

Heritage Design and Access Statement
Fire Safety Remedial Works
@ Stagenhoe Park, St Pauls Walden, Hitchin, SG4 8BZ

INTRODUCTION

This heritage design and access statement has been prepared in support of an application for permission improving fire safety within the building by undertaking comprehensive fire separation work. This includes installing or reinforcing fire-resistant barriers such as walls, ceilings, and floors to effectively inhibit the spread of flames and smoke between various compartments. Additionally, the initiative involves a thorough assessment of existing fire doors, with plans for their replacement or repair to guarantee they meet safety standards. This ensures that the fire doors are fully functional, properly sealed, and equipped with reliable self-closing mechanisms, thereby enhancing the overall fire protection strategy of the facility.

The property is a Grade II listed.

Guidance for design and access statements emphasises the need for the documents to be appropriate in length. The nature of the property, which encompasses a number of distinct elements with different features, and the extent of the proposed works have driven the length of this document.

HERITAGE

Listing Text

Official list entry from Historic England [Stagenhoe Park, St. Paul's Walden - 1103247 | Historic England](#)

Heritage Category:

Heritage Category:

Listed Building

Grade:

II

List Entry Number:

1103247

Date first listed:

27-May-1968

List Entry Name:

Stagenhoe Park

Statutory Address 1:

Stagenhoe Park, St Pauls Walden, SG4 8DB

Location

Statutory Address:

Stagenhoe Park, St Pauls Walden, SG4 8DB

The building or site itself may lie within the boundary of more than one authority.

County:

Hertfordshire

District:

North Hertfordshire (District Authority)

Parish:

St. Paul's Walden

National Grid Reference:

TL 18512 22718**Details**

This list entry was subject to a Minor Amendment on 17 February 2025 to update the Name and address and reformat the text to current standards

TL 1822 10/209**ST PAUL'S WALDEN STAGENHOE PARK Stagenhoe Park****(Formerly listed as Stagenhoe Park (Sue Ryder Home))****27.5.68****GV II**

Country house, Nursing Home at time of listing. C18, rebuilt after a fire c.1737, large C19 and later extensions at the rear, entrance porch on West side. The South facade is the chief feature and is stuccoed, 11 bays, three-storeyed centre of five bays with the central three breaking forward slightly under a pediment which has a sculptured relief. Balustraded parapets, side wings of two storeys and three bays. The roofs are of slates.

The interior has been greatly altered and the original staircase removed.

Listing NGR: TL1851222718**Legacy**

The contents of this record have been generated from a legacy data system.

Legacy System number:

163002

Legacy System:

LBS

STATEMENT OF SIGNIFICANCE AND JUSTIFICATION

Stagenhoe Park, located in the village of St Paul's Walden, Hertfordshire, is a Grade II listed country house of significant architectural and historical importance. The estate's origins trace back to the 11th century, with the manor of Stagenhoe first recorded in the Domesday Book of 1086. The current structure was constructed in the mid-18th century, following a fire in 1737 that destroyed the previous building. The house was rebuilt around 1740 by Giles Thornton-Heysham, reflecting the architectural styles of the period.

Architecturally, Stagenhoe Park is distinguished by its symmetrical design and classical detailing. The south-facing façade is the principal feature, showcasing an 11-bay stuccoed elevation with a central five-bay section slightly projecting under a pediment adorned with a sculptured relief. The building's proportions and decorative elements exemplify the Georgian architectural style prevalent in the 18th century.

The estate's historical significance is further enriched by its association with notable families. It served as the family seat of the Earl of Caithness, and socialite Lady Euphemia Sinclair spent her childhood there, becoming a friend of Queen Elizabeth the Queen Mother, whose

family were neighbours . Additionally, the estate's landscape features, including ornamental lakes, terraces, and walled gardens, reflect the estate's role in the social and cultural life of the period .

Today, Stagenhoe Park continues to serve as a nursing home under the care of Brainkind, demonstrating the adaptive reuse of historic buildings for contemporary needs while preserving their architectural integrity. Its listing as a Grade II building ensures the protection of its historical and architectural value for future generations.

The importance of compartmentation work is significant due to the limited mobility of the residents, as most are immobile and require one-on-one assistance. This work is necessary to help slow the spread of fire throughout the setting. Given the age of the building, fire compartmentalisation was not a concern during the original construction. This is why implementing the proposed works is essential.

See photos below

LAYOUT

Minor internal changes are anticipated.

SCALE

The development is minor in nature with no detrimental affect to the existing heritage of the building internally or externally.

ACCESS

Access requirements are set out in Part M of Building Regulations, "Access to and use of Buildings". The applicability of Part M is limited: there is no intended change of use and whilst the general principle is that nothing should be made worse, some practical improvements will be affected as follows:

PHOTOS





