



YORKSHIRE GARDENS TRUST

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www.yorkshiregardenstrust.org.uk

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Dear Sir/Madam

22/04844/LI, 4 Wakefield Road, Oulton, Rothwell, Leeds, LS26 8EL. Listed building application for internal refurbishment, structural repairs to stabilize external walls and roof including new engineered roof truss rafter roof. New double door to rear elevation, reposition window to rear elevation, Replacement windows ground and first floor rear elevation. Conservation roof windows installed to rear elevation, new oak staircases, Internal partitions and plastering.

Thank you for consulting The Gardens Trust. The Gardens Trust (GT) is the statutory consultee regarding proposed development affecting a site on the Register – the dwelling which is the subject of this application has been formed from part of Oulton Farmhouse, a late C17, Grade II listed building (HE reference 1300024) which is set on the eastern boundary of Oulton Hall Grade II Registered Park (HE ref 1000413). The Park surrounds Grade II listed Oulton Hall itself (HE ref 1184583). 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.

Commissioned by John Calverley (later Blayd) Oulton Park was laid out to a design by Humphry Repton in 1809 and altered/completed later by W A Nesfield. Repton (1752-1818) was the leading English landscape designer following the death of 'Capability' Brown and Repton produced one of his attractive Red Books for Blayd in 1810. The Park remained in private ownership, and intact, until the mid/late C20. Leeds City Council became the owners in 1984, and the Park was adapted for use as a golf course 1993.

It appears that Repton had acknowledged that the farmhouse and adjacent cottages could be seen from the Hall, and he specifically arranged the insertion of a stretch of water and a belt of woodland in order to mask the view! Whilst not precisely to Repton's details, the water and a belt of trees remain achieving much the same effect today. We note the three conservation roof windows to the rear however the works proposed in this application overall do not appear to adversely affect the setting, nor the significance of the relationship between the Park and the Farmhouse. Indeed, the prospect of a historically responsible refurbishment of the Farmhouse appears to benefit both parties. We have no further comments to make.

Yours sincerely,

Val Hepworth
Trustee Conservation and Planning

cc. Chris Mayes, Landscape Architect North of England, Historic England
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