



YORKSHIRE GARDENS TRUST

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www.yorkshiregardenstrust.org.uk

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11th September 2023

Dear Mrs Bastow

NYM/2023/0542 Application for alterations and extensions to existing building together with reconfiguration of existing space to create ticket kiosk, shop, offices, meeting room and plant room at Cleveland Way, Helmsley Walled Garden, Duncombe Park Helmsley

Thank you for consulting The Gardens Trust (GT) in its role as Statutory Consultee with regard to any proposed development that could affect a site included by Historic England (HE) on their Register of Parks & Gardens – Duncombe Park at Grade I. The Yorkshire Gardens Trust (YGT) is a member organisation of the GT and works in partnership with it in respect of the protection and conservation of registered sites and is authorised by the GT to respond on GT's behalf in respect of such consultations.

Duncombe Park is significant because of its early date as a designed ornamental landscape with one of the earliest recorded ha-ha's (c1718-23), a serpentine structure attributed to Charles Bridgeman (d 1738) and the East Terrace with its Ionic Temple (c.1730, attributed to Vanbrugh, listed Grade I) and Tuscan Temple, (c.1730 attributed to Sir Thomas Robinson also listed Grade I). It is suggested that Vanbrugh may have advised on the layout of Duncombe Park as he was working in Yorkshire in 1718, 1721 and 1724. There are also possible influences by Steven Switzer (1682-1745). It has been described by Jellicoe et al 1986, as 'a landmark in the development of the English natural style'.

Within the registered boundary, the rectangular walled kitchen garden (Helmsley Walled Garden) lies c.800m north-east of the House immediately west of Helmsley Castle, a Scheduled Ancient Monument that is also within the registered site. The walled kitchen garden was moved here in 1754 after flooding destroyed the earlier walled garden in the valley.

The serviced entrance building lies along the northern elevation of the wall to the north of the kitchen garden that supports a conservatory on its garden (southern) elevation. The proposed extensions will form east and west 'wings' to the central buildings behind the conservatory and appear not to be visible from within the walled garden except at the eastern end where the new meeting room and plant room (replacing the 'Boiler') will extend further east beyond the existing back wall. However, we have found the plans a little confusing as they are at different scales and there are no south elevations to ascertain any impact on the whole walled garden and the parkland beyond. The proposal is to increase the internal floorspace from 45.5sqm to 189.0 sqm.

The Gardens Trust and Yorkshire Gardens Trust understand the requirement of the charity to increase usable space, install an air source heat pump, increase rainwater harvesting and incorporate a sedum roof alongside developing the walled garden sympathetically as a considerable community and tourist asset.

We have no objection to the principle of the development, but we are unsure about some of the materials – metal windows and doors and zinc fascia in this location. The vertical larch panelling although it does not reflect the existing buildings should be reasonably sympathetic.

We would have liked to see how the proposal relates to the south elevation and the parkland and we have not noted whether the new fenestration will incorporate insulation qualities.

We suggest that your Authority's Conservation Officer and Archaeologist assesses this planning application and gives advice, particularly as it is located within a Grade I Registered Park and Garden and in close proximity to Helmsley Castle.

Yours sincerely,

Val Hepworth
Trustee Conservation and Planning

cc. Yorkshire and the Northeast Historic England, (e-yorks@historicengland.org.uk); the Gardens Trust