conversion to residential use), is symptomatic of long-term change in the area, and wider social and economic issues.

Otherwise little has been achieved to merit any alteration to the summary of the 2006 conservation area appraisal that: generally... apart from the installation of new bridges, There have been multiple changes to elevations by the installation of crude standard joinery and overlarge and/or inappropriate extensions. In an area whose special interest depends largely upon the modest, original character of unlisted buildings, such accretive 'permitted' alterations are particularly erosive." Since 2008 however, the Article 4 Direction has limited the scope for such damage.

The suggestion in the 2007 management proposals that a number of buildings in Turkey Street should be considered for inclusion on the local list has been deferred until the Council adopts new guidelines for this designation.

The appearance of the public realm on the south (village) side of the Turkey Brook remains scruffy. However, overall, despite the loss of original architectural features, the buildings are reasonably well maintained.

# Turkey Street Conservation Area Character Appraisal

## 1 INTRODUCTION

### 1.1 Conservation areas

1.1.1 Conservation areas are areas of ‘special architectural or historic interest, the character or appearance of which it is desirable to preserve or enhance’<sup>1</sup> and were introduced by the Civic Amenities Act 1967. Designation imposes a duty on the Council, in exercising its planning powers, to pay special attention to the desirability of preserving or enhancing the character or appearance of the area<sup>2</sup>. In fulfilling this duty, the Council does not seek to stop all development, but to manage change in a sensitive way, to ensure that those qualities that warranted designation are sustained and reinforced rather than eroded.

1.1.2 Conservation area designation introduces a general control over the demolition of unlisted buildings and the lopping or felling of trees above a certain size. However, it does not control all forms of development. Some changes to family houses (known as “permitted development”) do not normally require planning permission. These include minor alterations such as the replacement of windows and doors, or the alteration of boundary walls. Where such changes would harm local amenity or the proper planning of the area (for example, by damaging the historic environment), the Council can introduce special controls, known as Article 4 directions, that withdraw particular permitted development rights<sup>3</sup>. The result is that planning permission is required for these changes.

### 1.2 The purpose of a conservation area appraisal

1.2.1 A conservation area character appraisal aims to define the qualities that make an area special. This involves understanding the history and development of the place and analysing its current appearance and character - including describing significant features in the landscape and identifying important buildings and spaces. It also involves recording, where appropriate, intangible qualities such as the sights, sounds and smells that contribute to making the area distinctive, as well as its historic associations with people and events.

1.2.2 An appraisal is not a complete audit of every building or feature, but rather aims to give an overall flavour of the area. It provides a benchmark of understanding against which the effects of proposals for change can be assessed, and the future of the area managed. It also identifies problems

---

<sup>1</sup> Planning (Listed Buildings and Conservation Areas Act) 1990 s.69

<sup>2</sup> *ibid*, Section 72

<sup>3</sup> Replacement Appendix D to Department of Environment Circular 9/95 (November 2010), DCLG

that detract from the character of the area and potential threats to this character.

- 1.2.3 This appraisal of the Turkey Street Conservation Area (hereafter referred to as the Conservation Area) supports Enfield Council's commitment in The Enfield Plan (Core Strategy adopted 2010), and its duty under section 71 of the Planning (Listed Buildings and Conservation Areas) Act 1990 to prepare proposals for the preservation and enhancement of conservation areas and to consult the public about the proposals. The assessment in the appraisal of the contribution made by unlisted buildings and other elements to the character of the Conservation Area is based on the criteria suggested in English Heritage's guidance *Understanding Place: Conservation Area Designation, Appraisal and Management* (2011), reproduced at the end of this document.

### **1.3 Conservation in Enfield**

- 1.3.1 Since the 1870s, Enfield has developed from a modest market town surrounded by open country and small villages to a pattern of suburbs on the edge of London. This transformation was triggered by the advent of suburban railways and took place in a piecemeal manner, with former villages being developed into local shopping centres and industries being developed along the Lea Valley. Conservation areas in Enfield reflect this pattern of development, including old town and village centres, rural areas centred on the remains of former country estates, examples of the best suburban estates and distinctive industrial sites. Some of the smaller designated areas are concentrated on particular groups of buildings of local importance.
- 1.3.2 The Turkey Street Conservation Area was designated in 1972, in part to recognise its character as a small, semi-rural enclave in suburban eastern Enfield, and partly to facilitate some limited townscape improvements to Aylands Open Space immediately to the north. There are no statutorily listed buildings in the Conservation Area; two houses, nos. 41 and 43, are included in the local list.

### **1.4 Planning policy framework**

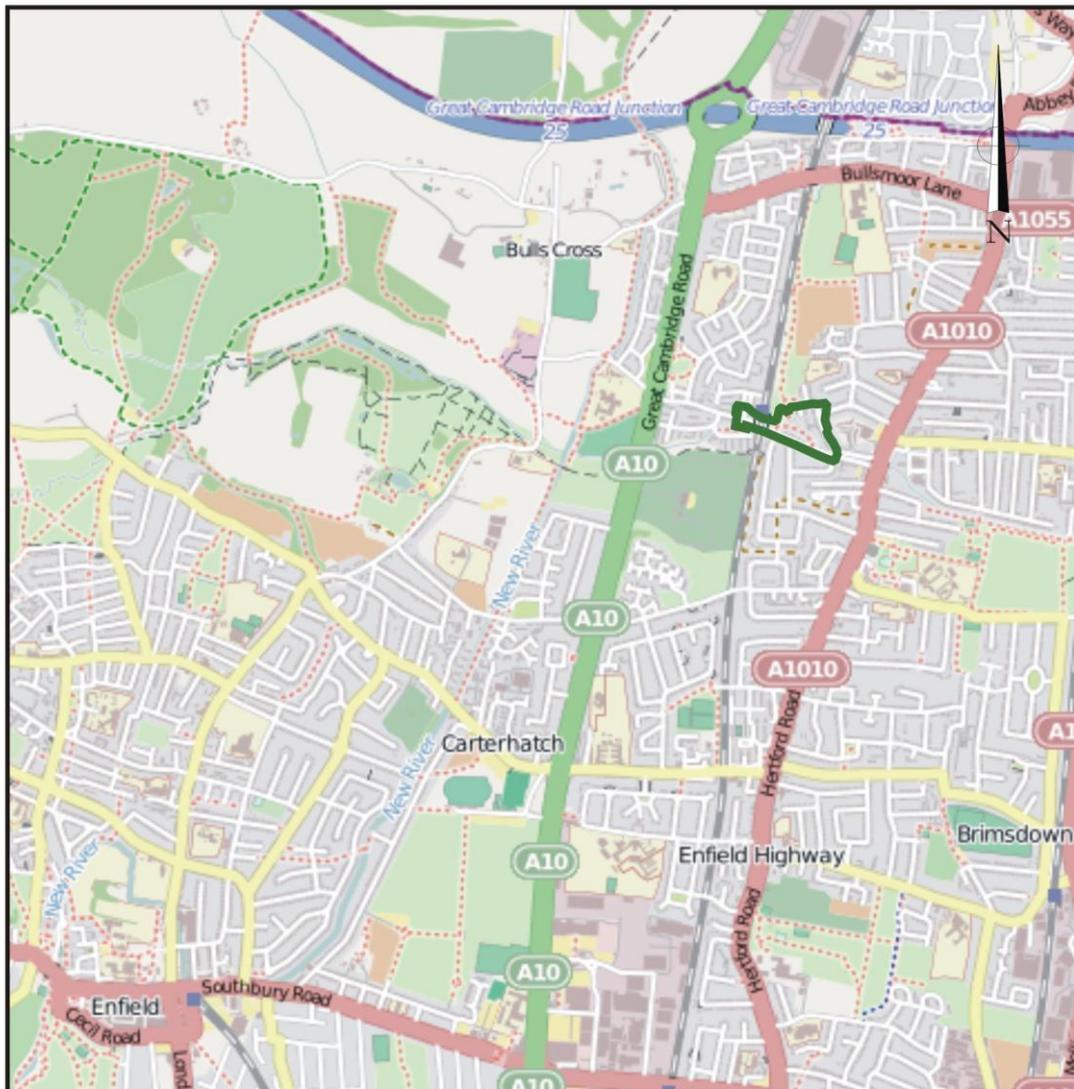
- 1.4.1 The legal basis for conservation areas is the Planning (Listed Buildings and Conservation Areas) Act 1990. National policy guidance is provided by the National Planning Policy Framework (NPPF) published in March 2012, which *inter alia* requires local planning authorities to set out a positive strategy for the conservation and enjoyment of the historic environment. The Enfield Plan sets out a basic framework of conservation policies (Core Strategy: *Core Policy 31*, Draft Development Management DPD: *Draft DMD*

44) for all areas. This conservation area character appraisal will be used to support the conservation policies that form part of the Core Strategy.

## **2 APPRAISAL OF SPECIAL INTEREST**

### **2.1 Location and setting**

2.1.1 The Turkey Street Conservation Area is situated approximately 3.5km to the north-west of Enfield town centre. It is close to the northern boundary of the Borough,  $\frac{3}{4}$  mile (1.5 km) south of the junction of the A10 (the Great Cambridge Road) with the M25 at junction 25. Turkey Street runs east/west between the Great Cambridge Road and the A1010, Hertford Road. For part of its length, Turkey Brook, from which the street takes its name, runs parallel to the road and this small Conservation Area is located at the point where the brook diverges to form an island of land between the brook and Turkey Street. A section of Turkey Brook with its footbridges therefore forms the centrepiece of the Conservation Area. The railway line between Liverpool Street and Cheshunt runs close to the western edge of the Conservation Area, with Turkey Street station immediately to the north-west. An extensive public open area of mown grass, Aylands Open Space, set between a late 20<sup>th</sup> century housing estate and the railway, forms the western boundary of the Conservation Area. The designated area is very small, consisting of 18 houses, The Turkey public house, two footbridges over the Turkey Brook, the road bridge and the railway bridge, its abutments and the arches next to the Turkey Street rail station.



*Turkey Street Conservation Area Character Appraisal: location map*

— Conservation Area boundary

Figure 1: Location Map

## 2.2 Historical development

2.2.1 The original name may have been ‘Tuckey Street’ - a John Tuckey held land here in the reign of Richard II<sup>4</sup>. In 1695, however, the name was shown in Camden’s *Britannia* as ‘Tuttle Street’<sup>5</sup>.

2.2.2 Until the early 19<sup>th</sup> century, the eastern part of Enfield towards the River Lea contained only a string of hamlets.<sup>6</sup> Houses and farms clustered along the Old North Road from Bishopsgate to Ware (now called Hertford

<sup>4</sup> Whitaker, CW : Account of the Urban District of Enfield, p142

<sup>5</sup> Turkey Street conservation area appraisal, Enfield Preservation Society 2003

<sup>6</sup> Pevsner & Cherry: London 4: North, p434

Road)<sup>7</sup>, with hamlets at Ponders End, Green Street, Cocksmith’s End (now known as Enfield Highway), Horsepoolstones (now Enfield Wash), and Turkey Street. Little land was attached to this intermittent development, as farming was carried on in the common fields. Turkey Brook rises in Hertfordshire and joins the River Lea south of Enfield Lock. Turkey Street ran eastwards across open fields from the wooded hills around Forty Hill and Bull’s Cross to Hertford Road, and Turkey Street was a hamlet a short way from the main road. Here, to the west of the present-day Turkey Street Conservation Area, was one of the main pre-19<sup>th</sup> century settlements<sup>8</sup>, containing ten houses in 1572. Early industry depended on water power, but the flour mill at Ponders End is the only mill surviving from before the 19<sup>th</sup> century.<sup>9</sup> As industry developed on the flat land beside the river and railway in the second half of the 19<sup>th</sup> century, these rural hamlets expanded

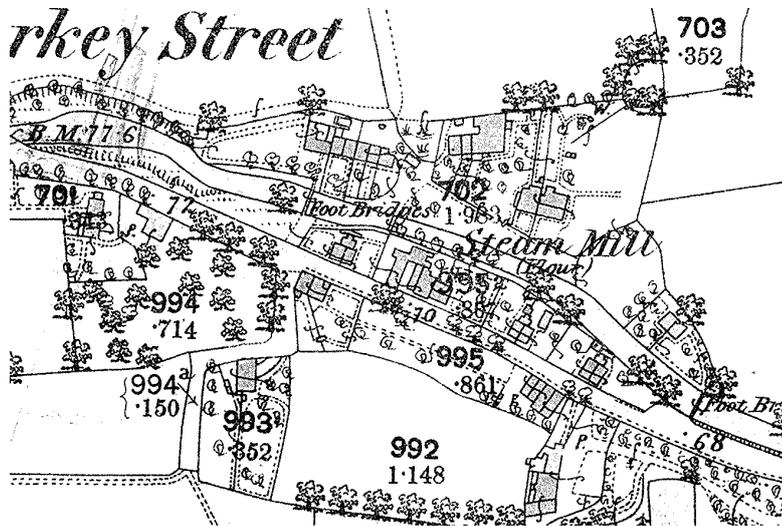


Figure 2: Turkey Street on 1866 OS map

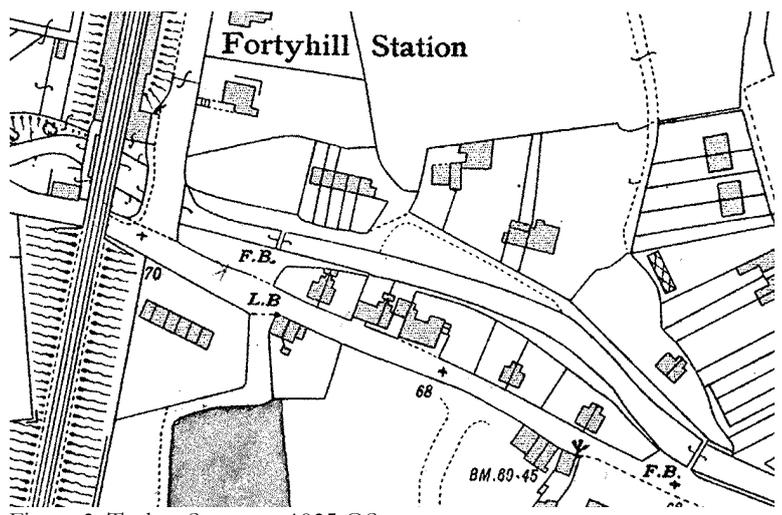


Figure 3: Turkey Street on 1935 OS map

<sup>7</sup> Pam, D: A History of Enfield, Vol 1, p58  
<sup>8</sup> Victoria County History Middlesex, Vol V1, p 217  
<sup>9</sup> See Ponders End Flour Mills Conservation Area Appraisal (2005)

into a string of artisan settlements<sup>10</sup> which had become continuous by the end of the century. Within the Turkey Street Conservation Area, a group of semi-detached cottages on the road frontage appears to date from the mid 19<sup>th</sup> century, and is shown on the 1866 OS map. This also shows a ‘Steam Mill (Flour)’ on the Turkey Brook, but this had been replaced by houses by 1896. The large house appearing on the 1896 to 1935 maps on the site of the steam mill was itself replaced by the present public house by 1939. Of the houses fronting the brook footpath, nos. 41 and 43 survive from pre-1866, but others nearby on the map of that date are now demolished, having survived until the third quarter of the 20<sup>th</sup> century.

- 2.2.3 The Great Eastern Railway Company’s Cheshunt line from Edmonton opened in 1891<sup>11</sup>, with a station then called Fortyhill at Turkey Street immediately north-west of the settlement, but the line closed to passenger traffic in 1909; the expected level of suburban housing to provide passengers had never materialised. The impetus for re-opening in 1915 was the great influx of workers to local factories such as the Royal Enfield Small Arms and Brimsdown White Lead factories. The station was re-named Turkey Street in the later 20<sup>th</sup> century – it is still shown as Fortyhill on the 1958 OS. Between the two world wars, housing development in eastern Enfield rapidly gathered pace, and the market gardens and orchards disappeared; a typical estate scheme at Turkey Street submitted in 1935 was for 130 houses. By 1947, the original hamlets were effectively surrounded by housing development.

## 2.3 Archaeology

- 2.3.1 There is likely to be some archaeological interest in the area as it is probable that there has been a settlement here for some centuries. There might also be some remains of the former steam flour mill. It is not an Archaeological Priority Area.

## 2.4 Identification of character areas

- 2.4.1 Because it is so small, the Conservation Area does not subdivide into any discernible character areas and most of its extent can be appreciated from a central viewpoint on the footpath. Nonetheless, the Conservation Area has two distinct aspects. From Turkey Street itself, four pairs of 19<sup>th</sup> century cottages and The Turkey public house appear as a distinct group on a busy road, defined by the location of two footbridges; while, from the hidden footpath along the brook, set between abundant grass and scrub, these houses and the road are virtually invisible and the prospect is green and semi-rural.

---

<sup>10</sup> Pevsner, p450

<sup>11</sup> Pam, D: A History of Enfield , Vol II, p.11 & 71



Figure 4: General view, Turkey Street



Figure 5: General view, Turkey Brook

## 2.5 Spatial analysis

- 2.5.1 The approach from the east is along the brook itself, which with its grass banks provides a reminder of the rural past of this now densely built-up suburban area. To the west, the view is closed and dominated by the railway bridge over Turkey Street, a crude modern steel replacement for the Victorian structure whose abutments, adjoining original arch and matching footbridge remain. Aylands Open Space, although somewhat bland and featureless, provides a strong contrast to the continuous development around and is a good complement to the Conservation Area;

in the approach from the west along Turkey Street, it acts (like the brook) as a reminder of the hamlet's formerly rural setting.

- 2.5.2 The 'interior' space of the Conservation Area is very different. The footpath following the brook as it loops away from the road is enclosed by the rear gardens and greenery of the Turkey Street frontage properties, glimpsed through trees and shrub, and by the front gardens of the houses along its north side. Once the first group of modern houses, nos. 45 to 43a, is passed - even these have mature hedges - the properties are set well back in generous plots on the north bank, so that there is a prospect of shrubbery, scrub and trees to both sides. At either end of the path, the curve of the brook and path provides the stimulus of concealment of the next stage of the route, framed by trees. The two footbridges mark the boundary of the Conservation Area, and the approach to the western footbridge is particularly green and spacious as it descends from the road towards the Turkey Brook and continues across the open space. The other side of the coin, unfortunately, is the rear aspect of the Conservation Area; following the footpath over the bridge to the north leads to a shabby rear access. On the way eastwards to a dead end at the north-eastern point of the Conservation Area, it passes a garage court and is bounded on its south side by parking bays, *ad hoc* fencing and sheds.



Figure 6: view into the conservation area from the west



Figure 7: View out of the conservation area to the west

- 2.5.3 The best views are from the interior path; the brick bridge over the brook - outside the Conservation Area - makes an attractive prospect from the western end of the path (see Fig.7), with the railway bridge in the same dark blue engineering brick acting as counterpoint with its wider arch. There are also interesting glimpses - at the east end of the path - of the rear of nos.1 and 3 Turkey Street.

## 2.6 Character analysis

### *Architectural and historic character*

- 2.6.1 Before the spread of suburban development, the area around the Conservation Area was agricultural, with many orchards and market gardens and some industry. The conservation area is now primarily residential. Its former character as the centre of a settlement has been replaced by that of a dormitory suburb. The last non-residential use in the area is likely to disappear as a result of planning permission granted for the conversion of the former Turkey Public House to residential use in 2013; in February 2013 the building was partly boarded-up. (Another pub in the village, the Plough, just outside the conservation area was demolished for residential redevelopment in 2002.) A small shop extension had been added to no. 17, but this has been demolished and replaced by a dwelling.
- 2.6.2 There are two sets of buildings contributing to the character of the Conservation Area. Nos. 1-7 and 15-21 (odd) on the Turkey Street road constitute the main impression of the Conservation Area from Turkey Street; they are four pairs of semi-detached cottages, each pair under a hipped roof, with a single central chimney-stack and with their main access door to the side rather than the front. (Front doors can now be seen at Nos. 15 and 17, and the new extension to the left.) Although all except

nos. 1 and 3 have been considerably altered, with various combinations of modern windows, enlarged openings or side extensions, they retain sufficient similarity of form to be seen as a group, despite the fact that the 1930s public house, The Turkey, is located in the centre. They appear to have been originally all in stock brick, but only nos. 3, 5 and 7 retain a brick finish, although the brickwork at no. 3 has been painted. Nos. 1 and 3, appear to date from the mid 19<sup>th</sup> century; evidence from the 19<sup>th</sup> century OS maps indicates that nos. 15 and 17 were built after the demolition of the steam mill in the last decades of the 19<sup>th</sup> century, while nos.1, 3, 5, 7, 19 and 21 appear on the maps from 1866 onwards.



Figure 8: 1 and 3 Turkey Street, street elevation

- 2.6.3 Nos. 1 and 3 retain timber two pane sash windows, one to each floor at front and rear. The roof to the pair has been re-tiled with concrete pantiles. No. 1 has had a rough-cast render finish applied and the brickwork of no 3 has been painted. A single storey pitched roof extension at the rear of no. 3 may be the original scullery, but the rear on no. 1 has a full-width modern extension. There is also a collection of several *ad hoc* timber or brick sheds to the rear. Despite this, the fact that the pair remains in an approximation of its original state makes an important contribution to the Conservation Area on both front and rear aspects.
- 2.6.4 The remainder of the group have all undergone major and unflattering "cosmetic surgery" in the late 20<sup>th</sup> century. Nos. 5 and 7 have been treated as a pair in the changes they have undergone. They have identical single-storey side extensions, with a mono-pitch roof up to the house eaves level and modern casements in square openings, which have been repeated as replacements to the cottage windows. All have unfortunate soldier arches, and casements and top-hung vents with inappropriate small-pane glazing. The overall effect is out of scale and proportion with the modest front

elevations, and the addition of front doors is a further inappropriate change. This pair, however, does retain its slate roofs and its stock brick walls are not painted or rendered.



Figure 9: 19-15 Turkey Street



Figure 10: 21 Turkey Street

- 2.6.5 The two pairs to the west of The Turkey have been rendered, and have concrete tiled roofs, but have not been treated as pairs; no. 15 has replacement casement windows with small panes, and a standard integral-fanlight door inserted on the front elevation, while No. 17 has replacement windows with top-lights. The single storey, former shop extension to the left of no. 17 has been replaced by a new dwelling, which, while its form and some of the details are ‘in-keeping’, unbalances the semi-detached pair. More importantly the row of three doors – all of which are of

inappropriate form and details - to the front has upset the rhythm of the elevations of all the cottages, one of the distinctive features of the Conservation Area. Nos.19 and 21 have uPVC sashes and no. 19 has a two storey side extension.

- 2.6.6 The other group contributing to the character of the Conservation Area is the pair of cottages at 39 and 41 Turkey Street, on the footpath. They are the only survivors of a scattered group of houses on the land north of the brook, most of which lasted until the middle of the 20<sup>th</sup> century, when they were replaced by bungalows, or by road access to new development. The two cottages are attached: no. 41 has a hipped roof and no. 39 does not. Both have substantial central stacks. No. 41 has painted weatherboarding and small plain timber casements, while no.39 is smooth-rendered and painted white. Its poorly-designed replacement windows have fixed lower sashes and top-hung upper lights, all with small panes, accompanied by a modern square bay and brick porch. But the total effect of the two cottages is pleasantly rural and complements the brook-side setting, emphasised by the white picket fence, hedges and gardens. The cottages can also be glimpsed from the rear path along the boundary of the Conservation Area, but this view is considerably less attractive.



Figure 11: 41 and 43 Turkey Street from Turkey Brook

The remainder of the houses accessible from the footpath are of no architectural or historic interest, but are neutral in their effect, the relatively low height and set-back from the path minimising their impact.

- 2.6.7 The surviving railway structures built in the late 19<sup>th</sup> century by the Great Eastern Railway Company make an important contribution to the Conservation Area. Although the arch carrying the railway line over Turkey Street has been replaced by a flat steel bridge, the abutments and adjoining arch remain, as does the road bridge over the brook (see Fig.13). The

construction is in blue engineering brick and the arches are four rows of headers, with walls having bull-nose copings. There are also painted steel footbridges over the brook at either end of the Conservation Area. The eastern bridge was rebuilt in 2003 and one at the western end was replaced in 2010. The style of each reflects 19<sup>th</sup> century design, and the bridges have enhanced the character and appearance of the Conservation Area.<sup>12</sup>



Figure 12: Footbridge over Turkey Brook (2010)



Figure 13: Road bridge over Turkey Brook

### *Green spaces and trees*

---

<sup>12</sup> The conservation area was extended in 2008 to include these structures.

2.6.8 A key characteristic of the Conservation Area is the strong contrast between the green waterside setting and the suburban context of Turkey Street, to which the group nos.1-7 and 15-21(odd) primarily relates. Within the Conservation Area boundary, Turkey Brook is lined variously with scrub, trees, grass and waterside plants, which form a soft green setting for the houses and mask views out, giving the path alongside it a sense of quiet enclosure and seclusion, shielded from the busy road and dense grain of suburban development of the last 100 years. On most of its periphery, the Conservation Area is beset with late 19<sup>th</sup> century and interwar development, but the north west side leads directly into the open grassland of Aylands Open Space, and a further positive attribute of the Conservation Area is the opportunity for views into this across the footbridge at its western end, where riverside scrub and trees meet mown grass.

*Loss, intrusion and damage*

2.6.9 A loss of identity of the early Turkey Street settlement visible on the 1866 OS map has taken place over the last 70 years, since housing development began to spread on a major scale in the eastern part of Enfield, replacing the intermittent clusters of houses to the south of the main road with one of the many ribbons of semi-detached villas which appear first on the 1939 OS map. Early houses to the north of the brook survived longer, but a late 20<sup>th</sup> century development in the triangle of land next to the eastern footbridge has had a major effect on the footpath and brook; although the design has a neutral, rather than negative, effect (two storeys, brick, tiled roofs), the uniform building line brought a new regularity to what had been an area of informally scattered cottages.



Figure 14: houses in Turkey Street and the Turkey PH

- 2.6.10 The Turkey public house, a stolid four-square edifice in the road-house style, was built by 1939; the building's overall design is neutral, but its total effect borders on negative with large bland uPVC windows to the ground floor, a poor relationship with its setting and low-quality hard landscaping and boundaries. Otherwise, damage to the building frontages of Turkey Street and the brook footpath is in the details; replacement windows with poor proportions and materials, concrete tile roofs, and inappropriate extensions and rear boundaries to the brook, especially the concrete wall of the public house.
- 2.6.11 To the rear of nos. 33-43, the townscape quality declines very rapidly, partly as a result of proximity to a dull garage court serving the adjoining housing estate and partly because of the accumulation of poor quality fences and sheds in the properties' own car-parking areas. Ground surfaces are also of poor quality, with much cracked tarmac and concrete. The footpath itself is outside the boundary, but the whole assemblage is a poor setting for the Conservation Area.



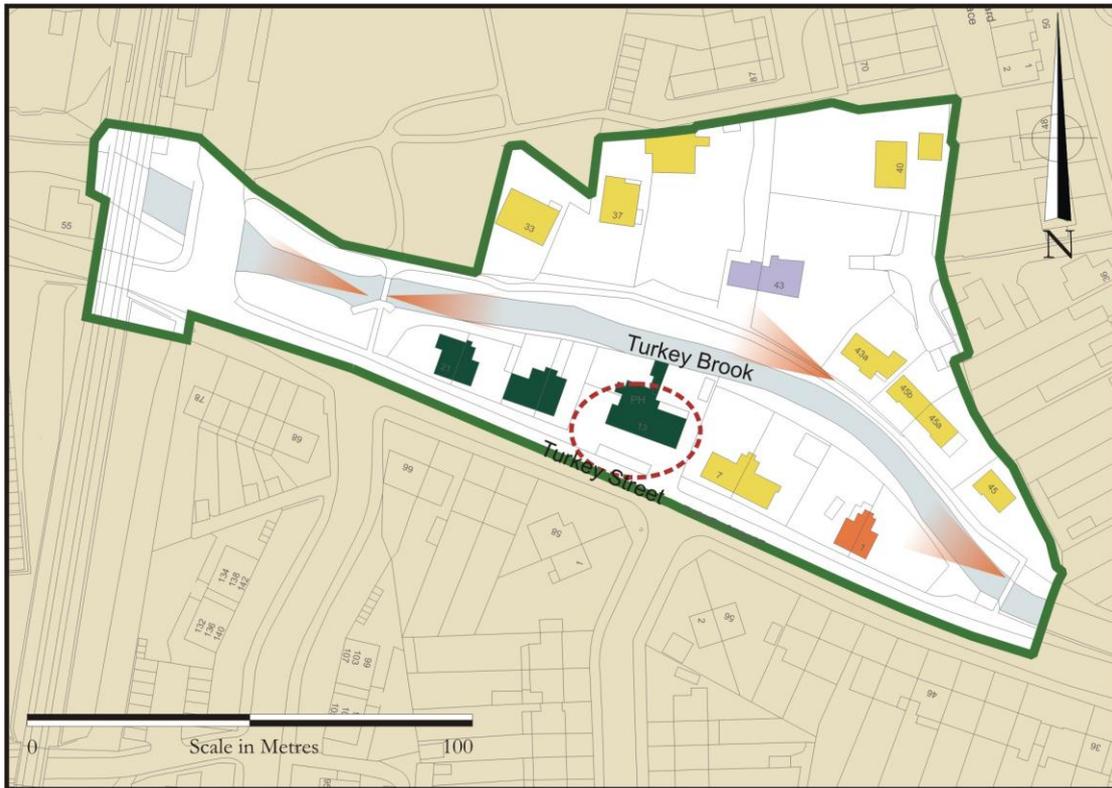
Figure 15: Extended 19th century cottages, 5-7 Turkey Street



Figure 16: Negative features: rear of 5-7 Turkey Street



Figure 17: Negative features, rear of Turkey PH



*Turkey Street Conservation Area Character Appraisal: townscape analysis*

-  Conservation Area boundary
-  Locally listed building
-  Building making a positive contribution to the area
-  Building with opportunity for enhancement
-  Neutral building
-  Key view
-  Area with potential for improvement

*Note: unlisted buildings were assessed using criteria set out in Appendix 1 of the English Heritage guidance document 'Conservation Area Appraisals' (1997)*

Figure 18: Townscape analysis map

## *Problems and pressures*

2.6.12 Problems and pressures affecting the Conservation Area at present can be summarised as follows:

- *There is a lack of protection from alteration by permitted development for buildings that are not of sufficient quality to be listed (Nos. 1-7 and 15-21 odd, and nos. 41 and 43), but which make an important contribution to the character of the Conservation Area.*
- *There are many locations where poor quality materials, extensions and window/ door designs detract from the character of these buildings.*
- *Poor quality fences, sheds and parking areas to the rear of properties with frontages onto Turkey Brook form an inappropriate boundary (see Figs. 16, 17), and the rear boundaries of the properties fronting Turkey Street detract from the quality of the views across the brook.*
- *Some street furniture, particularly signage and bins, detracts from the townscape and views.*
- *The Turkey public house has a poor setting. These elements of the site, as opposed to the building itself, are detrimental to the townscape.*

## **2.7 The public realm**

2.7.1 The public realm is ordinary: tarmac footways - in fair condition with much patching - with concrete kerbs; spun metal lamp standards; and pleasantly unkempt green spaces along the brook. There are a few unfortunate features such as dog waste bins but on the whole the clutter is kept to the minimum. The metalwork of the bridges and railings is a welcome response to the designated status of the area.

## **3 SUMMARY OF SPECIAL INTEREST OF THE CONSERVATION AREA**

3.1.1 The key factors that give the Turkey Street Conservation Area its special interest can be summarised as follows:

- *The area has a well-defined character established by its focus on a stretch of Turkey Brook between the two footbridges, where the character of the brook becomes greener compared to the adjoining stretches.*
- *The topography and prolific greenery provide a secluded route along the footpath, with the bends in the path and the trees obscuring direct views and adding to the sense of privacy.*
- *The houses on the Turkey Street frontage (nos. 1-7 odd, nos. 15-21 odd), even though altered in many ways, survive as a very visible reminder on a busy road of a small hamlet typical of the character of eastern Enfield before suburban housing development enveloped the area. Nos. 1 and 3 are particularly important as they survive in a near-original state.*

- *The houses on the footpath frontage (nos.43-33 odd), in a pleasantly haphazard relationship with the path and with generous plots, complement the extensive brook-side greenery and trees to create a semi-rural scene, even though several of the houses are of no architectural or historic interest.*
- *The railway structures have a robust character through their design and materials, which are a reminder of the importance of the railway in the 19<sup>th</sup> century development of the area and the high standard of construction carried out. The unified design links locations of different character in the Borough; the Great Eastern Cheshunt line structures also contribute, for example, to the character of the Chase Side section of the Enfield Town Conservation Area.*

## 4 SUMMARY OF ISSUES

4.1 The most visible issue in the area is the installation of crude, standard joinery to the main elevations of the houses (such as replacement windows and overlarge and/or inappropriate extensions. In an area whose special interest depends largely upon the modest, original character of unlisted buildings, such accretive ‘permitted’ alterations are particularly erosive, although since 2008, the Article 4 Direction has limited such damage. The issues facing the Conservation Area at present can be summarised as follows:

- *There is a need to protect the remaining relatively unaltered cottages on Turkey Street (nos. 1 and 3), to prevent this pair losing its character as the rest of the group has done. Any such action, however, will only be worthwhile if there is a serious intention in future to protect the character and quality of the Conservation Area more carefully than has been the case so far.*
- *Inconsistent and sometimes inappropriate style and detail of new windows and doors front boundary areas - alongside planning controls, the Council's planned design guidance would help to address this.*
- *The northern boundary of the Conservation Area detracts from its appearance in the views from the north and west in the approach across the Aylands Open Space, because of poor quality fences, ancillary buildings and finishes to both public and private property,*
- *The northern boundaries of properties fronting onto Turkey Street –especially those of the public house - have a generally detrimental effect on views across the Turkey Brook.*
- *The setting of The Turkey public house is unattractive, and detracts from the appearance of the houses on this frontage, which collectively are of some historic interest despite alterations.*
- *Poor quality surfacing, street furniture and signage detract from the appearance of the village- notably tubular steel fencing, dog-waste bins and footway surfacing*

## 5 BIBLIOGRAPHY AND CONTACT DETAILS

### 5.1 Bibliography

The following reference works were used in the preparation of this appraisal:

Baker T (ed) *Victoria County History of Middlesex V.* (OUP 1976)

Pam, D. *A History of Enfield II.* (Enfield Preservation Society 1992)

Pevsner N & Cherry B *The Buildings of England, London 4: North*, (Penguin, London 1998)

Whitaker, CW *Account of the Urban District of Enfield* (London, George Bell, 1911)

*Turkey Street Conservation Area Appraisal* (Enfield Preservation Society Architecture and Planning Group, February 2003)

Reference is also made to the following legislation and national and local policy guidance:

Planning (Listed Building and Conservation Areas) Act 1990

National Planning Policy Framework (2012)

Replacement Appendix D to Department of Environment Circular 9/95 (November 2010)

English Heritage PPS 5 Practice Guide (2010)

English Heritage *Understanding Place: Conservation Area Designation Appraisal and Management* (2011)

The Enfield Plan: Core Strategy (adopted 2010)

The Enfield Plan: Draft Development Management Document (2012)

The Enfield Plan (Evidence Base): *Areas of Archaeological Importance Review*, English Heritage/GLAAS, 2012

Enfield Unitary Development Plan (1994) (saved policies) until the DMD has been adopted,

### 5.2 Contact details:

Enfield Council  
Strategic Planning & Design,  
Regeneration and Environment  
Civic Centre  
Silver Street  
Enfield  
EN1 3XE

## 6 APPENDICES

## 6.1 Listed buildings

There are no statutorily listed buildings in the Conservation Area. There are two locally listed buildings, nos. 41 and 43 Turkey Street.

## 6.2 Criteria for assessing unlisted elements

(From English Heritage's guidance *Understanding Place: Conservation Area Designation, Appraisal and Management* (2011))

'Check list to identify elements in a conservation area which may contribute to the special interest.

A positive response to one or more of the following may indicate that a particular element within a conservation area makes a positive contribution provided that its historic form and values have not been eroded.

- Is it the work of a particular architect or designer of regional or local note?
- Does it have landmark quality?
- Does it reflect a substantial number of other elements in the conservation area in age, style, materials, form or other characteristics?
- Does it relate to adjacent designated heritage assets in age, materials or in any other historically significant way?
- Does it contribute positively to the setting of adjacent designated heritage assets?
- Does it contribute to the quality of recognisable spaces including exteriors or open spaces with a complex of public buildings?
- Is it associated with a designed landscape e.g. a significant wall, terracing or a garden building?
- Does it individually, or as part of a group, illustrate the development of the settlement in which it stands?
- Does it have significant historic association with features such as the historic road layout, burgage plots, a town park or a landscape feature?
- Does it have historic associations with local people or past events?
- Does it reflect the traditional functional character or former uses in the area?
- Does its use contribute to the character or appearance of the area?

*Appraisal review undertaken by James Edgar; maps prepared by Richard Peats*