



Historic England

Biennial Report on the Care of the Government Historic Estate 2021-23

Compiled by the Government Historic Estates Unit





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Front cover: A dramatic image of the upper part of the Elizabeth Tower, Houses of Parliament (Grade I listed, WHS). Famous for its clock but also a triumph of High Victorian design and craftsmanship, as is now once again clear after its refurbishment. [Andy Bailey, © UK Parliament]

Previous page: Clifford’s Tower (scheduled monument) is the keep of the castle of York, with a dark and dramatic Medieval history. ‘Clifford’s Tower Revealed’ was a £5 million project, led by Hugh Broughton Architects working with conservation specialists Martin Ashley Architects, to improve the visitor experience, inclusivity and accessibility of the site. In 2022 access was created to the upper parts with a self-supporting timber canopy providing a roof walk with panoramic views over the city. Associated conservation works included repairs and repointing of historic stonework, repairs to spiral staircases allowing public access after centuries of closure, works to the chapel interior and roof, and repairs and conservation of memorial plaques. [© English Heritage Trust]

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Why conserve the government historic estate?

The central civil service estate is contracting under a long-term plan, however, government and agencies continue to hold a great deal of property. Both the central estate and the more extensive bodies (mostly agencies) hold much that is **officially designated** as well as other assets of heritage interest including some **non-designated heritage assets**, all of which may form part of an historic estate.¹

Public bodies which have heritage assets of all kinds need to be aware of their potential heritage interest, even when there is no specific designation and therefore no formal consent process needed for works alongside usual planning requirements. There will be varying management regimes appropriate to each site but, in all cases, these should respect their character and significance.

Governments have long recognised that they cannot ask the property-owning public, or institutions, to conserve the historic environment unless they set a good example. The initiative to demonstrate best practice on the government historic estate started with the White Paper ‘This Common Inheritance’ in 1990, which stated that:

‘The government constantly aims for the highest standards of conservation and will ensure that those responsible for its historic buildings are aware of the importance of the heritage they hold in trust. All departments holding historic buildings are committed to this policy, which extends to all protected sites and property of cultural value in the government estate.’

These commitments eventually evolved into **The Protocol for the Care of the Government Historic Estate**, published in 2003 and re-issued with minor revisions in 2017. The Protocol sets out how departments and agencies will ensure that the right standards are maintained; some departments have publicly adopted the Protocol, although all are equally bound by it as the text above shows.

¹ Designated heritage assets are easily searchable via the National Heritage List for England: <https://historicengland.org.uk/listing/the-list/>
This list does not include conservation areas and world heritage sites, details of which can be found on local authority websites and via UNESCO.



Dartmouth Naval College (Grade II* listed) is a ‘statement’ building from the apogee of naval training, designed by Aston Webb in 1902. A ‘lack of investment over many decades’ was recently identified by Ofsted, but this mighty 12-light window has now been repaired by specialist conservators commissioned by the Defence Infrastructure Organisation. [Kathryn Sayner, © Ministry of Defence]

The Biennial Report examines how the contributing bodies have performed in relation to each of the recommendations in the Protocol, through analysing that performance as reflected in the answers to a set of questions that we have asked (see [Biennial Questions](#) and [How they are doing](#)).

Today, government’s ambitions for its property may include demonstrating accessibility and convenience to the public, meeting ever more exacting space standards, reducing carbon emissions and adapting to the current and future effects of climate change. Agencies want buildings to serve their essential purposes, and to give all that use them a positive experience. This is reflected in reports from the [Government Property Agency \(GPA\)](#), now getting into its stride.



The Royal Parks of London were intensively used during the pandemic when, for many people, their paths were lifelines. Usage was so great that many were severely degraded, with wider impacts on the ecology of the parks, exacerbated by heavy rainfall. Richmond Park (registered park and garden) has seen a major programme of restoration in which over six kilometres of paths have had to be remade, as here near Pen Ponds. [© The Royal Parks]

While adapting heritage assets to meet new requirements can be a challenge, they have much to offer. They demonstrate the history and continuity of our society and illuminate current debates. But they are also practically valuable. Furthermore, the historic environment has a significant role to play in tackling the climate emergency (see [Climate change mitigation and adaptation](#)). Whatever the current concerns, heritage assets need to be maintained and repaired.

How the government estate is changing

There was no explicit disposals programme during this reporting period, nonetheless in 2022-3 the government reported that 306 assets from eight departments were disposed of, leading to gross receipts of £1.1bn.² The government aims still at consolidation and, always, at a more efficient Whitehall estate. There are often challenges associated with the disposal of heritage assets, above all to ensure the significance of the asset survives the transition. Historic England is in the course of revising its own [guidance on the disposal of heritage assets](#) (previously issued by English Heritage in 2010).

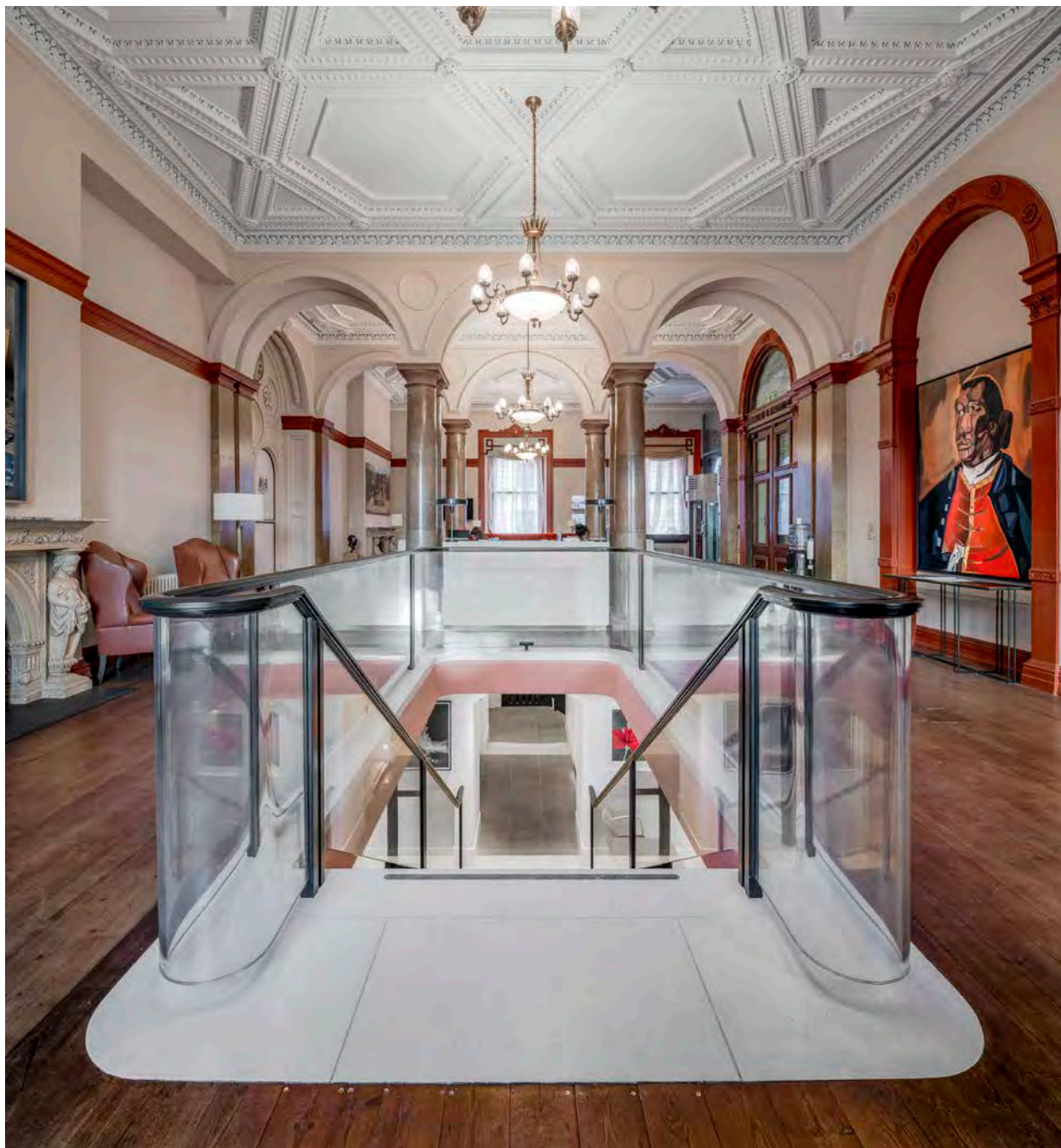
Existing buildings that remain in government use may need to work harder, and they will certainly have to be adaptable, as witness the current debate on percentages of occupancy in the ‘long lockdown’ of working patterns. For those buildings with formally composed and even historically furnished interiors, this will be a real challenge. On the larger estates, major programmes of divestment have only slowed, not ceased, increasing the danger of ‘lame duck’ sites (see [Vacancy, neglect and decay](#)).

The Cabinet Office encourages the formation of ‘Hubs’ which can bring together numerous functions under one roof, including local government. Where these buildings are new, a Design Guide from the GPA provides advice on the priorities to be followed.³ But some of the structures are not new, such as the remarkable India Buildings in Liverpool, listed Grade II*, which has been adapted in recent years by HMRC for this purpose (see the [Biennial Report for 2017-19](#)). Historic England has therefore provided an Annex for this Guide, which outlines the behaviour of older buildings and how they need to be respected for these qualities.⁴

2 Government Estate: Annual Data Publication 2022-2023: <https://assets.publishing.service.gov.uk/media/65ef351062ff48488387b2e2/MI-Report-Web-Accessible-Final.pdf>

3 The Government Workplace Design Guide, Government Property Agency, 2020: <https://www.gov.uk/government/publications/the-government-workplace-design-guide>

4 Historic Building Annex: A Technical Annex for Historic Buildings, Government Property Agency, 2020: https://assets.publishing.service.gov.uk/government/uploads/system/uploads/attachment_data/file/955556/The_Historic_Building_Annex.pdf



The Foreign, Commonwealth & Development Office reception project saw the main visitor reception in the King Charles Street building (Grade I listed) relocated from a basement room into a fine room on the upper ground floor, to original designs by Matthew Digby Wyatt. This improvement to circulation, accessibility and visitor and staff experience required a suite of alterations, the major element being insertion of a new staircase, designed by Hopkins Architects. [Chris Redgrave, © Historic England Archive]

The Department for Culture Media and Sport played a vital role in safeguarding cultural and heritage organisations from the economic impact of the COVID-19 pandemic via the [Culture Recovery Fund](#). As part of this initiative, Historic England distributed grants to organisations in England via the [Heritage Stimulus Fund](#) and the [Culture Recovery Fund for Heritage](#), the latter administered in partnership with the National Lottery Heritage Fund.

These grant schemes were devised and rolled out with unprecedented speed and the long list of [recipients](#) included the English Heritage Trust and Historic Royal Palaces. Round 3 projects completed within the current reporting period (2021-23) include investigation works at Hurst Castle following its partial collapse in February 2021 and repairs to the magnificent ironwork Tijou screens at Hampton Court Palace.



Set at the western end of the Solent, Hurst Castle (scheduled monument) was built by Henry VIII in 1541-4 to guard the Needles Passage; two wings were added in the 1860s. In 2021 a section of the East Wing collapsed after a series of violent storms. Changing coastal dynamics and sea level rises will likely have further impacts in the future. A new permanent revetment has been constructed in front of the breach at East Wing and strengthening work to the counterscarp wall in front of the south bastion has been carried out. Geotechnical investigations, grant-funded by the government's Culture Recovery Fund, have taken place to look at the forces at work on this exposed shingle causeway. Development work is underway, partially funded by Historic England, for the construction of a revetment along the remaining stretches of the frontage. This will protect the castle in the short to medium term and allow time to prepare for and develop a future strategy for the site. [© English Heritage Trust]



Following almost two decades of research and design, this panel from a Tijou Screen at Hampton Court Palace (scheduled monument) was restored, grant-funded by the government's Cultural Recovery Fund. Twentieth century decorative elements were removed and original bar work recorded, studied and repaired, before repoussé decoration, hand-crafted to reflect Tijou's original examples, was attached. The screen was painted in the historic colour scheme using traditional finishes. Repoussé leaves were hand-made by Master Blacksmith Paul Allen. [© Historic Royal Palaces]

The Government Property Agency

The Government Property Agency (GPA), established in 2018 by the Cabinet Office, continues to acquire more property directly and is now responsible for more than 50% of central government workspace, taking on workplace management contracts and entering into occupier agreements with departments. It aims to create a ‘smaller, better and greener’ government office estate.⁵

In 2021, the GPA published its ‘Strategy 2020-2030’. This announces that ‘over this timescale, we expect to transform the way the general-purpose government estate supports public service delivery’ by, amongst other things, ‘improving the sustainability and condition of the estate’. On-boarding will be supported by ‘locality and campus portfolio plans’.⁶

A large portion of the historic Whitehall estate is now owned, leased and managed by the GPA. Recent investment has upgraded 55 Whitehall (Grade II* listed) and work continues on 22-26 Whitehall (which includes the Grade I listed Ripley Building).

As the drive towards a more efficient and sustainable portfolio continues, Whitehall moves towards the concept of a ‘core’ of freehold properties under direct management. As yet, this core has not been finalised. We are assured that GPA means to retain the historic character of the property in its care, while of course providing modern workspace. It is, we understand, proposing to increase its expertise to ensure that the special historic and architectural interest of these sites continues to be preserved.

5 The Government Property Strategy 2022-2023:

<https://www.gov.uk/government/publications/government-property-strategy-2022-2030>

6 The GPA Strategy 2020-2030: <https://www.gov.uk/government/publications/gpa-strategy-2020-2030>

Heritage management tools

It is well over a decade since designated heritage assets owned by government departments and agencies mostly ceased to be exempt from the planning laws and their owners and users must now obey the usual rules. It should not surprise us that complex entities, from world heritage sites to simple building types with geographical spread, require good management principles. For some time, government has sought to facilitate this management and to deepen the understanding of these built assets as resources.

The range of available instruments and documents can look bewildering, but they have a family resemblance. All of them aim to establish what the significance of the site or building is, to assess where that significance is vulnerable to change, and to put in place processes to make sure that the significance is conserved. Conservation specialists often call this the ‘golden thread’ (see [Question 3](#)).



The Supreme Court is installed in the former Middlesex Guildhall (Grade II* listed) on Parliament Square, a superbly decorated building designed by J S Gibson and finished in 1913. The intricacy of its stonework is a challenge to any cleaning system. Here a balcony has been partly cleaned by “façade gommage” – a self-contained system offering a low-pressure, dry, non-abrasive process which is fast and can be applied without scaffolding. [© UK Supreme Court]

World Heritage Site Management Plans

World heritage status is the rarest heritage designation in the United Kingdom and derives from [UNESCO](#) rather than the home governments. UNESCO adopts the ‘Statement of Outstanding Universal Value’. However, the ‘State Party’ in each country is responsible for seeing that a Management Plan is produced, generally by a dedicated Committee working with the relevant local authorities. This can be a complicated business, as there may be many legal entities to consult. Consequently, the interval between revisions may stretch: the current Westminster World Heritage Site Management Plan dates from 2007.

The public inquiry into the Holocaust Memorial in Victoria Tower Gardens, Westminster (2021) showed that world heritage site designation has to be taken into account when works are proposed within the setting, or the buffer zone where one exists. This Biennial Report has benefited from contributions by several bodies with a WHS within their boundaries or adjacent. In all cases, when developing proposals, these bodies will need to compile a Heritage Impact Assessment if the outstanding universal value of the site would be affected. See the [UNESCO Guidance Toolkit for Impact Assessments in a World Heritage Context](#) and the associated [Historic England briefing](#).

Conservation Management Plans

We ask our contributors whether they have Conservation Management Plans (CMPs) for their sites (see [question 3c](#)). This is not a question about condition only, as is often assumed, so we are not asking about condition surveys (that comes later under [question 4](#)). A CMP must contain a full examination of the significance of the site or building, and only when this is complete should the author go on to assess the vulnerability of the site’s significance to current or future pressures. It will also consider options for the site and propose policies for its conservation, one of which will provide for the periodic revision of the Plan itself. A CMP has no standing in law, and it does not substitute for any consent regime.

The term ‘Conservation Management Plan’ emphasises the importance of the ‘back end’ of the Plan, and signals that it includes an action plan and schedules. Policies of course imply a commitment by the organisation responsible for the site (who must ‘own’ the document in the other sense), and often the agreement or oversight of the local authority or central bodies also participating. These can take time to assemble, and they obsolesce quickly; for a CMP to remain relevant therefore it requires regular revision with the consent of all parties.

A CMP addresses only one site or complex, but it does it in depth. It is therefore not the same as an Asset Management Plan which can also provide an overview of a collection of assets. Nor is it the same as a periodic survey report of the condition of a site, although it will draw on these. Further [guidance on Conservation Planning can be found from the National Lottery Heritage Fund](#).

Listed Building Heritage Partnership Agreements (LBHPAs)

LBHPAs take an essentially contractual approach and, when adopted, remove specified works from the listed building consent system. Formalised under the 2013 Enterprise and Regulatory Reform Act, these must involve the local planning authority as well as the owner, with others added if necessary (for example Historic England).

They are found to be particularly useful where there is a long-term relationship with the single owner of a large and complicated site (such as a major museum, railway terminus or university campus). They take time and resources to establish, but this is repaid both to the managing body and to the appraising bodies through a saving of time and effort once the Agreement is in place, and a greater mutual understanding. Further [Historic England guidance is available on setting up LBHPAs](#).

Local Listed Building Consent Orders (LLBCOs)

These also came into being under the 2013 Act and allow a local authority to proactively grant a blanket listed building consent for an extended period for works that alter or extend groups of listed buildings, subject to any conditions that may be attached to the Order. Further [Historic England advice is available on drawing up an LLBCO](#).

LLBCOs can be helpful tools to manage common changes to listed buildings if they are well crafted, sufficiently detailed and clearly evidenced. They are a promising approach to facilitating some broadly formulaic changes, such as installing solar panels, but will probably work best in urban settings where buildings are built to type. As yet, not enough are operating for us to tell whether they will justify the initial effort. Potentially, though, they might have advantages for large and repetitive buildings in public ownership.

Historic England's Enhanced Advisory Services (EAS) and Service Level Agreements (SLAs)

[Extended Advisory Services \(EAS\)](#) extend the range of Historic England's traditional advice, provided on a cost-recovery basis. By this route services, such as pre-application advice and listing screening/assessment, are provided at set rates to government departments or other high-volume customers. A major projects service is also available, formalised under a Service Level Arrangement (SLA), one of which has now been agreed with the Defence Infrastructure Organisation on behalf of the Ministry of Defence.

Agreements for scheduled monuments

Certain categories of works to a scheduled monument are consented to without the need for an application by virtue of the [Ancient Monuments \(Class Consents\) Order 1994](#). These Class Consents are narrowly defined and are subject to specified conditions, limitations and/or exclusions, but include Class V, for emergency works, where there is immediate risk to life or destruction of the monument.

Repetitive applications for repair works or minor alterations can be a feature of the management of certain scheduled monuments. Such regular works are sometimes covered by a Standing Consent agreement, for which formal agreement for a specific time period must be sought via Historic England and DCMS.

Historic England can also offer support for the management of monuments through Section 17 agreements with landowners or tenants. These usually run for a term of three or five years. Please [contact the local Inspector of Ancient Monuments](#) to discuss entering into such an agreement.

Vacancy, neglect and decay

In a large estate, there will often be property which is not in active use and perhaps moving towards disposal. This poses significant challenges for keeping heritage assets in a good state of repair in the face of the forces of physical decay and other risk factors. Consequently, we ask our contributors what steps they take to maintain and inspect heritage assets that are either vacant or in the course of disposal (see [Question 7](#)), above and beyond standard cycles for condition surveys and forward works plans.

If sufficient protection measures are not put in place and decay sets in, heritage assets can end up being formally identified as ‘at risk’ and in need of safeguarding for the future (see [Annex](#)). Neglect can occur in surprising places, but it particularly thrives where public scrutiny is currently excluded. The cost of not keeping on top of decay may be extremely high in the long run.

The results from this round of answers encouragingly suggest that many of the contributing bodies increasingly understand the specific responsibility to have a plan for a building at risk, with the ultimate aim being to get it off the national [Heritage at Risk \(HAR\) Register](#) through repair, repurposing or disposal to a more suitable owner. However, in this reporting period we have seen a decrease in the rate with which this is happening in practice (see [Annex](#)).

On the other hand, the HAR lists are not definitive, and we frankly depend on contributing bodies understanding their broader responsibilities. Historic England’s [local teams](#) have a specific focus on reducing heritage at risk, supporting owners to understand what repair or conservation works are needed and what funding options are available, helping to find long term solutions that work for both owners and the historic environment.

Historic England has published advice on how to reduce risks through mothballing and other precautionary measures.⁷

7 ‘Vacant Historic Buildings’, Historic England, 2018.
<https://historicengland.org.uk/images-books/publications/vacanthistoricbuildings>



Above: Work of this kind exemplifies the welcome care that is being given to redundant railway heritage, much of which (as here) is included in the Historic Railway Estate, now part of National Highways. The Castlefield Viaduct (Grade II listed) was built in 1892 by the Manchester-based engineering firm Heenan & Froude (famous for the iconic Blackpool Tower). Redundant since the station closure in 1969, the viaduct has been turned by the National Trust, working with lead community partner Castlefield forum and other local groups, into an inner-city high-level park. [Annapurna Mellor, © National Trust Images]

Next page: The Rotunda at Woolwich (Grade II* listed) is one of the most extraordinary survivals of the Georgian era. It began as a tent for the festivities in 1814 that concluded the Napoleonic Wars, and has ended up some miles away as a barracks museum. Though cleverly re-fashioned as a permanent structure, it has not been able to resist recent neglect and now faces a crisis both of condition and future use and is included on the national Heritage at Risk Register (see [Annex](#)). [Chris Redgrave, © Historic England Archive]



Climate change: mitigation and adaptation

Climate change is one of the most challenging issues of our time. We must take urgent action to reduce greenhouse gas emissions (mitigation) so as to limit global warming and avoid the worst impacts, and we must understand, plan for and improve resilience (adaptation) to the impacts that will occur over the coming decades as a result of continued warming. Reducing emissions requires actions across all sections of society; no sector will be unaffected by the current and future impacts of a warming planet. It is both an immediate and long-term challenge and is of increasing importance and relevance to the management of historic estates.

The action we take today to reduce emission will determine the future world we live in. Historic England wholeheartedly supports urgent climate action and believes that heritage is part of the solution. Climate action is one of our core corporate priorities and our response to the climate emergency is set out in our Climate Change Strategy.⁸

We provide a wide range of [advice, guidance and published research relating to climate change and the historic environment on our website](#), which we continue to update and develop. We are glad to see early signs of co-ordination and discussion between public bodies on the challenges of moving historic estates towards Net Zero and improving the resilience of assets against the impacts of climate change. We will continue to support and encourage this collective approach.

⁸ Historic England Corporate Plan 2023-26: <https://historicengland.org.uk/about/what-we-do/corporate-plan/> and Historic England Climate Change Strategy, 2022: <https://historicengland.org.uk/advice/climate-change/our-strategy/>



Shrewsbury Flaxmill Maltings is a major renovation project for Historic England, now partly complete and occupied. The Mill (Grade I listed) was a pioneering iron-framed building and it is to be heated in the same progressive spirit. The rig in the photograph is penetrating the ground to a depth of 187 metres to form one of ten boreholes to tap the ground heat for two ground-source heat pumps located in the Main Mill. There is room for more boreholes if this proves the best way to heat the residential development yet to be designed and built on the rest of the site. [Nick Hill, © Historic England]



The Nash Conservatory (Grade II* listed) at the Royal Botanic Gardens, Kew. This 'Greek Temple' glasshouse, originally designed in 1825 as one of the flanking pavilions to the garden façade of Buckingham Palace, was re-erected at Kew in 1836 when it was adapted by Sir Jeffrey Wyatville. The building was originally heated by a patent system, by A M Perkins, of steam circulating through small bore coil pipes, replaced by a large bore hot water system 30 years later. The boilers powering the system have now been replaced with air source heat pumps, installed in the basement (below). This project was partly funded by the Public Sector Decarbonisation Scheme and is expected to reduce emissions by 30-32 tonnes annually. [Historic England Archive (top) and © Royal Botanic Gardens, Kew (below)]



Mitigation

Through commitments in the UK Climate Change Act 2008 the UK government is committed to reaching Net Zero by 2050. Emissions will be reduced through a series of decreasing five-year statutory carbon budgets set up to 2050. The government sets out how it will achieve the target through its Net Zero Strategy and Carbon Budget Delivery Plan.⁹

The Climate Change Committee¹⁰ states that buildings account for around 17% of total UK emissions. By the end of the [Sixth Carbon Budget \(2032-37\)](#) we expect to have reduced emissions from buildings by just over half of what is required to meet Net Zero.¹¹ Current government policy commits to reducing public sector emissions by 50% by 2032 against 2017 levels, with a further aim set out in the Carbon Budget Delivery Plan to reduce this by 75% by 2037.¹² Funding to help achieve this may be available via the [Public Sector Decarbonisation Scheme](#) and Phase 5 of the [Public Sector Low Carbon Skills Fund](#), enabling public sector organisations to acquire expert skills to help unlock decarbonisation projects. Additional targets to reduce emissions from central government departments and arms-length bodies are set through the [Greening Government Commitments](#).

Historic buildings can and must be sensitively adapted to support the transition. It is not a matter of if, but how. The most sustainable building is one that already exists. Responsible repair, maintenance and reuse of existing buildings is one of the easiest ways to reduce carbon emissions as this avoids the unnecessary release of carbon associated with demolition and new build. Repair and maintenance are also essential before more intensive retrofit interventions are made to improve energy efficiency.

Historic England encourages a ‘whole building’ approach where the context, construction, condition, materials and use of a building are considered when designing energy efficiency measures, as well as the associated embodied carbon emissions which should be calculated where possible and kept to a minimum. In many cases, installing more efficient services and renewable technologies (including solar panels and heat pumps) will help reduce emissions and energy bills and meet

9 Powering Up Britain: Net Zero Growth Plan 2023: <https://www.gov.uk/government/publications/powering-up-britain> and Carbon Budget Delivery Plan 2023: <https://www.gov.uk/government/publications/carbon-budget-delivery-plan>

10 2023 Progress Report to Parliament - Climate Change Committee: <https://www.theccc.org.uk/publication/2023-progress-report-to-parliament/>

11 Sixth Carbon Budget Report: <https://www.theccc.org.uk/publication/sixth-carbon-budget/>

12 Policies for the Sixth Carbon Budget and Net Zero, Climate Change Committee, 2020: <https://www.theccc.org.uk/wp-content/uploads/2020/12/Policies-for-the-Sixth-Carbon-Budget-and-Net-Zero.pdf> 2023 Carbon Budget Delivery Plan

Net Zero targets. We have heard from our contributors about many examples of this sort of work being done across a number of historic estates (see examples on pages 17, 18, 28 and 30).

Historic England's position on adapting historic buildings for energy efficiency will be published shortly through a Historic Environment Advice Note (HEAN). The note is aimed at helping local decision-makers to deliver energy and carbon efficiencies in historic buildings. It is primarily aimed at domestic buildings, but many of the principles will apply more widely. Historic England is also reviewing what further advice may be needed to facilitate climate action.

In addition to action on buildings, decarbonising the grid and switching to renewable energy will play a significant role in achieving reductions in carbon emissions. The absorption of carbon through nature-based solutions will also be crucial.

Adaptation

Reducing emissions is only part of the response to climate change. Even if the [2015 Paris Agreement](#) goal to limit global warming to between 1.5 and 2 degrees Celsius above pre-industrial levels is met, we will still experience further warming over the coming decades. We breached 1.5 degrees Celsius in 2023 and the impacts of our changing climate on the historic environment are already being felt.

The [UK Climate Change Act 2008](#) provides a framework to assess the risks and opportunities from climate change across the UK and requires government to develop adaptation actions every five years. We are currently in the third cycle of adaptation planning. Informed by the Climate Change Committee's 2021 independent risk assessment, the government published its [Third National Climate Change Risk Assessment](#) (CCRA3) in 2022, followed by the [Third National Adaptation Programme](#) (NAP3) in 2023. Risks to heritage are acknowledged, as is the need to develop a better understanding of how risks will impact the historic environment under different climate change scenarios.

The 2008 Act also gives powers to the Secretary of State to request organisations that have statutory functions involving the management of critical infrastructure to report on how they are preparing for and adapting to the risks from climate change (under the [Adaptation Reporting Power](#)). Currently, the Secretary of State does not

mandate reporting. Instead, relevant organisations (including several Biennial Report contributors) are invited to report, although this could change in future, and more organisations are likely to be invited in the meantime.

It is encouraging that many of our contributors recognise the need to understand and plan for the particular risks to individual historic estates arising from a changing climate. There are high degrees of uncertainty but understanding how climate hazards will present over space and time under different climate change scenarios can help us to plan and adapt. It is vital that proposals for climate adaptation are informed by detailed risk assessments and an understanding of vulnerabilities and scenarios, as well as careful consideration of the condition and significance of heritage assets.

The historic environment is vulnerable to a range of climate-driven hazards such as extreme temperatures and rainfall, flooding, storm events, coastal erosion and sea-level rise. All of these have the potential to **impact** historic estates, including built structures and their drainage and rainwater goods, above- and below-ground archaeology, historic landscapes and their biodiversity. Some of our contributors have already undertaken measures in response to these threats (see examples on pages 3, 6 and 22).

These are not new hazards, but the frequency, intensity or duration may be amplified by climate change and the scale and rate of impacts may overtake our ability to manage them. We may need to prepare for some partial or even complete loss of assets.

Historic England is currently reviewing the available data, evidence, and risk assessment approaches and tools that can be used to better understand these existential risks to heritage. There is a vast amount of information gathered and held across many organisations, and we are trying to bring the most useful elements together to share with those who care for and manage historic assets. We are also developing approaches to support those who need to develop risk assessments and management plans, which may need to encompass a range of different scenarios and management options.



Hythe Ranges stand on the edge of Romney Marsh, where an immemorial struggle to separate sea and land is sharpened by climate change as sea levels rise and storms deepen. Dymchurch Redoubt (scheduled monument), a strong-point in the Martello Tower system finished in 1809 to defend the sluices, has been under attack from the elements for a long time. The Environment Agency has now reinforced the Redoubt. Its upper apron has been rebuilt, and the foreshore strengthened with rock armour by Chunnel Group and Mackley Engineering. [© Environment Agency]

Contributors to this report

The bodies represented in this report (see Table 1) are either departments of government, agencies of those departments, or ‘arm’s-length bodies’ (the length of the arm is variable), mostly deriving income from government. A body which has a public purpose, but which is financially and managerially almost entirely separate from government (such as Trinity House, the ancient institution that maintains and runs the country’s lighthouse system), will generally not be included.

The list of contributing bodies has changed regularly since the first reporting period of 1995-97, as have their responsibilities, titles and holdings. The English Heritage Trust and The Royal Parks both became charities in 2015 and 2017 respectively, but they are still included as they both care for government assets. The list of contributors also includes several voluntary members, namely The Royal Palaces, The Royal Household and the Parliamentary Estate, all of which made submissions. These organisations are not required to comply with the Protocol and have therefore not been scored.

The Government Property Agency (GPA) is included for the first time, reporting primarily on heritage assets within the Whitehall estate. Cabinet Office and HM Treasury are no longer making individual submissions as in previous years, the freehold of their sites having passed to the GPA which now reports on their behalf.

Many departments have satellite organisations with varying degrees of devolution, and, therefore, varying degrees of oversight of the assets in their wider care. Obtaining up-to-date information for devolved bodies is challenging, and there are instances where we know organisations have assets within their responsibility, but which are still in the process of gathering the relevant information. Some departments report on behalf of satellite organisations (for example the National Highways submission also covers the Historical Railway Estate) whereas some satellites are invited to make their own submissions. The latter includes Network Rail and Highways England, two of the most active satellites of the Department of Transport, and (for the first time) the Coal Authority, a satellite of the Department for Science, Innovation and Technology.

We try always to contact those who actually do the work and we are, as ever, very grateful to all those who have contributed.

Table 1: Government departments and others contributing to this report. The figures have changed significantly from the previous report due to the fact that several organisations have new database systems, which now more accurately capture the extent of their responsibilities.

Name	Type ¹³	Number of Heritage Assets ¹⁴
Coal Authority	ENDPB	3
Department for Science, Innovation & Technology	MD	6
Department for Transport (reporting for DVSA)	MD	1
English Heritage Trust	Charity	420
Environment Agency	ENDPB	230
Foreign, Commonwealth and Development Office	MD	6
Forestry England	EA	877
Government Property Agency	EA	11 ¹⁵
Historic England	ENDPB	8
Historic Royal Palaces*	PC	39
HM Revenue and Customs	NMD	3
Homes England	ENDPB	81
Ministry of Defence	MD	1,367
Ministry of Justice (HM Courts and Tribunals Service)	MD	39
Ministry of Justice (HM Prisons and Probation Service)	MD	243 ¹⁶
National Highways	ENDPB	800
Network Rail	ENDPB	1,407
Parliamentary Estates*	Other	22
Royal Botanic Gardens Kew	ENDPB	49
Royal Household*	Other	91
Royal Parks	Charity	193
UK Supreme Court	NMD	1
TOTAL		5,897

* These bodies have submitted material voluntarily since 2001. They bear comparison with the departments and agencies but are not subject to the Protocol.

13 EA = Executive Agency; ENDPB = Executive Non-Departmental Public Body; MD = Ministerial Department; NMD = Non-Ministerial Department; PC = Public Corporation. The full list of departments and other public bodies, with their affiliations, can be found at <https://www.gov.uk/government/organisations>.

14 This refers to designated heritage assets (listed buildings, scheduled monuments, registered parks and gardens, historic battlefields and protected wreck sites) but does not include some area-based designations (conservation areas and world heritage sites). The figures come from the bodies themselves and have not been comprehensively checked so cannot be taken as definitive.

15 This figure does not include the Grade I listed King Charles Street building, despite the fact that the GPA now owns the freehold of this site, as it is listed under the FCDO who still occupy the building and report directly on this site alongside their wider historic estate.

16 Taken from the 2017-19 Biennial Report as no up-to-date information has been received since.

The Biennial Questions

We asked our contributors a series of questions (the Biennial Questions) under 12 headings. The questions usually have more than one part, each assessed to produce the overall appraisal. They bear a close resemblance to those within the previous [Biennial Report 2019-21](#)), except that this time we have diverged from the Protocol format by adding a question about climate change adaptation. This is of course a national priority, not envisaged when the Protocol was first written.

Q1: Nominate a heritage officer

Are you the nominated heritage officer?

- A. If yes, what contact do you have with the property managers in your organisation on these issues?
- B. If no, how is heritage information disseminated within your organisation?

Q2: Ensure that professional advisers and contractors have appropriate expertise

- A. Who is responsible for ensuring that professional consultants and contractors have appropriate expertise, including where necessary heritage expertise?
- B. How is this checked?

Q3: Ensure that the significance of any heritage asset is taken into account when planning change or development

- A. Where change has been proposed, has the significance of any heritage asset affected been appropriately assessed?
- B. Are heritage impact assessments standard?
- C. Do you have any current heritage management tools (e.g. Conservation Management Plans (CMPs), Heritage Partnership Agreements (HPAs) etc) for your heritage sites?

Q4: Commission regular condition surveys

Do you have regular condition surveys?

- A. If yes, with what regularity? (3/4/5 years)? Are these up to date?
- B. If no, how do you 'identify and prioritise repair and major maintenance requirements'?¹⁷

Q5: Implement a planned programme of repairs and maintenance

- A. Do you prepare detailed asset management plan(s) and do they build on condition survey recommendations?
- B. What period(s) are covered by forward work plans and how are works prioritised?

Q6: Secure Heritage at Risk (HAR)

- A. Do you have any HAR assets? If so, do you have an agreed strategy for each HAR site, arrived at in discussion with the local authority and / or Historic England?
- B. Do you have any assets that have been recently removed from the Register?

Q7: Safeguard heritage assets that are unused or in course of disposal

Do you have any heritage assets that are currently not in active use?

- A. What is the regular inspection period for unused heritage assets?
- B. How are unused heritage assets monitored and kept in a safe, secure and stable condition?
- C. How do you take the significance of heritage assets into account as part of your practice on disposals?

17 Protocol for the Care of the Government Historic Estate (2017) Section 4:
<https://historicengland.org.uk/images-books/publications/protocol-for-the-care-of-the-government-historic-estate/protocol-for-care-of-govt-historic-estate-2017/>

Q8: Comply with the statutory procedures that regulate works to heritage assets

- A. How many designated heritage assets do you count as within your estate, broken down by category?
- B. How many listed building consent applications has your organisation made in the period 2019-2021?
- C. How many scheduled monument clearances or scheduled monument consents were made (or how many standing clearance or consent agreements are in operation)?
- D. Do you have any active Development Consent Orders affecting heritage assets?

Q9: Ensure that the design quality of any new work enhances the historic environment¹⁸

- A. Do you have any examples of new works undertaken during the current reporting period (2021-2023) that have enhanced your heritage assets or their settings?
- B. Are you willing to share them as exemplars or case studies which we can publish?

Q10: Prepare biennial conservation reports¹⁹

Do you prepare a biennial conservation report for your senior management or for internal information?

- A. If yes, please provide it to us
- B. If no, how do you track the condition and issues affecting your heritage assets?

Q11: Records and archives

- A. How are your records held and archived?
- B. Does your organisation send material to the National Archives (or another repository) when no longer required?

18 This question is not scored as pass or fail.

19 This question is not scored as pass or fail.

Q12: Climate change adaptation²⁰

- A. How are you assessing the impacts of climate change on heritage assets within your estate and preparing for necessary adaptation measures?
- B. Do you have any existing or emerging climate change action plans or policies? What are the timescales for their implementation and how do they relate to the historic environment?
- C. Can you provide any examples where changes or adaptations have been made to heritage assets in response to climate change?
- D. Are you considering the impact of whole life carbon (both operational and embodied energy) of buildings?

20 This question is not scored as pass or fail

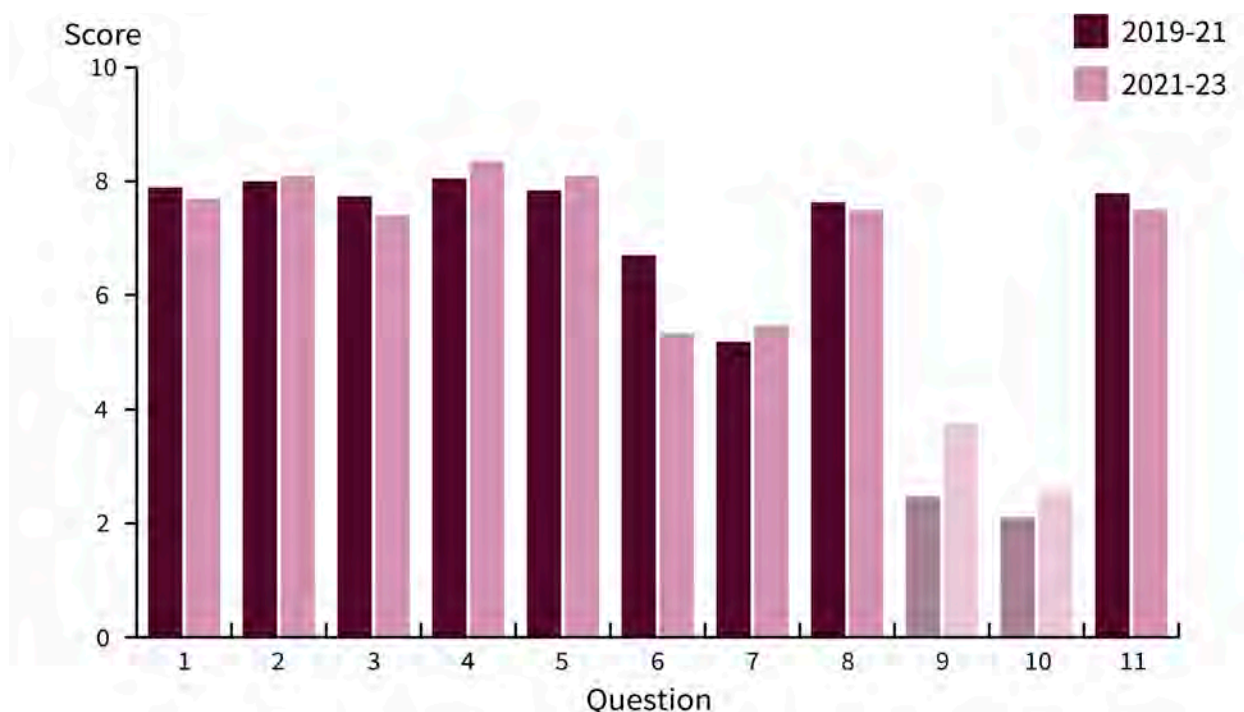


The Keeper's Cottage at Westonbirt Arboretum: Forestry England has refurbished this handsome building, restoring the original windows and installing more sympathetic secondary glazing. Westonbirt is the National Arboretum, a collection of 15,000 specimens including 2,500 trees, formed by the Holford family and curated since 1956 by Forestry England. [© Forestry England]

How they are doing

Twenty-two bodies responded to the Biennial Questions, reflecting the variety of organisations which hold historic property within the civil service, as agencies and as comparable bodies (see [Contributors to this report](#)). The scoring reflects the whole set of answers and any subsequent clarification, supplemented by what we may already know. The results appear in [Table 4](#). Question 12 on climate change mitigation and adaptation was not scored as this is its debut, though the answers we received reflected a whole range of issues (see [Climate change mitigation and adaptation](#)) and also how widely approaches can vary. The answers to the remaining questions were scored for the third time (and mostly contributed to an aggregate score for each body), in similar terms to those of 2019-21. As this process acquires time depth, we can begin to trace what may be trends, and discern the more problematic areas (see Figure 1).

Figure 1: Average scores for each question as compared with the previous reporting period of 2019-21 (NB questions 9 and 10 are scored out of a total of 5 and are not marked as pass or fail).



This time the overall average score was a little over 72%. Some of this slight apparent decline (against a previous 73%) can be attributed to refinement of the marking system to pick up on each part of each question. As the country gradually examines its own experience of the COVID-19 pandemic, ‘long’ forms of change and debility

are becoming apparent far beyond the clinical, and the full effect for the historic environment, especially from the slowdown in the economy, will take many years to work through.

However, most respondents maintained their position or even improved their grasp on the 'golden thread' and on the understanding and cataloguing of their estates ([The facts](#)). It is encouraging to see that targeted efforts are being made to reduce assets classed as being at-risk (see [Risk and redundancy](#)) although the rate at which assets are being removed from the register has slowed considerably (see [Annex](#)). Much more susceptible to the 'bottom line' is the need to survey sites and to maintain a forward programme that executes the recommendations that arise: here there is a falling back ([Condition](#)), which may reflect the current uncertainties.

Scoring the answers is an art rather than a science, and we aim to refine our approach each time, responding to the dialogue with our correspondents and to the changing nature of the government historic estate.



Secondary glazing samples installed in the Works Yard at Hampton Court Palace as part of a series of energy efficiency improvement trials, exploring a number of different options in various locations alongside a data-gathering exercise to establish the most effective solution for a wider roll-out. [© Historic Royal Palaces]

The answers

Questions 1-11 are scored out of 10 except for those on enhancing the historic environment and on biennial reporting, which are scored out of 5 (9 and 10); the pass mark for compliance on the full questions (1-8 and 11) is half the possible mark, i.e. a pass scores 6 or above. Questions 9 and 10 are not noted as being passed or failed as they relate to areas that go beyond the compliance requirements of the Protocol, nonetheless a good score demonstrates a best-practice approach to the care of heritage assets.

Many questions have more than one part; the answers to each sub-questions are not given equal weighting in the overall scoring, but the score given reflects the whole set of answers to all parts of the question and any subsequent clarification.

Where questions are not applicable but demonstrate good practice, for example where a body has no assets on the national Heritage at Risk Register, the lack of a score on a particular question will not count against the overall score as this is worked out on a percentage basis from the questions that do apply.

Scoring Criteria

Table 2: Overall scoring criteria for Q1-8 and 11, scores out of 10.

Score	Criteria
10	Very strong response demonstrating excellent overall stewardship of heritage assets and exceeding the obligations of the relevant part of the Protocol (pass)
8-9	Strong or good response demonstrating good overall stewardship of heritage assets and meeting the obligations of the relevant part of the Protocol (pass)
6-7	Satisfactory response demonstrating a reasonable level of compliance with the relevant part of the Protocol (pass)
4-5	Poor response demonstrating some understanding of the relevant Protocol obligations but limited compliance (fail)
0-3	Very poor response demonstrating no awareness of or compliance with the Protocol (fail)

■ 0-5: Fail ■ 6-7: Satisfactory response ■ 8-10: Strong or very strong response

Table 3: Overall scoring criteria for Q9 and 10, scores out of 5 (not noted as pass or fail).

Score	Criteria
5	Strong response demonstrating excellent overall stewardship of heritage assets
3-4	Good or satisfactory response demonstrating effective overall stewardship of heritage assets
0-2	Poor or very poor response demonstrating ineffective management of heritage assets



The River Dove waters Derbyshire and Staffordshire and has long been managed. The Environment Agency, in recent work to improve its flow, uncovered the remains of a 'kid' or 'brush' weir, many times repaired so as to create the hedgehog-like array of stakes seen here. This work has been found by dendro-dating to range from 1296 to the late sixteenth century. So this operation to increase biodiversity has also added significantly to our slight knowledge of how complex and constant Medieval river management could be. [© Environment Agency]



Archaeological excavation work of First World War training trenches at Clipstone Camp was carried out as part of the Sherwood Pines Trenches project. Using LiDAR surveys to expose features and construct a topographical survey of landscape, accompanied by ground excavation to understand archaeological remains, the project has also recreated a set of trenches to provide insight into the awful conditions endured by hundreds of thousands of soldiers in the Great War. [© Forestry England]

Table 4: How the contributing bodies fared in 2021-23.

Question	1	2	3	4	5	6	7	8	9	10	11	Total	Total or % if applicable
Coal Authority	6	8	7	7	6	N/A	5	7	0	2	10	58	64
DSIT	10	8	9	10	10	N/A	N/A	9	0	2	10	68	85
DVSA	7	6	6	5	6	4	2	10	0	2	10	58	58
English Heritage Trust	10	10	10	9	9	10	N/A	7	4	3	10	82	91
Environment Agency	10	9	8	6	7	7	N/A	9	4	3	6	69	73
Foreign, Commonwealth & Development Office (FCDO)	9	9	8	10	10	N/A	N/A	9	4	1	10	70	88
Forestry England	10	10	10	9	9	10	9	9	5	3	6	90	90
Government Property Agency (GPA)	7	8	9	10	7	N/A	8	6	3	1	0	59	66
Historic England	8	10	8	7	7	7	7	9	5	2	10	80	80
HM Revenue & Customs	7	3	9	5	5	N/A	N/A	3	0	1	0	33	41

0-5: Fail

6-7: Satisfactory response

8-10: Strong, or very strong response

Not scored as pass or fail

Table 4 (continued): How the contributing bodies fared in 2021-23.

Question	1	2	3	4	5	6	7	8	9	10	11	Total	Total or % if applicable
Homes England	8	9	8	8	9	7	9	8	0	4	10	80	80
Ministry of Defence	9	10	8	7	7	6	5	7	5	3	10	77	77
Ministry of Justice, HMCTS	4	5	2	5	4	N/A	0	7	0	0	6	33	37
Ministry of Justice, HMPPS	2	3	3	6	4	3	3	5	1	0	10	40	40
National Highways	8	9	7	9	10	N/A	5	9	3	2	0	62	69
Network Rail	8	7	8	10	10	3	4	4	1	0	10	65	65
Royal Botanic Garden, Kew	10	10	10	10	10	N/A	N/A	10	4	3	10	77	96
Royal Parks	10	10	8	10	9	10	N/A	10	5	5	10	87	97
UK Supreme Court	7	8	9	10	10	N/A	N/A	7	3	3	10	67	76
Average	7.89	8.00	7.74	8.05	7.84	6.70	5.18	7.63	2.47	2.11	7.79		72.26
No. of Fails	2	3	2	3	3	3	7	3	N/A	N/A	3		

■ 0-5: Fail
 ■ 6-7: Satisfactory response
 ■ 8-10: Strong, or very strong response
 ■ Not scored as pass or fail

The golden thread (Questions 1, 2 and 3)

The first three questions look at how an organisation understands its buildings and sites, and how that understanding translates into constructive activity. Strictly, the ‘Heritage Officer’ title simply designates the person compiling the return, but it is very noticeable that the organisations which score highest overall tend to be those which have active Heritage Officers, able to affect policy and practice within their organisation. A slight but discernible improvement overall in these three answers shows that most contributing organisations are aware of the need to understand their heritage assets, to choose equally understanding contractors, and to be clear on the effects of any changes proposed. Very few bodies have operational Conservation Management Plans; these important management tools (see [Management Tools](#)) remain under-utilised and, where they do exist, are often not updated regularly enough.

The facts (Questions 8 to 11)

In reporting what assets they hold, and where and how they deposit the relevant records, contributing bodies showed a slight improvement. These indicators help us to understand how well the historic estate is known and monitored on the ground. In extensive estates improving this knowledge base is a whole task in itself. To this effect, the Environment Agency and National Highways have both made significant progress in implementing new databases. However, relatively few bodies keep tabs on the number of applications which they make for specialised forms of consent, and still a surprising number do not seem to follow the official advice on depositing their records (as regards work on sites) in the National Archives.²¹

Condition (Questions 4 and 5)

Obviously, the condition of heritage assets is crucial to their usefulness and even their survival. Consequently, we pay particular attention to these questions which cover the regime for inspections and how, then, the need for action translates into cyclic maintenance plans. Here the trend is concerning, though hardly surprising in this period. Averages for both questions show a distinct fall. In other words, fewer bodies convince us that they have maintained a programme of regular condition surveys, and fewer are able to say that the recommendations in those surveys have worked through into forward work plans. In contrast to 2019-21, when no failures were recorded, three bodies have failed each of these questions.

21 National Archives Records Collection Policies:
<https://www.nationalarchives.gov.uk/about/our-role/plans-policies-performance-and-projects/our-policies/>

Risk and redundancy (Questions 6 and 7)

The most dramatic change in the figures between 2019-21 and this biennium is the improvement in the answers to Question 6. This reflects an improving concentration on identified Heritage at Risk, although the actual number of assets removed from the register is smaller than in previous years (see [Annex](#)). Although many bodies have no at-risk assets, so the sample is smaller, the improvement shows a growth in understanding of the need to monitor sites, prepare plans and act to ward off the ‘little hammers of decay’. A less easily defined problem, often involving sites that are waiting in the wings to become fully ‘at risk’, is addressed in Question 7 on the treatment of unused assets. Here the answers add up to decisively the worst overall average, and a worsening picture since last time, with no fewer than seven fails.

Enhancement and oversight (Questions 9 and 10)

Reflecting the general difficulties, fewer organisations feel able to point to work of enhancement in this period, compared to previous years. It was also likely that general oversight of the historic estate would slip and that seems to be reflected in the response to Question 10, which looks for evidence of the oversight of the historic environment that is in the care of each body.

Climate change (Question 12)

This entirely new question about contributors’ approach to climate change mitigation, risk assessment and adaptation (see [Climate change mitigation and adaptation](#)) was framed to be as open as possible (and has not been scored). Understandably, we received a wide range of responses, partly due to the variety in form and characteristics of the estates concerned.

Some non-departmental public bodies have set ambitious Net Zero targets of either 2030 (Forestry England, Environment Agency and Royal Botanic Gardens Kew) or 2040 (Historic England and English Heritage Trust), but most are in line with the government’s 2050 target. Almost all contributors have high-level strategies setting out how they hope to achieve these targets.

Assessing climate hazards and particular vulnerabilities for historic estates is new ground for us all. Some bodies have made real progress in this area, producing detailed risk assessments and action plans with more seemingly in development.

Conclusions

In this period the consequences of the pandemic have begun to be felt in a shift of working patterns, as well as in a stagger in some of the ongoing activity that a physical estate always entails. Turbulence is never welcome, but it is especially difficult to handle when a project such as the response to the forces of climate change needs to be established across a wide field of operations. We believe that heritage is part of the solution in tackling the climate emergency, and the action we take today to reduce emissions will determine the future world we live in.

While overall performance remains at a satisfactory level for the historic estate, and on the whole we better understand what is where, there are concerning trends in supervision and the care of under-used building stock. As we have stressed before, the crucial skill in the management of historic property is to follow the ‘golden thread’: to understand what is valuable about the property, and to preserve that value in its continuing use. This is seldom easy, and it is harder in a time of uncertainty.

Next page: Robert Coombes, who died in 1860, was a waterman and professional sculler. Although he died in poverty, his friends and admirers erected this fine tomb in Brompton Cemetery, which is managed by the Royal Parks. The target of vandals, it had lost the heads of the four supporters. These have now been re-carved, under the supervision of Cliveden Conservation, enabling the tomb to come off the At Risk Register. [© The Royal Parks]



Annex

Heritage at risk on the government historic estate, 2021-23

Heritage assets on the government historic estate continue to be, in many cases, under threat. Sites which have lost their historic function are always vulnerable. The annexed list of heritage assets at risk has been put together in conjunction with most of the bodies represented. It does not form a comprehensive survey of the condition of the government historic estate beyond what is included on the [national Heritage at Risk \(HAR\) Register](#), with which there is a considerable overlap.²²

The national list includes Grade II listed buildings within Greater London. However, the annexed list below also contains 18 Grade II listed sites located outside London. These are not recorded on the national HAR register unless part of another listing, for example within a registered park and garden, so for these sites a separate description is given, and there will no doubt be numerous other cases of Grade II listed at-risk sites not captured in either location (some local authorities produce their own heritage at risk lists but we do not generally refer to these here). For background, a weblink to the designation entry on the [National Heritage List for England](#) is also provided in the 'Listing' column for all sites.²³

The heritage assets, whether listed or scheduled, have their 'condition' and 'priority category' identified in accordance with the [national HAR methodology](#).²⁴ The terminology for assessing condition differs for standing buildings and sites that cover areas (scheduled archaeological sites, registered parks/gardens and protected wreck sites) but both approaches provide a broad assessment of the current condition of sites. Priority categories relate to the relative urgency for action to be taken to prevent further deterioration. The previous category is shown in brackets if it has changed since last reporting period of 2019-21.

22 <https://historicengland.org.uk/advice/heritage-at-risk/search-register/>

23 <https://historicengland.org.uk/listing/the-list>

24 <https://historicengland.org.uk/advice/heritage-at-risk/search-register/key-to-terms-and-abbreviations/>

The priority categories are as follows:

- A. Immediate risk of further rapid deterioration or loss of fabric; no solution agreed.
- B. Immediate risk of further rapid deterioration or loss of fabric; solution agreed but not yet implemented.
- C. Slow decay; no solution agreed.
- D. Slow decay; solution agreed but not yet implemented.
- E. Under repair or in fair to good repair, but no user identified; or under threat of vacancy with no obvious new user (applicable only to buildings capable of beneficial use).
- F. Repair scheme in progress and (where applicable) end use or user identified; or functionally redundant buildings with new use agreed but not yet implemented.



Bowl barrows are a type of funerary monument dating from the Late Neolithic Age to the Late Bronze Age. The bowl barrow on Bere Heath, Dorset, had been suffering from overgrowth and other problems. The valiant efforts of volunteers, seen here, working on behalf of Forestry England, have allowed it to be removed from the Heritage at Risk Register. [© Forestry England]

The Protocol (see [Introduction](#)) requires a strategy for each at-risk asset. This is a stringent requirement which few organisations find easy to meet, but it exists because these structures or features are easy to miss out of any survey system and they are, often, deteriorating. Where a strategy exists for a site it is usually recorded within the description or reflected in the priority category.

Some of the scheduled sites, especially linear monuments, may be in several parts and their ownership split, with a consequent variation in the assessment. Efforts have been made to list only those where the at-risk part is in the ownership of a relevant body but this has not been possible in all cases. Additionally, some buildings may be in multiple ownership which is why some sites are listed under both bodies.

This list comprises 19 Grade I and II* listed buildings, 25 Grade II listed buildings (seven of which are in London and therefore also included on the national HAR register), 42 scheduled monuments, four registered parks/gardens, three protected wreck sites and one historic battlefield; 94 sites in total. This is a slight increase from the 92 sites reported in 2019-21 and includes eight new entries.

The general picture regarding their overall condition remains concerning. Of the entries also included on the national HAR register (76 in total), 42% are at immediate risk of further rapid deterioration or loss of fabric (priority categories A and B) and 25% are identified as being in the worst categories in terms of their condition (very bad or having extensive significant problems). The sites identified as experiencing slow decay (priority categories C and D), 35% of this list, tend to be the most intractable with almost all of these having been on the HAR register for a decade or more with no significant change during that time.

In spite of this somewhat gloomy picture, some bodies represented are making considerable efforts to tackle problems on at-risk sites and implement repair schemes; 24% of the sites on this list are under repair in some form (listed under priority categories E and F), up two percentage points from the previous reporting period (2019-21). However, a relatively small number of assets have come off the list in this reporting period – six in total, two having been sold and four sufficiently improved to warrant removal (comparatively 18 came off the register in 2019-21). This reflects a general degree of ‘good intentions’ to tackle issues but often insufficient resources available to complete the task.

Sites that have come off the register in this period include the Tomb of Robert Coombes in Brompton Cemetery (see page 39), managed by The Royal Parks, and two owned by Forestry England: the Ruborough Camp large univallate hillfort in Somerset and the Bowl Barrow 610m east of Bere Heath Farm in Dorset (see page 41).

You can find the list for each body by clicking on the links below:

- [The Department for Transport](#)
- [The English Heritage Trust](#)
- [The Environment Agency](#)
- [Forestry England](#)
- [Historic England](#)
- [Homes England](#)
- [Network Rail](#)
- [The Ministry of Defence](#)
- [The Ministry of Justice](#)
- [The Royal Household](#)

Table 5: Heritage at Risk sites on the government historic estate, 2021-23.

Site Name	Listing entry	Listing type	Condition	Priority Category	Year added	Entry on national HAR register (includes description)
The Department for Transport						
Devon						
Officers' quarters, Agaton Fort, Devon.	1002613	Scheduled Monument	Fair	C	1997	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/47806
The English Heritage Trust						
Durham						
Derwentcote steel cementation furnace, iron finery forge and drift coal mine.	1015522	Scheduled Monument	Generally unsatisfactory with major localised problems	D	2008	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/29956
Kent						
The north entrance, north-centre bastion and adjoining detached bastion on the Western Heights, Dover.	1020298	Scheduled Monument	Poor	C	1997	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/46690

Site Name	Listing entry	Listing type	Condition	Priority Category	Year added	Entry on national HAR register (includes description)
The Environment Agency						
Gloucestershire						
Lydney Harbour and Docks, Gloucestershire.	1002079	Scheduled Monument	Poor	C	1997	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/48485
Devon						
Richmond Dock	1140140	Listed Building, Grade II*	Poor	C		https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/49409
Forestry England						
Cheshire						
Glassworking remains in Glazier's Hollow, 330 metres south of Kingswood Cottage.	1020705	Scheduled Monument	Generally unsatisfactory with major localised problems	B	2008	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/32510
Cumbria						
Prehistoric enclosure, field system and cairnfield, and medieval and early post-medieval settlements and field systems 600m SSW of Blacklyne House.	1016089	Scheduled Monument	Extensive significant problems	F	2008	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/45127

Site Name	Listing entry	Listing type	Condition	Priority Category	Year added	Entry on national HAR register (includes description)
Devon						
Post-medieval deer park, medieval fishpond, and a C19 lead mine, ore works and smelt mill at Boringdon Park.	1020565	Scheduled Monument	Extensive significant problems	D	2008	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/34557
Gloucestershire						
Offa's Dyke: section in Caswell Wood, 280 metres west of Beeches Farm.	1020601	Scheduled Monument	Generally satisfactory but with significant localised problems	B	2008	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/33514
Offa's Dyke: section in Passage Grove, 660 metres west of Sheepcot.	1020603	Scheduled Monument	Generally satisfactory but with significant localised problems	B	2008	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/35867
Offa's Dyke: section in Worgan's Wood, 800 metres west of Chase Farm.	1020605	Scheduled Monument	Generally satisfactory but with significant localised problems	F (B)	2008	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/41648
Offa's Dyke: section in Lippets Grove, 680 metres WSW of Beeches Farm, Tidenham - Forest of Dean.	1020602	Scheduled Monument	Generally unsatisfactory with major localised problems	E	2008	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/33515

Site Name	Listing entry	Listing type	Condition	Priority Category	Year added	Entry on national HAR register (includes description)
Hampshire						
Castle Hill, Chilworth.	1001885	Scheduled Monument	Generally satisfactory but with significant localised problems	B	2009	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/27921
Isle of Wight						
Bouldnor Battery, Shalfleet, Isle of Wight.	1010011	Scheduled Monument	Very bad	C	2013	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/407984
Northumberland						
Bran's Walls Romano-British enclosed settlements, 400m SSE of Kielder Head, Kielder.	1009670	Scheduled Monument	Extensive significant problems	D	2020	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/30120
Cross dyke, south of Campville, Harbottle.	1011396	Scheduled Monument	Generally unsatisfactory with major localised problems	A	2008	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/28313
Kershope Castle, Kielder	1018956	Scheduled Monument	Extensive significant problems	D	2000?	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/28236
Romano-British enclosed settlement, 720m north east of Catcleugh, Kielder.	1009669	Scheduled Monument	Generally unsatisfactory with major localised problems	B	2002	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/30004

Site Name	Listing entry	Listing type	Condition	Priority Category	Year added	Entry on national HAR register (includes description)
Round cairn, 220m north of Tom's Crag, Greystead.	1010040	Scheduled Monument	Generally unsatisfactory with major localised problems	B		https://historicalengland.org.uk/advice/heritage-at-risk/search-register/list-entry/31683
Two cairn cemeteries west of Willie Law.	1006451	Scheduled Monument	Extensive significant problems	B	2008	https://historicalengland.org.uk/advice/heritage-at-risk/search-register/list-entry/27525
North Yorkshire						
Mount Misery Farmhouse, Estell Lane.	1168024	Listed Building, Grade II	Unknown	Unknown	1999	Late 17th Century farmhouse. The building has been re-roofed but further works are required and it is not occupied.
Somerset						
Halswell Park, Goathurst, Broomfield, Sedgemoor	1001145	Grade II Registered Park and Garden	Extensive significant problems	E	2013	https://historicalengland.org.uk/advice/heritage-at-risk/search-register/list-entry/26140
South Yorkshire						
Iron Age and Roman quern workings on Wharnccliffe Rocks.	1004802	Scheduled Monument	Generally unsatisfactory with major localised problems	A	2008	https://historicalengland.org.uk/advice/heritage-at-risk/search-register/list-entry/43806

Site Name	Listing entry	Listing type	Condition	Priority Category	Year added	Entry on national HAR register (includes description)
Staffordshire						
Multivallate hillfort at Bury Bank, Stone Rural, Stafford.	1008548	Scheduled Monument	Generally unsatisfactory with major localised problems	A	2004	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/41981
Wiltshire						
Hare Warren Control Station, Wilton.	1417594	Scheduled Monument	Generally unsatisfactory with major localised problems	B	2021	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/410006
Historic England						
Greater Manchester						
Baguley Hall, Hall Lane, Manchester.	1291962	Listed Building, Grade I	Poor	E	1997	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/46504
Hampshire						
Fort Cumberland, Eastney, Portsmouth.	1015700 1104273	Scheduled Monument. Listed Building, Grade II*	Poor	C	1996	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/46658

Site Name	Listing entry	Listing type	Condition	Priority Category	Year added	Entry on national HAR register (includes description)
Shropshire						
Shrewsbury Flaxmill Maltings: Apprentice House, Shrewsbury.	1254855	Listed Building, Grade II*	Poor	D	2005	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/49425
Shrewsbury Flaxmill Maltings: Cross Building, Shrewsbury	1428700	Listed Building, Grade I	Poor	B	1997	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/1644308
Shrewsbury Flaxmill Maltings: Flax Warehouse, Shrewsbury	1428731	Listed Building, Grade I	Poor	B	2005	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/1643810
Shrewsbury Flaxmill Maltings: Stove and Dye House, Shrewsbury.	1270566	Listed Building, Grade II*	Poor	B	2005	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/49427
Homes England						
Kent						
No 8 Machine Shop, Dock Head Road, Chatham Dockyard	1267822	Listed Building, Grade II*	Poor	C	2008 (possibly earlier)	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/48756

Site Name	Listing entry	Listing type	Condition	Priority Category	Year added	Entry on national HAR register (includes description)
Lancashire						
Church of St John in Grounds of Whittingham Hospital, Whittingham Lane.	1165188	Listed Building, Grade II	Unknown		2011	Built in 1875, this served as the church for Whittingham Mental Hospital which closed in 1995. Severely damaged as a result of neglect, theft and vandalism prior to its transfer to Homes England in 2005, development has commenced on the wider site. Works to repair the building are underway.
Nottinghamshire						
Regional Seat of Government, Government Buildings, Chalfont Drive.	1390526	Listed Building, Grade II	Unknown	Unknown		An early 1950s War Room, extended c1963 in the grounds of the former Land Registry office site, which is in the course of disposal. The bunker is in poor condition with no operable mains electricity. Asbestos removal was completed in early 2021 and conditional agreement for occupation is close to completion. A programme of repairs will be carried out prior to occupation.
Tyne and Wear						
Newburn Ford 1640	1000025	Historic Battlefield	Generally satisfactory but with significant localised problems		2008 (possibly earlier)	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/24542

Site Name	Listing entry	Listing type	Condition	Priority Category	Year added	Entry on national HAR register (includes description)
The Ministry of Defence						
Berkshire						
Former Infirmary Stables, Arborfield Garrison, Arborfield.	1006949	Scheduled Monument	Fair	E	1998	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/47822
Buckinghamshire						
Halton House landscape, RAF Halton.	1000601	Registered Park and Garden, Grade II	Extensive significant problems	D	1999	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/26108
Cornwall						
Scaresdon Fort, Antony Training Area.	1004347 1140707	Scheduled Monument. Listed Building, Grade II	Poor	C	1999	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/48361
Tregantle Fort, Antony Training Area.	1004346 1159255	Scheduled Monument. Listed Building, Grade II	Fair	C	1997	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/47813

Site Name	Listing entry	Listing type	Condition	Priority Category	Year added	Entry on national HAR register (includes description)
Devon						
Fort Bovisand, Joint Service Sub Aqua Diving Centre (JSSADC).	1002584	Scheduled Monument	Poor	D	2009	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/409228
South Saw Mills, South Yard, HM Naval Base, Devonport, Plymouth.	1388413	Listed Building, Grade II*	Fair	E	1994	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/47828
South Smithery, South Yard, HM Naval Base, Devonport, Plymouth.	1392692	Listed Building, Grade II*	Very bad	A	1994	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/49704
Watch House battery and ditch, Staddon Heights.	1002585	Scheduled Monument	Very bad	A	2009	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/408111
Dorset						
Bindon Hill camp, Lulworth Guntery School.	1002705	Scheduled Monument	Generally unsatisfactory with major localised problems	A	2008	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/35205
Flower's Barrow: a small multivallate hillfort and associated outwork on Rings Hill.	1008141	Scheduled Monument	Extensive significant problems	A	2008	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/41680
Two barrows known as 'Water Barrows' 650 metres WNW of Whiteway Farm: part of a round barrow cemetery to the south east of East Lulworth.	1008144	Scheduled Monument	Extensive significant problems	A	2008	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/39446

Site Name	Listing entry	Listing type	Condition	Priority Category	Year added	Entry on national HAR register (includes description)
Essex						
Environmental Test Centre Foulness: Bakehouse / Brewhouse at Quay Farm, Monkton Barns	1147739	Listed Building, Grade II	Unknown	Unknown	1997	Bakehouse / Brewery of c.1811 associated with the site of Quay Farmhouse (Monkton Barns). The range is in poor condition, vacant and located on a MoD firing range (so is unsuitable for permanent occupation).
Environmental Test Centre Foulness: Barn Approximately 60 metres south east of Ridgemark Farmhouse, Court end.	1308397	Listed Building, Grade II	Unknown	Unknown	1997	Timber-framed barn c.1700 adjacent to Ridgemark Farmhouse. Located on a MoD firing range, the barn is used for storage.
Environmental Test Centre Foulness: Quay Farmhouse (or Monkton Barns), The Quay.	1112641	Listed Building, Grade II	Unknown	Unknown	1997	Farmhouse of c.1811. Derelict, vacant and on a MoD firing range (so unsuitable for permanent occupation).
Environmental Test Centre Foulness: Ridgemark Farmhouse, Court End, Courtsend.	1112640	Listed Building, Grade II	Unknown	Unknown	1997	Farmhouse of c.1700. Derelict and on a MoD firing range (so unsuitable for permanent occupation). Roof repairs are still needed. The local MoD conservation group has recorded the farmhouse in detail and is looking at options for re-use.
Environmental Test Centre Foulness: The George and Dragon Public House.	1112635	Listed Building, Grade II	Unknown	Unknown	1997	17th century former public house, now vacant. Re-opening as a public house is unlikely because of its location within a military area.
Suttons Manor House, Suttons Road, South Shoebury.	1306855	Listed Building, Grade II*	Poor	A	1999	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/48360

Site Name	Listing entry	Listing type	Condition	Priority Category	Year added	Entry on national HAR register (includes description)
The London, The Nore, Thames Estuary	1000088	Protected Wreck	Extensive significant problems	E	2008	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/24507
Greater London						
Feltham House, Elmwood Avenue, Feltham.	1189466	Listed Building, Grade II	Very bad	A	1994	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/331060
The Rotunda, Green Hill, Woolwich Common.	1078987	Listed Building, Grade II*	Very bad	A	2005	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/49644
Repository Woods, Woolwich, LB Greenwich	1001717	Registered Park and Garden, Grade II	Generally unsatisfactory with major localised problems	A	2023	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/26161
Hampshire						
Fort Elson, RNAD, Military Road, Gosport.	1001841	Scheduled Monument	Poor	A	1994	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/46645
Fort Rowner, Military Road, Gosport.	1233871	Listed Building, Grade II	Unknown	Unknown	2009	A polygonal fort of c.1860, part of the Gosport defence line, now located in HMS Sultan. Some parts of the fort are in poor condition, including the left flank gun casemates and officers' quarters. A condition survey is required.
HM Naval Base Portsmouth: 2-8, The Parade, HM Naval Base, Portsmouth.	1272307	Listed Building, Grade II*	Fair	F	2005	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/49443

Site Name	Listing entry	Listing type	Condition	Priority Category	Year added	Entry on national HAR register (includes description)
HM Naval Base Portsmouth: Former Royal Naval Academy (Buildings 1/14 and 1/116-9), HM Naval Base, Portsmouth.	1244573	Listed Building, Grade II*	Poor	C	2011	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/50121
HM Naval Base Portsmouth: Iron and Brass Foundry, 1/140, Victoria Road, HM Naval Base, Portsmouth.	1272310	Listed Building, Grade II*	Fair	C	2001	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/48742
HM Naval Base Portsmouth: No. 25 Store, Yard Services Manager's Office, 1/118, Jago Road, HM Naval Base, Portsmouth.	1244578	Listed Building, Grade II*	Fair	F	2001	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/48739
HM Naval Base Portsmouth: No.5 and No.6 Dock, Basin No.1, Portsmouth Dockyard.	1001852	Scheduled Monument	Poor	C	2001	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/48740
Long barrow 400m south east of Moody's Down Farm.	1012515	Scheduled Monument	Extensive significant problems	A	2008	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/28375
Old Military Swimming Baths, Queens Avenue, Aldershot Garrison.	1272438	Listed Building, Grade II	Unknown	Unknown	2007	Former military swimming baths of 1900 with minor later accretions; largely unused for many years. Most of the interior is inaccessible due to health and safety concerns. A scheme has been developed for conversion to a conference centre but not yet implemented. However the main building was re-roofed in 2018.

Site Name	Listing entry	Listing type	Condition	Priority Category	Year added	Entry on national HAR register (includes description)
The Orangery, Southwick House, Defence Police College.	1096224	Listed Building: Grade II (outside London)	Unknown	Unknown	2009	Orangery, much altered in the 1990s. A curtilage building to Southwick House, overgrown and decaying, however, some vegetation clearance has occurred and a survey was planned for 2022.
Three disc barrows on Longmoor Common, 250m north west of the church.	1016843	Scheduled Monument	Generally satisfactory but with significant localised problems	F	2008	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/31186
Kent						
Dymchurch Redoubt, Hythe Ranges	1017352	Scheduled Monument	Poor	E	2000	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/48657
The Northumberland, Goodwin Sands	1000058	Protected Wreck	Extensive significant problems	E	2017	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/24477
The Restoration, Goodwin Sands	1000057	Protected Wreck	Extensive significant problems	E	2021	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/24476
Lincolnshire						
Hangar 3, RAF Scampton.	1391594	Listed Building, Grade II	Unknown	Unknown	2007	One of four C-type hangars, built in an arc 1936-7 as part of a RAF bomber station. In 2012, the station Heritage Centre re-opened in the annex to hangar 2 following refurbishment by volunteers, cadets and trainees. In process of transfer to Home Office.

Site Name	Listing entry	Listing type	Condition	Priority Category	Year added	Entry on national HAR register (includes description)
North Yorkshire						
Oran House and farmstead, Marne Barracks.	1301661	Listed Building: Grade II (outside London)	Unknown	Unknown	2009	Small manor house of c.1830 with later additions and separately listed farmstead buildings, including barn, stables, cottages, outbuildings and a laundry. The three maisonettes within the manor house were last occupied c.1998, and the outbuildings currently are unused. Weatherproofing works and basic maintenance works have allowed the house to dry out and it is now in a stable condition. A survey of the house to inform future works was planned for 2022. Disposal may be possible following major road upgrades close to the barracks.
Wiltshire						
Defence Science & Technology Laboratory, Porton Down: Bell barrow, three bowl barrows and gas testing trenches on Idmiston Down.	1014818	Scheduled Monument	Generally unsatisfactory with major localised problems	A	2008	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/33092
Defence Science & Technology Laboratory, Porton Down: Bronze Age enclosure and two bowl barrows 520 metres north east of Moll Harris's Clump on Idmiston Down.	1014819	Scheduled Monument	Generally unsatisfactory with major localised problems	A	2008	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/32309

Site Name	Listing entry	Listing type	Condition	Priority Category	Year added	Entry on national HAR register (includes description)
Defence Science & Technology Laboratory, Porton Down: Saucer barrow 400 metres north east of the sports ground: one of a group of round barrows north west of Idmiston Down.	1013970	Scheduled Monument	Generally unsatisfactory with major localised problems	A	2008	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/41223
Defence Science & Technology Laboratory, Porton Down: Two disc barrows and two bowl barrows 900 metres north of Moll Harris's Clump on Idmiston Down.	1015557	Scheduled Monument	Generally unsatisfactory with major localised problems	A	2008	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/40440
Defence Training Estate, Salisbury Plain: Enclosure and linear earthworks between Bishopstrow Down and South Down Sleight.	1010283	Scheduled Monument	Generally unsatisfactory with major localised problems	A	2008	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/39057
Horse barrow, Defence Nuclear Biological & Chemical Centre.	1005610	Scheduled Monument	Generally unsatisfactory with major localised problems	A	2008	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/33028

Site Name	Listing entry	Listing type	Condition	Priority Category	Year added	Entry on national HAR register (includes description)
The Ministry of Justice						
Devon						
Chapel and kitchen block, HM Prison Dartmoor, Princetown.	1326422	Listed Building, Grade II	Unknown	Unknown	2000	The prison was built in the early C18 as a prisoner of war camp for the Napoleonic Wars. It was subsequently used to house American prisoners during the war of 1812, before conversion to a civil prison in the 1850s. The chapel and old kitchen block both date from the first phase of the prison's development and are now derelict.
Durham						
Cottage adjacent to Southill Hall, Judges' Lodgings, Plawsworth, Durham.	1323089	Listed Building, Grade II	Unknown	Unknown	2002	A self-contained cottage attached to the Judges' Lodgings. It requires extensive repairs but is subject to a full repairing lease held by a private tenant.
Durham Prison Officers' Club, ('The Tithe Barn'), Hallgarth Street, Durham.	1120616	Listed Building, Grade II*	Fair	D	2001	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/48798
Kent						
Chapel of the Good Shepherd at Maidstone Prison, Boxley Road.	1336159	Listed Building, Grade II	Unknown	Unknown	1997	Maidstone Prison's Anglican chapel of 1910, built almost entirely of concrete blockwork imitating smooth ashlar and rock-faced ragstone. The tracery of the aisle windows is in urgent need of repair but has been stabilised for the present.

Site Name	Listing entry	Listing type	Condition	Priority Category	Year added	Entry on national HAR register (includes description)
Worcestershire						
Hewell Grange Mansion, Tutnall and Cobley	1100160	Listed Building: Grade I	Poor	B (C)	2021 (new entry)	https://historicensland.org.uk/advice/heritage-at-risk/search-register/list-entry/107796 Detailed reports have been produced and studies carried out to restore bridge and abutments to take pedestrian traffic. The bridge has been shored with scaffolding and some repair work has been carried out.
Hewell Grange: Cast Iron Bridge north of the lake.	1436349	Listed Building, Grade II	Poor	E	1998	
Hewell Grange: Hewell Grange Park.	1000886	Registered Park/Garden: Grade II*	Extensive significant problems	E	pre-2010	https://historicensland.org.uk/advice/heritage-at-risk/search-register/list-entry/24695
Hewell Grange: Ruins of Old Hewell Grange, Hewell Park.	1167984	Listed Building, Grade II	Fair	E	1998	A classical building by Francis Smith of Warwick, 1712. The portico was added to the designs of Thomas Cundy 1815-16. It was reduced to a ruin by fire c1890 and stands in Hewell Grange Park to which it makes a significant contribution. Repair works are in progress.

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Network Rail						
Greater London						
Battersea Park Station, Battersea Park Road SW8, Wandsworth.	1357652	Listed Building, Grade II	Fair	E	2000	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/47822
Braithwaite Viaduct, Bishopsgate Goods Yard, Wheler Street / Brick Lane E1, Tower Hamlets.	1063895	Listed Building, Grade II	Poor	D	2002	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/48920
Former office to Denmark Hill Station, Windsor Walk SE5 - Southwark	1386053	Listed Building, Grade II	Poor	D	2014	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/48962
Peckham Rye Station, Station Way, Peckham SE15, Southwark.	1392389	Listed Building, Grade II	Fair	C	2012	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/50149
Queenstown Road Station, Queenstown Road SW8.	1389413	Listed Building, Grade II	Poor	D	2007	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/49634
Walls and gates to Bishopsgate Goods Station, Shoreditch High Street E1, Hackney.	1235316	Listed Building, Grade II	Poor	D	1990	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/47601
The Royal Household						
Berkshire						
Royal Mausoleum, The Home Park, Windsor.	1117781	Listed Building, Grade I	Fair	F	2006	https://historicengland.org.uk/advice/heritage-at-risk/search-register/list-entry/49464



Hewell Grange (Grade I listed) is a site in the ownership of the Ministry of Justice and on the market after closure in 2020. At its core is a superb late Victorian country house. Negotiations with a prospective owner have been protracted, and this kind of uncertainty is rarely good for a historic building. [James O. Davies, © Historic England Archive]



Historic England

This report has been written by David Brock and Sarah Freeman with contributions from colleagues in the Government Historic Estate Unit (GHEU). Any queries regarding the subject matter should be addressed to GHEU at this address:

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