

Kenwood Landscape Forum Conservation Management Plan Day

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Welcome and introductions



Agenda

- Introduction to landscape conservation management planning
- Understanding Kenwood and its Historic Development
- The Significance of Kenwood
- Kenwood Landscape Policies
- Conservation by Character Area
- General Management

Introduction to landscape conservation management planning:

Kenwood

Landscape Conservation Management Plan 2025

Draft Version – EXTERNAL REVIEW



Based on:

Kenwood Estate Landscape Management Plan (April 1995)

Caring for Kenwood: Part I – Today (1996)

Caring for Kenwood: Part II – The Future (1996)

Kenwood Estate Landscape Management Plan Update (2011)

Britton McGrath Associates, Kenwood Masterplan (2024)

Conservation Management Plans for landscape:

“At its simplest, a conservation plan is a document which sets out what is significant in a place and, consequently, what policies are appropriate to enable that significance to be retained in its future use and development. For most places it deals with the management of change.”

ICOMOS (International Council on Monuments and Sites)

- Highlights the significance of a site, split into character areas
- Outlines aims and objectives for the site, including future intent
- Specifies design vision and presentation standards
- Helps to manage proposed changes to the garden or landscape
- A CMP is not a Masterplan, which is more business-driven.

CMP contents:

1 Understanding Kenwood and its Historic Development

- 1.1 Introduction
- 1.2 Ownership
- 1.3 Designation and Legislative Information
- 1.4 Consultation
- 1.5 Historic Overview of Development of Landscape

2 The Significance of Kenwood

- 2.1 Assessing Significance: Heritage Values
- 2.2 Assessing Significance: Degrees of Significance
- 2.3 Assessment of Significance by Value
- 2.4 Overall Statement of Significance

3 Kenwood Landscape Policies

- 3.1 Overall Site Aims and Philosophy
- 3.2 Policies
- 3.3 Management Aims and Objectives
- 3.4 Principles of Garden and Landscape Management Approach
- 3.5 Recommendations by Priority
- 3.6 Research Gaps

4 Conservation by Character Area

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- 4.2 Wider Gardens Area (West)
- 4.3 Stable Block
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- 4.6 Pasture Ground
- 4.7 Wood Pond, Thousand Pound Pond and Dams
- 4.8 North Wood
- 4.9 Car Park
- 4.10 American Grounds
- 4.11 Farm Ponds Area
- 4.12 Farm and Dairy
- 4.13 West Meadow & Mount Tyndal Slopes
- 4.14 Sphagnum Bog
- 4.15 Ken Wood
- 4.16 Duelling Ground
- 4.17 Beech Mount
- 4.18 Elms Garden

5 General Management

- 5.1 Ecology
- 5.2 Plant Collection
- 5.3 Climate Change
- 5.4 Biosecurity
- 5.5 Hydrology
- 5.6 Archaeology
- 5.7 Buildings
- 5.8 Outdoor Sculptures
- 5.9 Benches and Outdoor Furniture
- 5.10 Signage and Other 'Furniture'
- 5.11 Boundaries and Entrances
- 5.12 Road and Path Network
- 5.13 Landscape Character Views
- 5.14 Staffing
- 5.15 Events and Hospitality

6 References and Bibliography

7 Appendix

Assessing Significance (abridged):

[section 2 of CMP]

Evidential Value	Where material evidence of past human activity is provided or has the potential to be provided as physical remains in the landscape, above and below ground .
Historical Value	...the ways in which past people, events and aspects of life can be connected through a place to the present . This includes illustrative and associative value , and includes consideration of rarity of survival ; the extent of associated documentation , the ability of a landscape or feature to characterise a period and association with other heritage assets.
Aesthetic Value	... the way in which people draw sensory and intellectual stimulation from a place. This includes the conscious design of a place, but also the fortuitous outcome of the development of a heritage asset over time. Aesthetic value is usually specific to a time and cultural context , but appreciation of them is not culturally exclusive.
Communal Value	...often less tangible than the other heritage values but is still vital to the significance of the place. It derives from the meanings of a place for the people who relate to it and for how it figures within the collective experience or memory . Communal value includes commemorative, symbolic and social value , and sometimes spiritual value.
Environmental Value	Environmental value is a relatively recent addition to the heritage values but reflects the importance of environmental heritage. It is derived from the value of a landscape for the wildlife or habitats it supports , or for its role within a wider ecosystem .

Degrees of Significance (abridged):

[section 2 of CMP]

Exceptional Significance	...where a place or feature is of key national or international significance , placing it amongst the best or only surviving example of heritage asset, or forms an outstanding representation of an important social or cultural phenomena , or is of extraordinary local or regional significance .
Considerable Significance	...where a place or feature includes good and representative examples of an important class of heritage asset, or represents the only local example , or has particular significance through association.
Moderate Significance	...where elements contribute to the wider character and understanding of a heritage asset, or provide historical or cultural context.
Low Significance	...where preservation or contextual associations of a place or feature has been compromised , or has little or no significance in promoting understanding or appreciation, but is not actively intrusive .
Unknown Significance	Has the potential to be significant, but cannot be known from the current evidence or research available .
Intrusive	Items which are visually intrusive , destructive or obscure understanding of the values of a heritage asset. Recommendations for the removal or mitigation of intrusive elements should be made.

The Significance of Kenwood: Evidential Significance

The landscape of Kenwood and the buildings within it have **evolved** over many centuries: the **earliest** features identified within the estate may date to the **Anglo-Saxon period**, and there are particularly **abundant remains** dating to the period from the **mid-18th century to the present**. These will be discussed in more detail below, but overall, Kenwood has **considerable evidential value**.

The Significance of Kenwood:

Historical Significance:

The Kenwood estate contains many elements which are **illustrative** of the lives lived by its previous owners. In particular, the **dairy and ferme ornée** demonstrate the fashion for the wealthy classes in the 18th century to undertake menial tasks as a form of relaxation, and the fashion for *rus in urbe* which emerged at this time.

Elements such as the **Sham Bridge** also illustrate the fashion for trickery and *trompe l'oeil* seen in many follies and garden buildings throughout history.

As an **intact aristocratic estate** in the suburbs of London, Kenwood has **rarity value**, and is an **exemplar** of many similar houses and parks which **have now been built over**. Overall, Kenwood has **exceptional illustrative value**.

Kenwood has historical significance through its **associations with notable individuals**, in addition to the **architects** and **designers** mentioned below. The **social** and **political** history of families who owned Kenwood including the Bill, Argyle, Bute and Mansfield families, not to mention the various 20th-century personalities associated with the house, is also of great interest and should be more widely known.

Of outstanding importance in this regard is **the first Earl of Mansfield**, nationally and internationally important through his contribution to the abolition of slavery. This gives his creation at Kenwood a **prominence within a wider social and political framework of the later 18th century**. In recent years, this element of his biography has been amplified through research into the life of **Dido Belle**, the mixed-race companion of his daughter and some-time proprietor of the original dairy at Kenwood. In conclusion, Kenwood has **considerable associative value** which applies both to the main house and to the wider estate.

The Significance of Kenwood: Aesthetic Significance:

The house at Kenwood holds an **art collection of international significance**. Sculpture within the landscape also includes Henry Moore's *Two Piece Reclining Figure, No. 5* (1963-4) and Barbara Hepworth's *Monolith (Empyrean)* (1959). **Moore selected the site** for his sculpture after visiting Kenwood, so its setting adds to its significance (Tate Research Publications, 2015). The Kenwood estate, which incorporates and enhances these artworks, thus has **exceptional artistic value**.

The house at Kenwood was extensively remodelled by **Robert Adam**, a leading 18th-century architect. He is also believed to have designed the **original Sham Bridge**, and to have **contributed to the landscaping** of the estate.

The Kenwood estate is an **exceptional landscape**, of **particular national historic interest** and **value** because of its association with **Humphry Repton**, the leading landscape designer of his day. Repton's "Red Book" for Kenwood survives in the family archives. This was set of pen and ink and watercolour paintings and plans, showing the existing and proposed designs, which Repton prepared at the request of the 2nd Earl of Mansfield (See Section 4 for images).

Features at Kenwood which are characteristic of Repton's work include:

- the winding drives through woodland, guarded by octagonal lodges and providing framed views of the house;
- the rolling parkland incorporating existing woodland and pasture into a picturesque composition;
- the circuit walk round the parkland and ponds giving changing views across the landscape and glimpses of more distant prospects;
- ornamental buildings, such as the Swiss-style dairy, acting as focal points in the landscape;
- the flowering shrubs lining the drives and circuit path and the contrast between the ornamental areas close to the house and informal parkland beyond.

As an example of Humphry Repton's ideas and artistic style, the Kenwood landscape thus has **exceptional design value**.

The Significance of Kenwood:

Communal Significance:

Symbolic value

Kenwood plays a symbolic role as **one of English Heritage's flagship properties**, which has a very large number of visitors to the landscape and generates revenue via the well-used restaurant, cafe and shop. In this role, the management and popularity of the house are **key to perceptions of English Heritage's** wider role as **a custodian of our national heritage**.

Social value

Kenwood has considerable **social value** as one of the great historic houses and amenities of north London. It attracts a very diverse visitor demographic; ranging from dog walkers who never set foot inside the house, to art lovers, architectural historians, and family groups using the cafe as a meeting place.

The communal value of the **art collections** may be identified as particularly significant: Kenwood contains items that undoubtedly make it a destination for art lovers from across the world.

The **series of concerts, festivals, and other events** held in the landscape since the Festival of Britain in 1951 have now been **enjoyed by generations of visitors**.

The landscape and house are of great importance to local people as **a site of recreation and artistic enjoyment**; they form a **real centre for the community** and have great social value. In conclusion, Kenwood as a whole can be said to have **exceptional communal value**.

The Significance of Kenwood: Environmental Significance:

Approximately **one-third of the Kenwood Estate** is **designated by Natural England** under the Wildlife and Countryside Act 1981 as **the Hampstead Heath Woods SSSI**. The area covered by the designation includes both Ken Wood and North Wood, which are important for their over-mature structure and dead-wood, as well as the southern valley of the West Meadow which supports a rare sphagnum bog. The two areas were first notified as a biological SSSI in 1975. It is **the closest SSSI to the centre of London**.

Because of its designation, all management operations undertaken within the SSSI require prior statutory approval from Natural England, the government's advisor on the natural environment

The **whole of Kenwood and the surrounding Hampstead Heath is also designated as a local non-statutory Site Important for Nature Conservation (SINC)**. The 2018 Hampstead Heath Management Plan records 450 ancient and veteran trees, 400 species of beetle, and 650 species of fungi.

Due to its important wetland and woodland habitats near the centre of London, the Kenwood estate can be said to have **exceptional environmental value**.

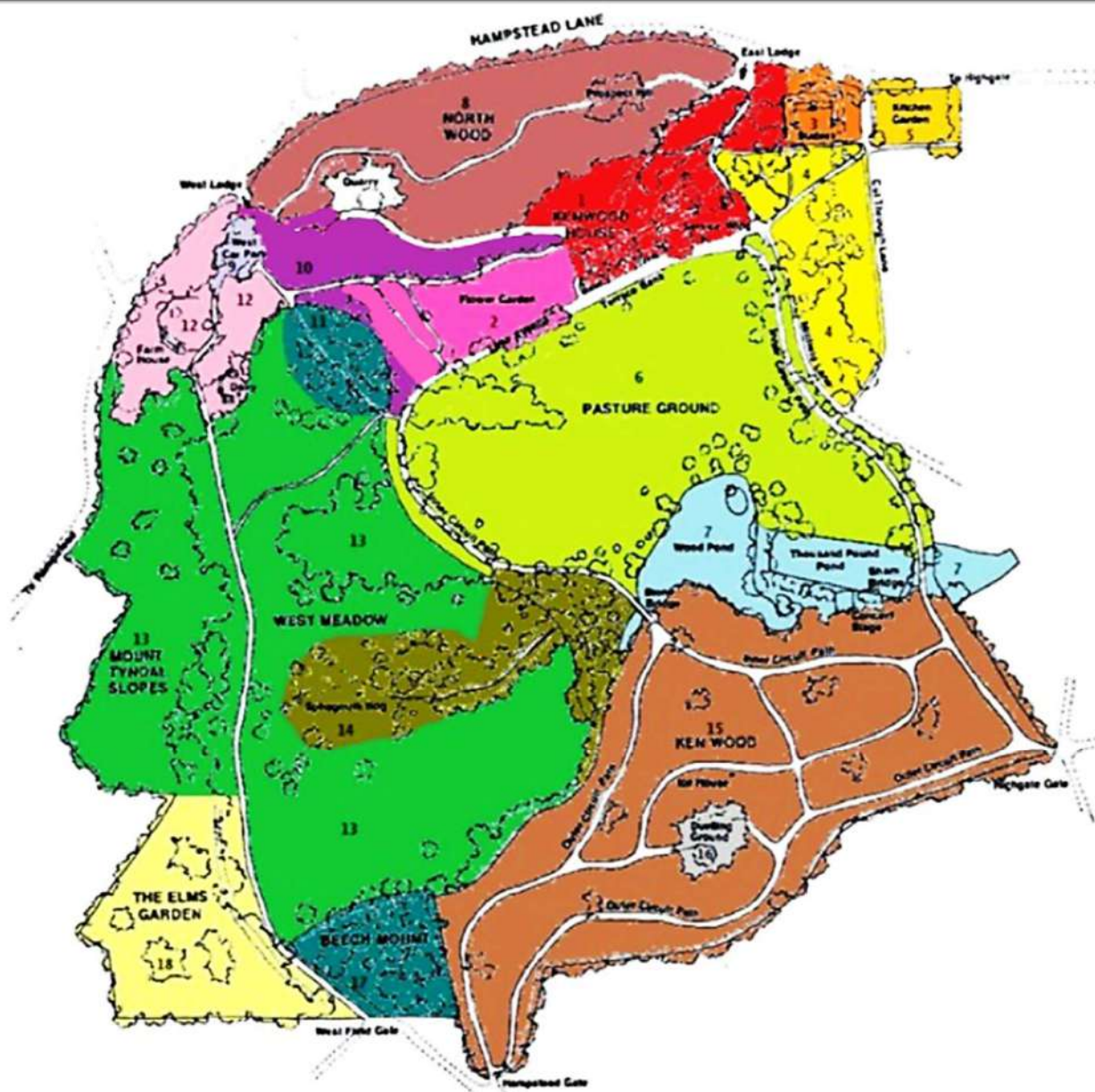
The Overall Significance of Kenwood:

Overall, Kenwood's landscape is of **exceptional significance**, as summarised in the following points:

- Kenwood offers the **rare** opportunity in London for the **holistic, authentic presentation of an 18th-century villa landscape** or 'estate in miniature' as it has developed over time, from the ornamented designed landscape, to the Dairy and remains of the model farm. The work of Humphry Repton, Robert Adam and other key 18th-century design figures enhances this significance, as does the association with notable landowners and historic figures, and the circumstances of the Iveagh Bequest.
- Approximately a third of the Kenwood landscape is designated by Natural England as the **Hampstead Heath Woods SSSI**, recognising its **exceptional environmental significance**, particularly in London.
- Kenwood has **exceptional communal value** as a **free to enter site** with such **longevity of public access**. It has very strong ties to its local community.
- The multiple **layers** to the landscape at Kenwood, from the **earthwork features** associated with medieval and earlier landholdings, to the **18th-century designed landscape**, and **20th-century management** and **additions** to the landscape, are of **exceptional significance**.

Character Areas

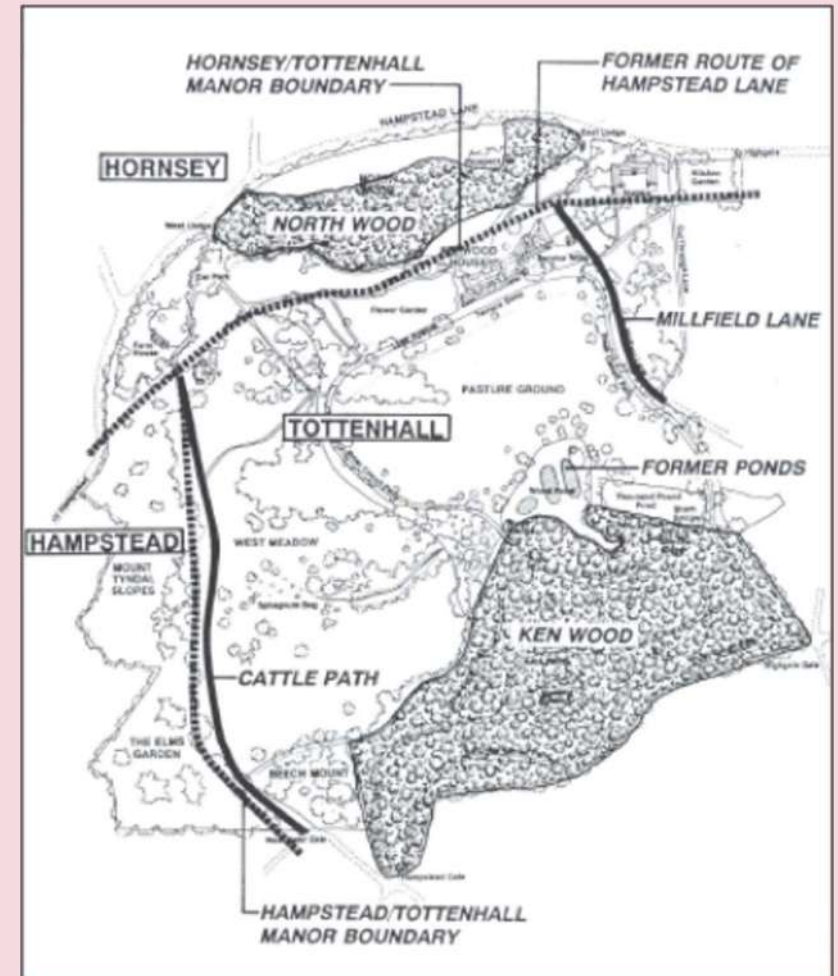
- Buildings or landscapes are usually broken into different Character Areas for the purposes of a CMP.
- Decisions on Character Area divisions are specific to each site – taking into account historic, physical and management divisions and distinctions.
 - Historic Development
 - Current Condition
 - Significance (broken down by EHAC, plus Environmental, where relevant)
 - Issues and Vulnerabilities
 - Future Research
 - Design Intent
 - Visitor Use
 - Future Proposals
 - Maintenance Guidelines



1	Terrace and House Environs (East)	7	Wood Pond, Thousand Pound Pond and Dam areas	13	West Meadow & Mount Tyndal Slopes
2	Wider Garden Areas (West)	8	North Wood	14	Sphagnum Bog
3	Stable Block	9	Car Park	15	Ken Wood
4	Stable Field	10	American Grounds	16	Duelling Ground
5	Kitchen Garden	11	Farm Ponds Area	17	Beech Mount
6	Pasture Ground	12	Farm and Dairy	18	The Elms Garden

Understanding Kenwood and its Historic Development

- 986 Charter of Hampstead refers to 'the hedge' as part of the eastern boundary of the manor of Hampstead.
- 1226-1227 Land granted to Priory of Holy Trinity Aldgate.
- 1525 Division of the monastic estate into two, separating 'Canewode Feildes'.
- 1532-1565 Kenwood lands taken into royal possession following the Reformation.
- 1616 The Wood purchased by John Bill, the King's printer, who built the first house on the site.
- 1690 House bought by Brook Bridges and significantly modified in about 1700.



Principal surviving features of the pre 18th century landscape

- Early C18 Property changed hands several times, with owners including William, fourth Earl of Berkeley, the Duke of Argyll, and the Earls of Islay and Bute. The property was also let to George Middleton.
- c.1726 Planting of the Lime Avenue by George Middleton
- 1745 Kenwood shown on John Rocque's map of London.
- 1746 House bought by John Stuart, the 3rd Earl of Bute. The Orangery was added to the house in the 1740s.
- 1751 3rd Earl of Bute described the gardens as filled with 'every exotick our climate will protect'.
- 1754 Estate sold to William Murray, later 1st Earl of Mansfield (1776).

John Rocque's Plan of London, 1745.





1764-1779

1st Earl of Mansfield employed Robert Adam to remodel the house and landscape, including addition of Sham Bridge in c.1767/8, rebuilt 1791.

1793

1st Earl of Mansfield died; estate passed to his heir, the 2nd Earl of Mansfield.

Survey by Pritchard

*ing Grounds Showing
rains & Cisspools
ated by the black Lines to
1797*

1793-1796

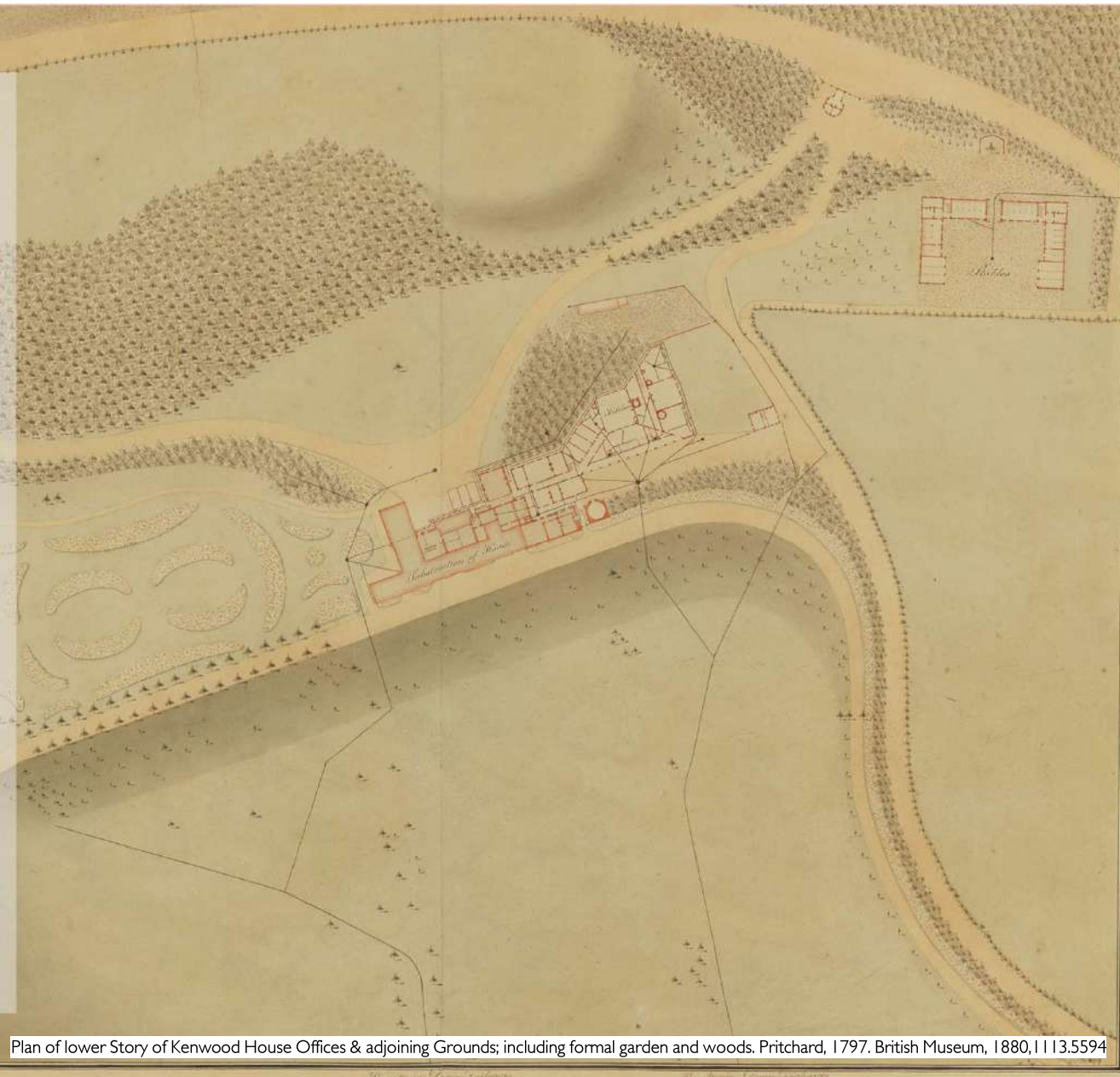
2nd Earl of Mansfield commissioned Humphry Repton to make further changes to the landscape at Kenwood:

- Hampstead Lane to the north of Kenwood was rerouted.
- The old kitchen garden west of the house was replaced with a flower garden.
- The landscape south of the house was opened up.
- The area now known as North Wood was purchased by the 2nd Earl.

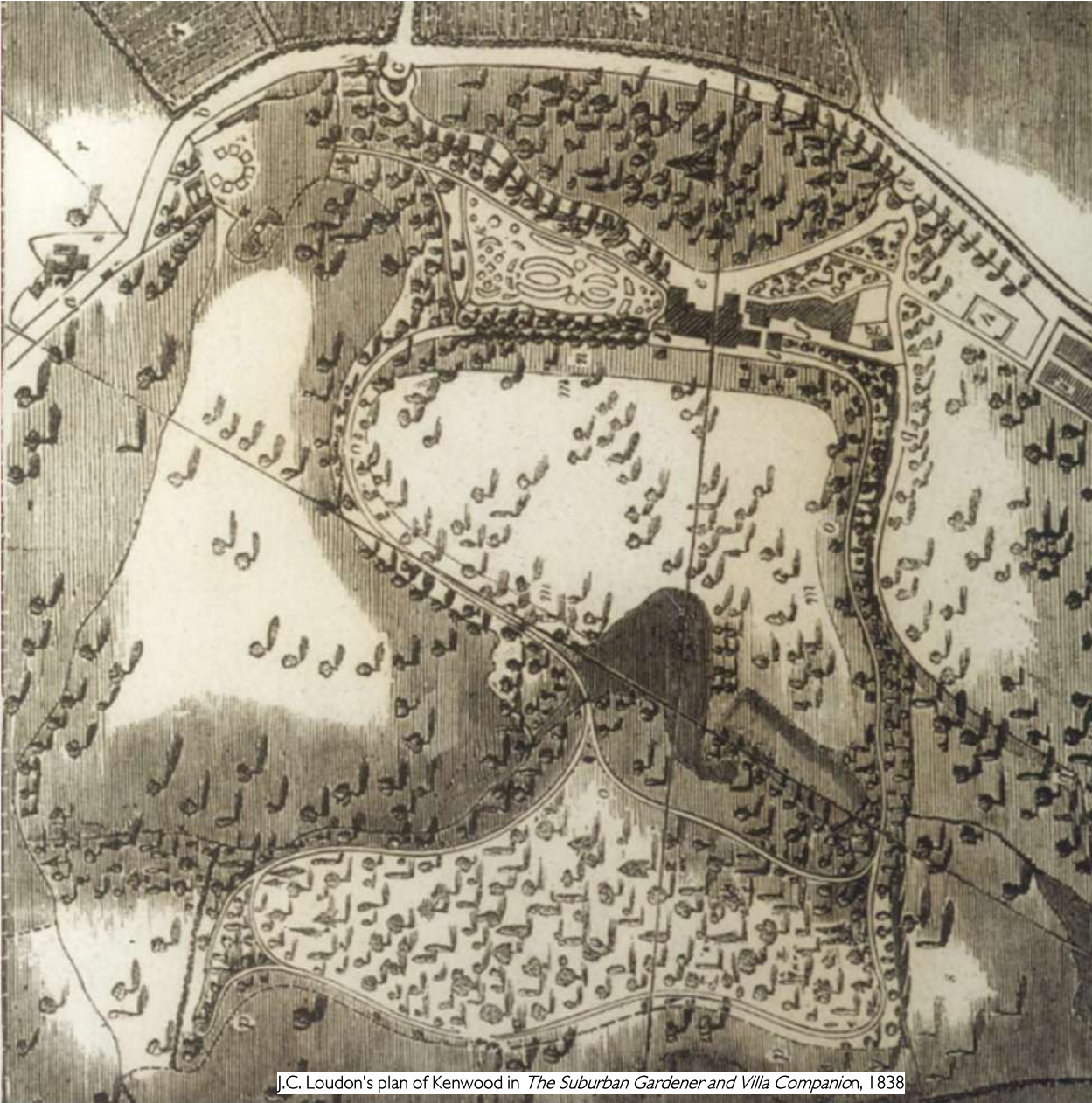
Repton made further proposals, but this work was largely carried out by George Saunders, William Marshall, William Emes, and others, under the guidance of Edward Hunter, the estate steward.

1797

Pritchard's Plan of Kenwood



Plan of lower Story of Kenwood House Offices & adjoining Grounds; including formal garden and woods. Pritchard, 1797. British Museum, 1880,1113,5594



J.C. Loudon's plan of Kenwood in *The Suburban Gardener and Villa Companion*, 1838

- 1838 Loudon's plan of Kenwood
- 1840 4th Earl purchased Fitzroy Park, which adjoined Kenwood to the east
- 1845 Mount Tyndal slopes added to estate.
- c.1850 Lord Erskine's property at Evergreen Hill (to the north-west of Kenwood) had been purchased and added to the Kenwood estate.

1870 First edition OS mapping

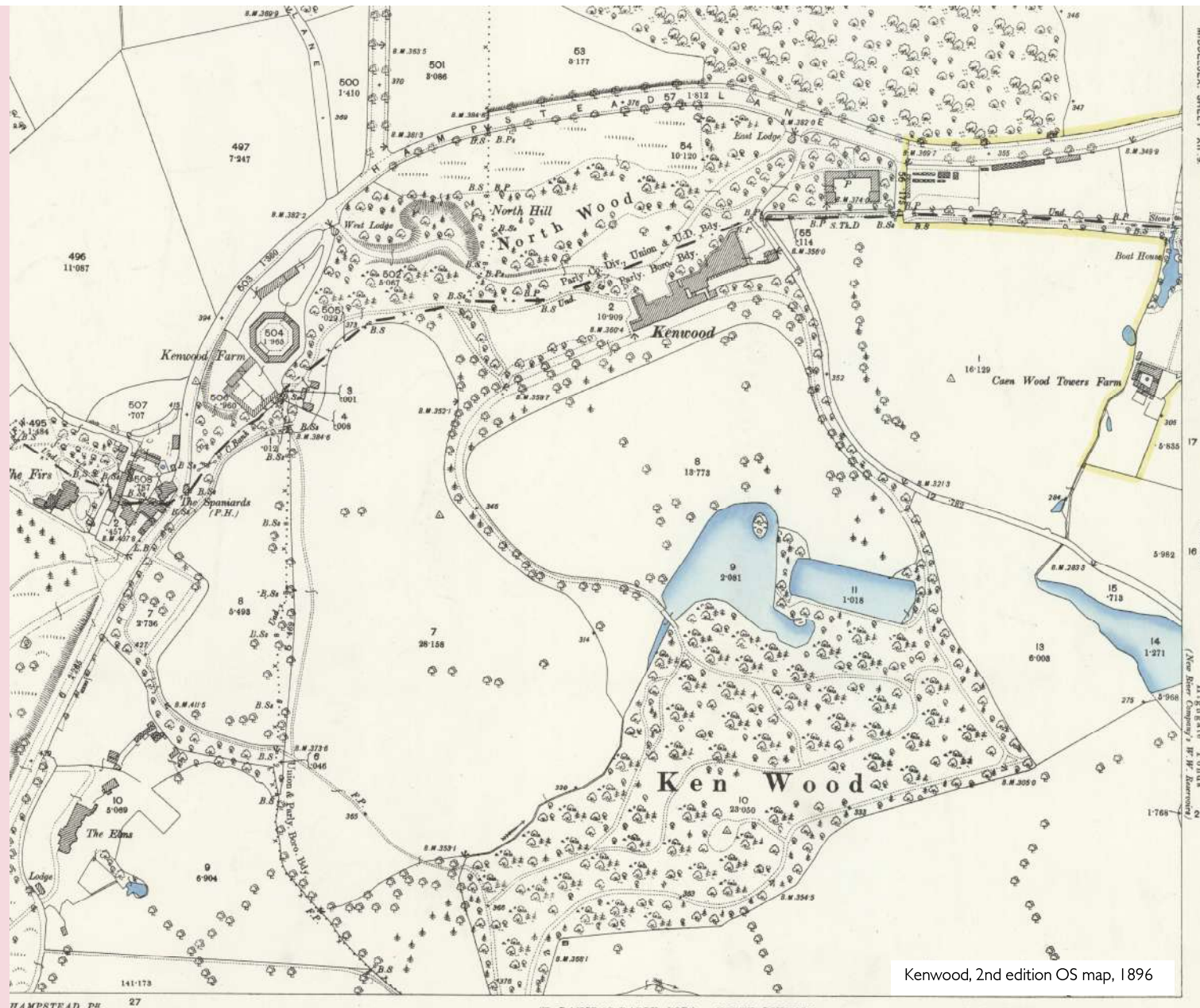
1889 – 1925 Larger Estate at Kenwood progressively broken up as demand for building land around London soared.



Kenwood, 1st edition OS map, 1870.

1896
Second edition OS mapping

1898
4th Earl died, and the estate
was inherited by his grandson,
who died in 1906.



Kenwood, 2nd edition OS map, 1896

1910-1917 Kenwood was leased, first to Grand Duke Michael of Russia, then to the American heiress, Nancy Leeds.

1915 Third edition OS mapping

1925 All except for 30 hectares of the remaining Kenwood estate was acquired and added to the expanding open space of Hampstead Heath. The remaining 30 hectares were purchased by Edward Cecil Guinness, 1st Earl of Iveagh to house his art and furniture collections. 1st Earl Iveagh died in 1927.

1929 Iveagh Bequest (Kenwood) Act 1929 left the property and collection to the nation under terms that included the 'atmosphere of a gentleman's park' be preserved at Kenwood.



Kenwood, 3rd edition OS map, 1915

1920s – 1986
Kenwood managed
first by London
County Council
(LCC), then Greater
London Council
(GLC) from 1965.

1936 Fourth edition
OS mapping



Kenwood, 4th edition OS, 1936

1950s – 1960s

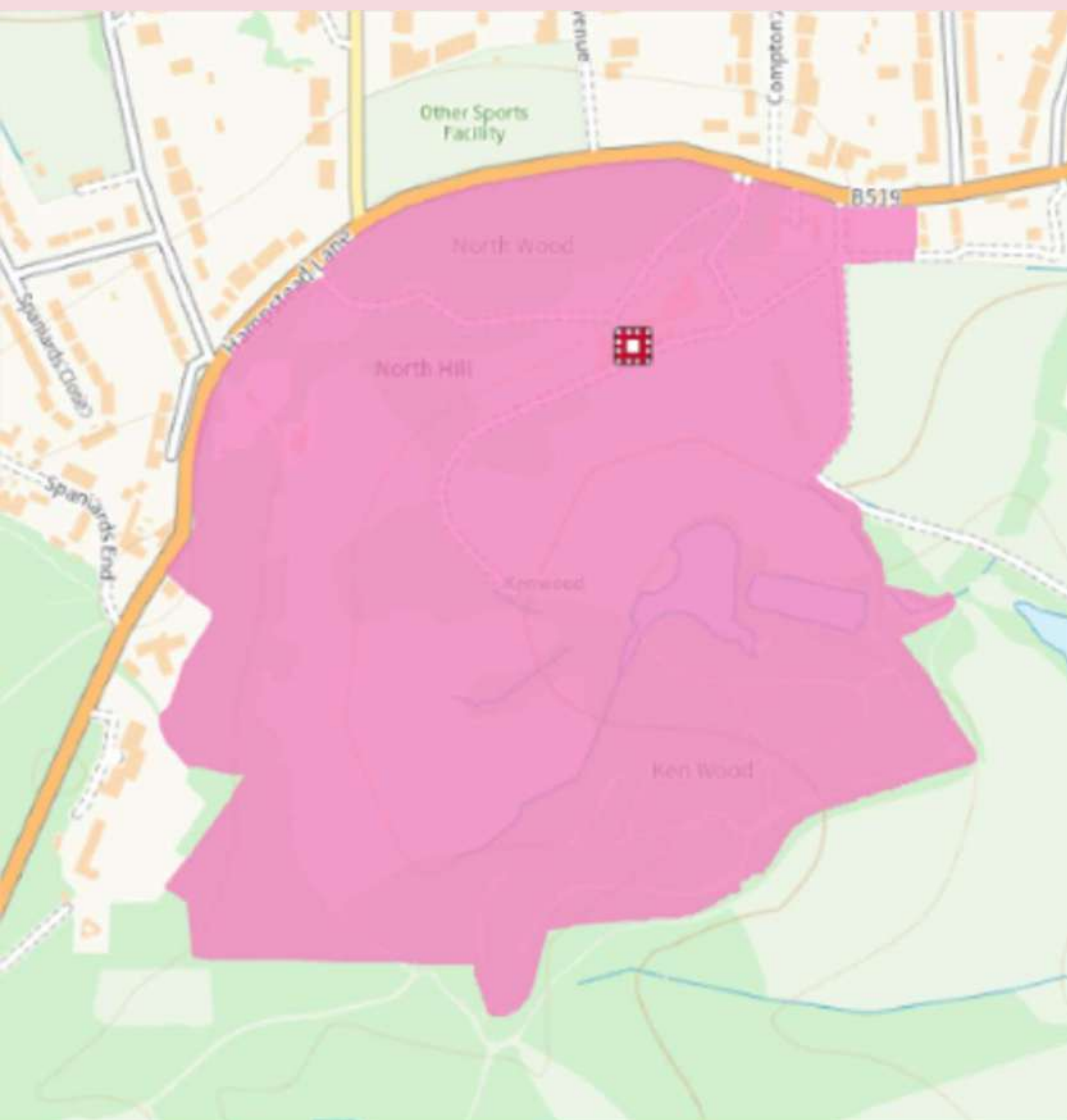
Period of management decline; withdrawal of grazing increased scrub and self-set trees; lost parkland trees not replaced; flower beds removed and laid to grass.

1951 Mapping

1959

Part of the Elms Garden added to the Kenwood Estate





EH boundaries at Kenwood today

1986	Abolishment of GLC; Kenwood House and 45 hectares of the estate placed in the care of English Heritage.
1987	Great Storm caused loss of c.100 trees. An oak which fell in West Meadow ring-dated to 1690.
1987-1990	Survey and research work undertaken. Exhibition entitled 'The Landscape of Kenwood' presented to visitors in 1990 to display results.
1992-1994	Major programme of £1 million of landscape repairs began, including dredging ponds.
1994	Public consultation on speed and scope of works.
1995	Appointment of General Manager and Estate Ranger/Head Gardener.
1996	Management strategy produced by Colson Stone produced for Kenwood: <i>Caring for Kenwood Part I- Today and Part II - The Future</i> .
2013-2014	Restoration of Dairy buildings and landscape setting.
2024	Kenwood Masterplan produced by Britton McGrath Associates.

Kenwood Landscape Policies

[Section 3 of CMP]

The overall aim is to ensure the long-term conservation of Kenwood, to continue to research and investigate the site and present it to as wide a public audience as possible in a manner which most befits the site.

Kenwood must continue, as set out under the terms of the Iveagh Bequest, to ‘that the atmosphere of a gentleman’s park be preserved’.

This requires high-quality standards of presentation and restoration of the landscape.

The specific, overall aims are:

- 3.1.1. To conserve and repair the historic designed landscape and to restore important features.
- 3.1.2. To conserve and enhance the nature conservation interest of the estate.
- 3.1.3. To conserve and enhance the estate for the enjoyment of visitors.
- **3.1.4. To ensure the landscape management plan is aligned with other management strategies.**

Kenwood Landscape Policies

- **3.2.1. To maintain Kenwood as a free site, and to continue positive engagement with the local community in terms of the conservation, presentation and use of the landscape.**
- **3.2.2. To conserve the unique character of the Kenwood estate as an historic landscaped park, resisting local urbanisation in order to maintain the separation of the estate from London (whilst retaining key views towards the city).**
- **3.2.3. To maintain and enhance the links between the house, garden and landscape; for instance, by enabling visitors inside the house to see out of some windows, where the conservation of the collections allows, and restoring and maintaining historic views of the house in the landscape.**
- **3.2.4. To continue research into the origins and subsequent development of the estate and gardens.**
- **3.2.5. To conserve the surviving fabric of the designed landscape, including the terraces, estate buildings, water bodies, and veteran trees.**
- **3.2.6. To maintain the garden by safe and efficient methods which respect and, where possible, restore the character and appearance of the landscape's construction using, where feasible, appropriate materials and husbandry techniques.**
- **3.2.7. To maintain the layout and atmosphere of the different landscape character areas in line with the appropriate planting and period.**
- **3.2.8. To maintain high standards of presentation throughout the gardens and landscape.**

Kenwood Landscape Policies (Contd)

- **3.2.9. To operate within ecological/environmental statutory policy and best species conservation practice in all aspects of ground management, aspart of conserving the natural ecology of the landscape and to promote diversity of flora and fauna on the site within the constraints of the historic objectives and design.**
- **3.2.10. To manage the complex hydrology within the site in order to avoid key areas becoming waterlogged, and to ensure that water bodies are able to support a wide variety of flora and fauna.**
- **3.2.11. To maintain high standards of biosecurity and health and safety within the gardens and wider landscape.**
- **3.2.12. To interpret and explain the landscape and management approaches to the landscape in an appropriate manner so as to increase and facilitate visitor access and enjoyment of the whole landscape.**
- **3.2.13. To seek co-operation, advice and comments from the outside community, specialist organisations and interested bodies in order to inform and refine the management objectives of the landscape.**
- **3.2.14. To manage access and administration so as to minimise impact on the site by the sensitive location of visitor services and administrative areas.**
- **3.2.15. To be aware of the potential changes liable to arise from climate change, monitor these changes, and opportunities and challenges which may arise from people seeking out Kenwood as a cooler green space.**

General Management Policies

3.3.1. To repair any features of the 1790s layout which have decayed through neglect or inaction. No attempt will be made to restore or reconstruct features of the pre-1790s layout, which disappeared in or before the 1790s.

3.3.2. To conserve and repair surviving alterations and additions made by succeeding Earls of Mansfield during the 18th and 19th centuries, where appropriate. English Heritage will not attempt to return the landscape entirely to its 1790s appearance.

3.3.3. To review post-1920s features based on the following criteria:

- Whether they make a positive contribution and do not detract from the appreciation of the historic landscape as a whole;
- Whether they are of particular interest, representing a significant event or phase in the history of the estate;
- Whether they are essential to the public use and enjoyment of the estate today.

3.3.4. To review and revise planting in all areas of the site on a regular basis, to ensure that it meets visitor expectations and is in line with the site's historic character.

3.3.5. To ensure all garden structures (Ivy Arches, Sham Bridge, fences, etc.) are maintained in good repair. Benches and signage should also be maintained and replaced as necessary.

General Management Policies (Contd)

3.3.6. To initiate and support future research into the history of the Kenwood estate, particularly with reference to the Farm Ponds, Flower Garden and Kitchen Garden.

3.3.7. To improve the interpretation of the Farm and Farm Ponds, bringing out the agricultural history of the estate. In the long term, to re-define the farm ponds, potentially by re-creating them as water bodies.

3.3.8. To provide the best possible solution to the provision, design and location of essential modern facilities ensuring minimal visual and physical intrusion and site damage:

- Provide suitable physical access for as wide a range of abilities as possible around the landscape

3.3.9. To improve the quality and efficiency of maintenance of the gardens and landscape by continually re-assessing staff levels, grades and training requirements as well as improving the use of available staff through efficient management techniques. For any contractors working on site a commitment to the highest possible standards of maintenance is of the highest priority. This will require:

- Vocational and operational training of garden staff
- Incremental additions to workforce levels in consideration of expanding maintenance and development, as well as projected increases to visitor numbers
- Incremental additions to garden budget to ensure machinery and tools are effective at all times.

General Management Policies (Contd)

3.3.10. To support environmentally friendly methods of managing the maintenance of the landscape:

- **Use Integrated Pest & Weed Management approach to maintain landscape, minimising weeds and invasive species and encouraging biodiversity.**
- **Ensure composting facilities are sufficient for a large site such as Kenwood, in line with English Heritage policy and legal requirements**
- **Use energy efficient machinery where possible**
- **Promote nature conservation measures within the wider landscape, grassland, and water bodies where appropriate in line with the site's management trajectory, archaeology, history, and landscape character.**

3.3.11. To facilitate a successful Events programme on site at Kenwood, whilst ensuring that this does not detract from the conservation of the landscape or visitor enjoyment of the site. In particular, this should involve:

- **Adequate preparation before large-scale events, especially in terms of turf management**
- **Allowing sufficient time between larger events for the landscape to recover**
- **Budgeting for repairs to the landscape when an event is planned**
- **Investment in providing safe and adequate event facilities with minimal impact on the setting of the house and garden**
- **Considering how visitor access to the site will be managed when an event is taking place, bearing in mind that Kenwood is a free to enter site.**

General Management Policies (Contd)

3.3.12. To adhere to the management policies in recognising the need for informed research for all restoration proposals

3.3.13. To ensure that all parties are working towards the common objectives identified in this plan

3.3.14. To ensure that full records are kept of management and maintenance practices

3.3.15. To avoid, where possible, unplanned decisions which may manifest themselves more permanently on the landscape in which small scale shift can cumulatively threaten to weaken or reshape the landscape unconsciously.

Woodland Management

3.4.1.1. To carefully manage the SSSI woodland areas to ensure the continued survival of this increasingly rare type of semi-natural ancient woodland. This should be done in accordance with the guidance (and where necessary, permission) of Natural England, with a goal of reaching 'favourable condition' standards.

3.4.1.2. As part of the above, objective, to thin out self-seeded trees and shrubs in the woodland areas, to encourage biodiversity and return this area to the design vision set out in each character area.

3.4.1.3. Support regeneration of oaks where these have been lost within the higher canopy, whilst managing or removing, sycamores, Turkey oaks and other competitive species, and managing to the shrub layer (regenerating those that are now within and impacting the upper canopy).

3.1.4.4. To regenerate or re-plant historically appropriate evergreen shrubs and trees within the ornamental areas (such as along the carriage drives), if evidence of 18th and 19th century planting can be found to support this.

3.1.4.5. To reduce the height of the trees and shrubs where possible to preserve or re-create key historic views to the Mansion House and from Prospect Hill and the Duelling Ground.

3.1.4.6. To restore historic paths through the woodland where these have been lost, such as the path to Prospect Hill in North Wood.

Woodland Management (Contd)

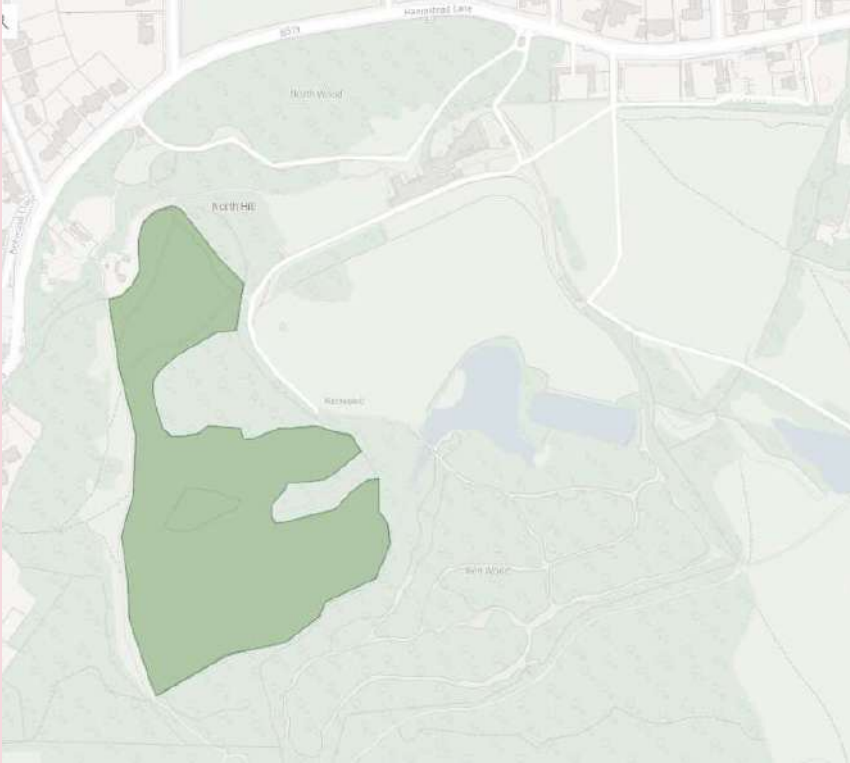
3.1.4.7. To control squirrels and access to young trees by rabbits as advised by Natural England, to ensure regeneration of healthy sessile oak and beech.

3.1.4.8. To support succession / future plantings within the SSSI, with the agreement of Natural England and as per discussion/agreement with stakeholder(s), the approach will be to:

- **Clear brambles and bracken around small (1m or less) seedlings to aid establishment – be they natural succession or planted (as approved by Natural England).**
- **Once the trees rise above 2m or so they will be left to nature and we would not intervene (unless there is a significant safety issue to address)**
- **For trees between 1 and 2 metres we will work on a case by case basis considering the species, the location, environment etc. to ensure there is a net positive gain for the condition of the SSSI overall, with all works to be approved by Natural England.**

3.1.4.9. Where planting in the SSSI has been completed previously under approvals from Natural England, trees successfully established should be accessioned and mapped, and all tree shelters (from successful and unsuccessful plantings should be removed)

Meadow Management



To celebrate the coronation of His Majesty King Charles III in 2023, Kenwood was selected as one of sites to enhance and create one hundred meadows. This has resulted in assessment of mowing regimes, surveys of the flora, and 2 areas (between North Copse and the Sphagnum Bog) being scarified to understand the regeneration potential of the sward. The use of seed from local nature reserves has been considered but no source has been found (2025) and the preference is to continue with regeneration of the existing sward with the encouragement of red bartsia (*Odontites vernus*) and yellow rattle (*Rhinanthus minor*) both of which have been found on site.

Water Body Management

3.4.3.1. Work with the City of London on surveys and further data collection to support the management for the chain of ponds on the Heath and their associated watercourses that start at Wood Pond.

3.4.3.2. To undertake regular checks on the condition of both dams, as required by the Reservoirs Act of 1975 and subsequent rulings.

3.4.3.3. To prevent re-siltation of the ponds by periodic dredging works and other interventions, and to monitor and control aquatic plant growth in both ponds.

3.4.3.4. To explore the reinstatement of historic water bodies such as the Farm Ponds, where appropriate.

3.4.3.5. To investigate hydrological connections within and beyond the Kenwood estate – for example, do the Farm Ponds mark the source of Highgate Brook, the eastern headwaters of the River Fleet?

3.4.3.6. To create and maintain sustainable systems of drainage to avoid key areas of grassland becoming waterlogged.

3.4.3.7. Collaborate with the City of London in monitoring work across the Heath catchment area in order to understand long term changes.

3.4.3.8. Increase water absorption through decompaction, permeable path surfaces, and, where appropriate, convert short mown grass to long grass.

3.4.3.9. Prohibit fishing, swimming and paddling in the ponds by dogs or visitors, as the water provides an ecological habitat and is deep and dangerous.

Recommendations by Priority: High

Recommendation description:	Estimated Effort:	Master planning proposal?
To manage the events programme at Kenwood in a sustainable way that prioritises the care of the landscape, includes the protection of trees, and grass from compaction, and emphasises the importance of comprehensive repairs after the event.	High	
To investigate methods of improving drainage in the Pasture Ground, and avoid siting stages and events in the worst affected areas.	Medium-High	✓
Communicate the significance of the landscape at Kenwood and make CMP accessible to all involved in decision making.	Low	
Continue to the maintain and build on strong working relationships with key stakeholders relevant to the wider registered park and garden.	Medium	
Commission a woodland management plan and increase woodland management efforts, particularly in Ken Wood, potentially by employing tree specialists if the Gardens team are not able to accommodate such an ambitious project.	Medium	

Recommendation description:	Estimated Effort:	Master planning proposal?
Sponsor a programme of new ecological surveys.	Medium	
To improve the Quarry Yard to function more efficiently to support the maintenance of the grounds by improving compost facilities and repairing or replacing dilapidated sheds.	High	✓
The creation of two additional gardener posts to address the backlog and get to a status quo of regular pruning rather than periodic major regeneration, and support planning, implementation and operation of large-scale events in the landscape	Medium	✓
To investigate options to improve path surfaces particularly near West Field Gate.	Medium-High	
Add to and maintain catalogued archive of documentation relating to Kenwood's landscape.	Low-Medium	
To ensure all EH-branded signage at entry points matches and is clear. Add signage to Stable Field to indicate to visitors that they are entering the Kenwood landscape and an information board in the car park with current works information and directional information.	Medium	✓
To continue to restore lost historic views and connections between the landscape and the house through the management of the landscape.	Medium/High	✓

Recommendations by Priority: Medium

Recommendation description:	Estimated Effort:	Master planning proposal?
Continue to keep and update Plant Records.	Medium	
Use of temporary interpretation, such as 'Conservation in Action' signage, to convey issues faced by the historic landscape to visitors, and explain works or future plans.	Medium	
To resurface the path along the Terrace in a material which will not damage the interior of the house, whilst maintaining historical authenticity and avoiding damage to tree roots or buried archaeology. See further point about unifying path surfaces in 'Long Term Aspirations'.	High	✓
To add a metal path edge (or similar feature) to demarcate the line between paths and turf, particularly in front of the house and on the Terrace, and discourage visitors from walking on the grass in this area.	Medium	✓
To manage shrub layers out of the tree canopies across the site.	Medium	
To thin out self-seeded trees throughout the woodlands to encourage biodiversity, working within the SSSI regulations. See management guidelines in specific Character Areas for more detail.	Medium	

Recommendation description:	Estimated Effort:	Master planning proposal?
To gradually work towards re-creating historic views and sightlines to the north and south of the Duelling Ground by reducing and removing trees as part of the SSSI management.	Medium-High	✓
Research, design and implement a new, cohesive, non-intrusive interpretation scheme for the landscape at Kenwood.	Medium-High	✓
To explore the removal of the Chubb Shelter if it becomes more unsound.	Medium-High	
To recreate the Flower Garden beds, informed by research, geophysical survey and archaeological investigation. To consider the removal of the secondary, northerly set of Ivy Arches and associated flower bed as part this.	Medium-High	✓
To liaise with the Corporation of London to ensure compatible management with neighbouring properties bordering the Elms Garden.	Medium	
To regenerate the holly hedge along the western edge of the Pasture Ground, bringing it back into proportion and ensuring the hollies are subsidiary to the parkland trees and don't completely block the woodland edge.	Medium	

Recommendations by Priority: Medium (contd)

Recommendation description:	Estimated Effort:	Master planning proposal?
To plan to manage the silt / dredge the ponds in a way which will not damage their historic features or impinge too heavily on the wildlife in the area.	Medium-High	✓
To continue a gradual programme of tree planting and selective removal on the Pasture Ground to restore the parkland feel to the area. To space and prune the remaining specimens in order to allow them to grow to maturity as park trees over grass, with a good form and structure.	Medium	
To replace missing plants from the Arabella Lennox-Boyd scheme in the Brew House Café Garden (see Appendix).	Medium	
To regenerate or re-plant certain evergreen shrubs and trees in the American Ground, gradually replacing with more ornamental species, in line with the historic descriptions of the American Grounds.	Medium-High	
Develop a regularly updated research agenda for the landscape at Kenwood. Consider funding PhD research opportunities to further understandings of the landscape at Kenwood.	Medium-High	
To survey and manage the earthwork features in Stable Field.	Medium	
To increase public access to the Dairy buildings.	Medium-High	✓

Recommendations by Priority:

Low

Recommendation description:	Estimated Effort:	Master planning proposal?
To re-define the Farm Ponds, potentially by re-creating them as water bodies if the impact of their restoration is justified.	High	✓
Consider upgrading the desire line adjacent to Farm Ponds to a path, matching the surfaces of the paths across West Meadow.	High	
To unify the path surfaces across the site to a gravel-like surface, such as resin bound gravel, including the drives and carriage sweep north of the house, and the inner circuit path. The woodland paths should remain as self-binding gravel, but with improved maintenance such as leaf clearance to ensure these paths remain viable all year round.	High	✓
To reinstate the historic path along the top of Prospect Hill as the veteran trees fail, and to re-open the historic views from this location towards the house and central London.	High	
To consider replacing Portuguese laurel groundcover opposite the Brewhouse Mansion Cottage with another evergreen shrub, potentially holly or yew.	Medium-High	
To conserve any remaining features of the old Rhododendron garden plantings so they don't become overgrown with scrub.	Medium	

Recommendation description:	Estimated Effort:	Master planning proposal?
To find a better means of fixing the Jumbrellas into the seating area of the Brew House Cafe, or to replace them with something more in-keeping.	Medium	✓
To add a boardwalk and signage around the Sphagnum Bog, to allow controlled access for visitors to view the rare plant species in this area.	Medium-High	
To investigate re-introducing some productive elements into the planting in the Kitchen Garden to aid interpretation of this historic space.	Medium	✓
To improve paths around the Duelling Ground, possibly replacing wooden steps to increase access.	High	
To gradually remove the trees from the main section of Half Moon Lawn as they reach the end of their life cycles.	Medium	
To selectively thin the trees on the lower Mount Tyndal Slopes in order to restore more historic parkland meadow areas and reinstate key views, such as from the Spaniards Inn.	Medium-High	✓
To repair and restore the Tea Hut and deck chair hardstanding for use as part of events, or to remove them if no longer useful/significant.	High	

Recommendations by Priority:

Low (contd)

Recommendation description:	Estimated Effort:	Master planning proposal?
To consider the re-erection of the historic glasshouse in the Kitchen Garden and improve the presentation of the gardeners' Bothy.	High	
To review the re-introduction of ornamental cattle as the trees in the West Meadow mature.	High	
To recreate the Rustic Bridge and investigate the potential to restore the historic path to the Spaniards.	High	
In the long-term, to develop the farmhouse and yards for visitor use, incorporating exhibitions and activities to enhance the understanding of the estate and its relationship with the local community. This could include recreating a building on the historic footprint of the Octagon Farm to aid interpretation.	High	✓
To approach the City of London Corporation about the potential for re-integrating the eastern section of the Kitchen Garden into English Heritage guardianship	Medium-High	

Research Gaps

Relating to:	Further Research:
Site-wide	Tracking down copies of known ‘missing’ documents and reports relating to the landscape at Kenwood.
	Further research into the work of other designers at Kenwood.
	Organise and collate known archival references to the significant features of the landscape, as represented within this CMP, to inform a future interpretation scheme.
Setting	Research into the development and changes, particularly in character, to the landscape surrounding Kenwood, including the Heath and land to the north, such as Bishops Wood.
Hydrology	Further research into drainage across the site and hydrological connections between the drained Farm Ponds and the ponds to the south.
Terrace and House Environs (East)	No further research planned.
Wider Garden Areas (West)	Flower Garden: Further research into the various parterre designs for this area would be informative, and could be assisted by non-invasive archaeological techniques. Further geophysical survey for the Flower Garden has been requested (2025) to help inform restoration works in this area. Locate 1920s images of Flower Garden.
Stable Block	No further research planned.
Stable Field	Non-invasive investigation of the manorial boundary and other archaeological features in Stable Field would be beneficial in expanding understanding of Kenwood’s pre-modern history. Further research into the changing character of planting and trees in this area. To determine the character of historic planting in this area to inform future works and understand previous tree planting efforts.

Relating to:	Further Research:
Kitchen Garden	Further archival research into the layout of the kitchen garden and what was grown there in the 18 th and 19 th century would be of interest, especially if there is an initiative to re-introduce productive gardening in this area.
Pasture Ground	Non-invasive investigation of the garden walls and other archaeological features in this area would be beneficial in expanding understanding of the layers of garden design within the Pasture Ground. Geophysical survey of the Pasture Ground has been requested through the Shared Services agreement (2025).
	To research and understand the layers and rationale of 20th century planting and works undertaken prior to English Heritage management.
Wood Pond, Thousand Pound Pond and Dams	Further investigation into the remains of the early 18th century bridge (or possibly bridges) in the Stone Bridge area would be of interest, and further research into the date of construction of Sham Bridge.
	Further research to determine the historic character of planting on the water’s edge, particularly around the island of Wood Pond to inform works and presentation post future dredging works.
North Wood	Further research to determine the historic planting and suitability of conifers for the west of North Wood.
Car Park	No further research planned.
American Grounds	Additional research into the specific specimens imported by the owners of Kenwood and planted in the American Grounds would be very beneficial for long-term management and replacement of trees and shrubs as they mature.

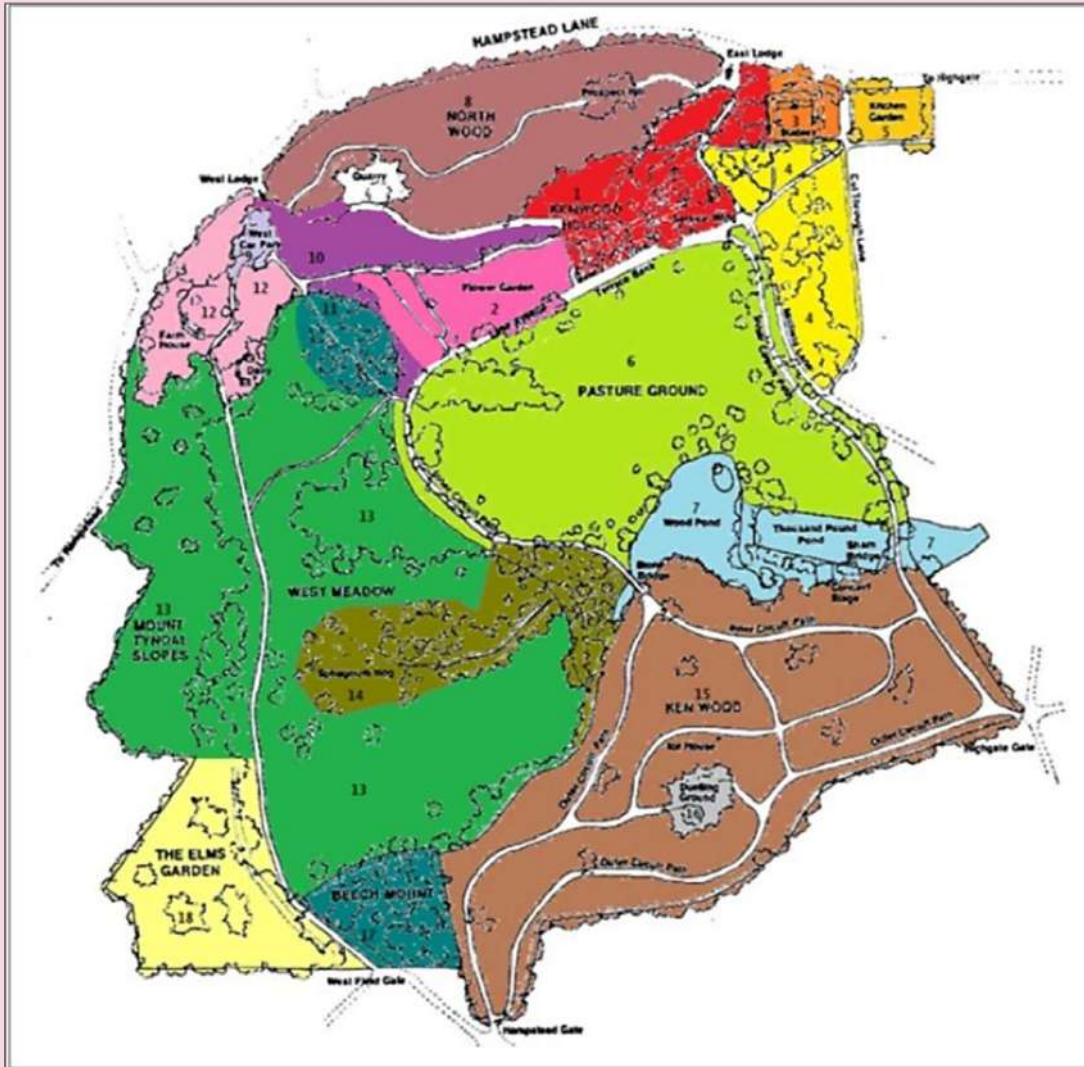
Research Gaps (contd)

Relating to:	Further Research:
Farm Ponds Area	Further research is required to determine whether the Farm Ponds should be restored, given that they are shown as removed in Repton's proposals and disappear from mapping around this time. Reinstating the Farm Ponds may be at odds with Repton's design intent for this area (which predated the Dairy, which should be taken into consideration). However, if restoring the ponds resulted in improved drainage elsewhere, on site, their reinstatement may be justified. Research and on-site investigation would be required to give sufficient detail to support the re-creation of this feature, including whether the line of the hedge cuts through their former location. Further research is also required to determine how the Farm Ponds link into the wider hydrology of Kenwood.
Farm and Dairy	Further research into model farming and agriculture at Kenwood with a view to improving interpretation of the landscape in these areas. Further research into the design and history of the lost 'Rustic Bridge' and footpath to the Spaniards.
West Meadow & Mount Tyndal Slopes	Non-invasive investigation of the Cattle Path and other archaeological features in this area would be beneficial in expanding understanding of the pre-18 th century history of the Kenwood estate.
Sphagnum Bog	As implied by the above comments, more detailed monitoring of flora and fauna specific to this area of the estate, plus a formal ecological survey, would be extremely beneficial.
	To understand the significance and what remains of the historic Rhododendron garden.

Relating to:	Further Research:
Ken Wood	No further research planned.
Duelling Ground	Further research to find specific incidences of duelling taking place in this area, or evidence to explain the name.
Beech Mount	No further research planned.
The Elms Garden	Non-invasive investigation of the boundary ditch would be beneficial in expanding understanding of the pre-18 th century history of the Kenwood estate. Locating photographs or images of the Elms Garden in its Edwardian heyday would also be helpful in interpreting the area to visitors, and potentially restoring some of the key features in future.

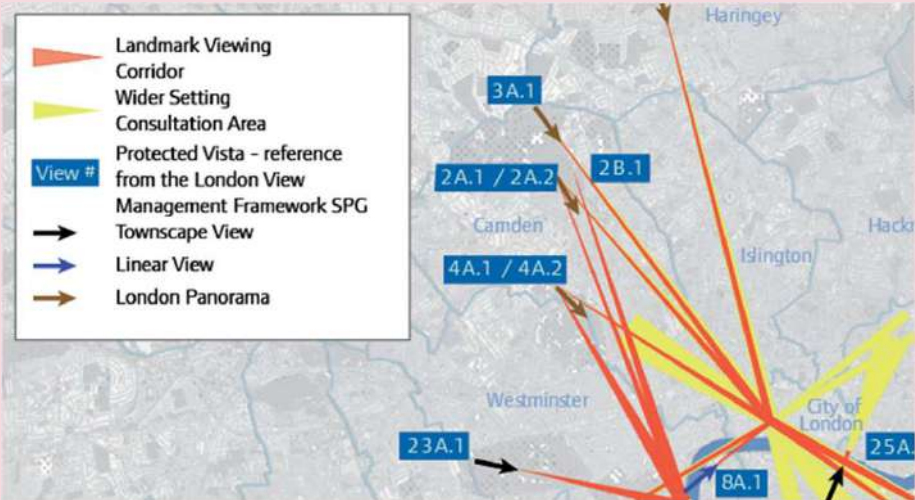
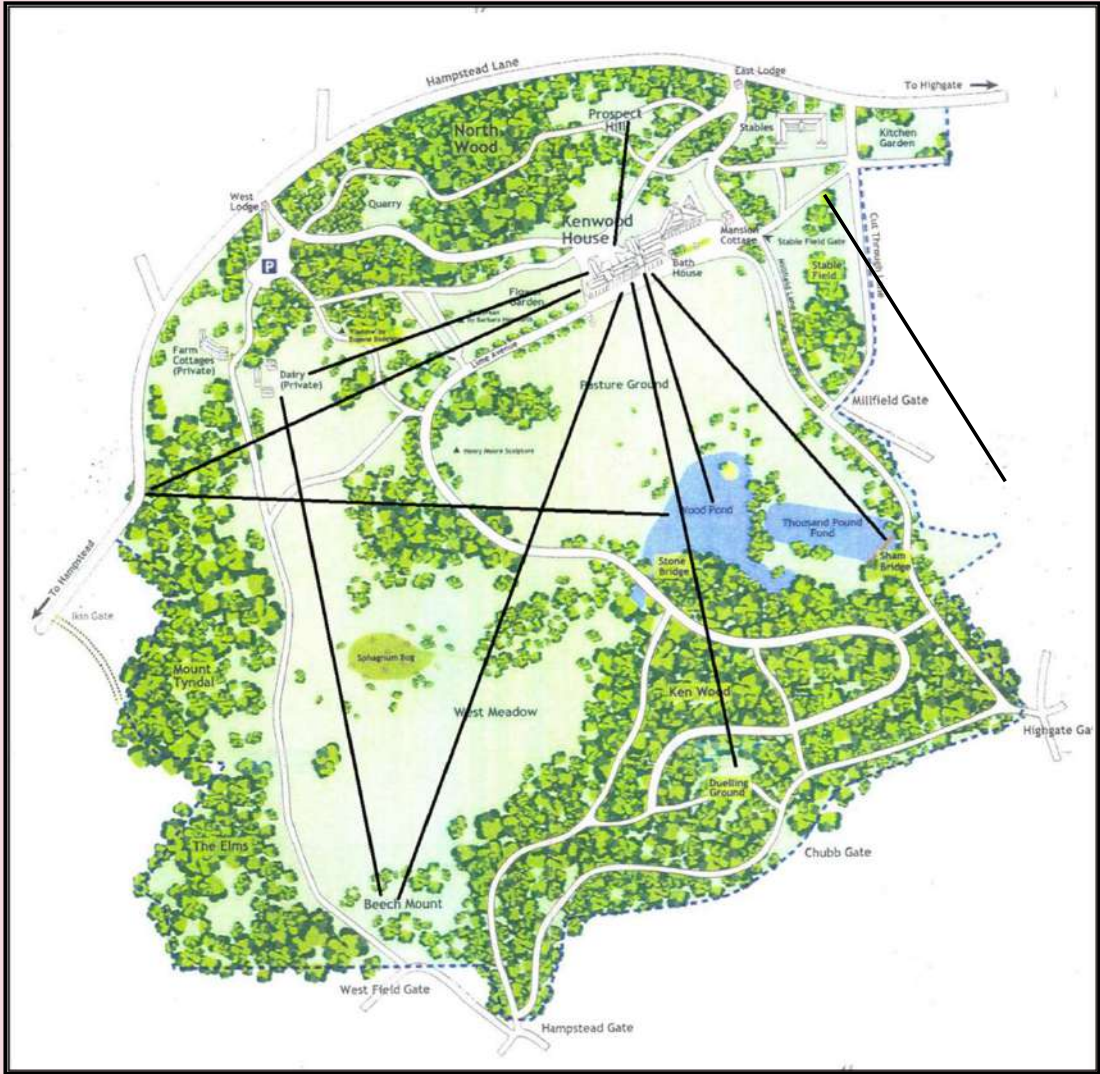


Conservation by Character Area



1	Terrace and House Environs (East)	7	Wood Pond, Thousand Pond and Dam areas	13	West Meadow & Mount Tyndal Slopes
2	Wider Garden Areas (West)	8	North Wood	14	Sphagnum Bog
3	Stable Block	9	Car Park	15	Ken Wood
4	Stable Field	10	American Grounds	16	Duelling Ground
5	Kitchen Garden	11	Farm Ponds Area	17	Beech Mount
6	Pasture Ground	12	Farm and Dairy	18	The Elms Garden

Views:



Next steps

- Public consultation drop-in day
(23rd July 10am - 4pm)
- Updates to draft CMP
- Landscape Forum Meeting (12th October)