

MALDON DISTRICT



CONSERVATION & DESIGN AWARD SCHEME 2024



Building Conservation Winner
Maldon Police Station



Building Conservation Highly Commended
14 High Street, Maldon



Design Winner and Sustainability Highly Commended
Red Hills, Fish Street, Goldhanger



Landscape Design Winner
Great Ruffins, Wickham Bishops



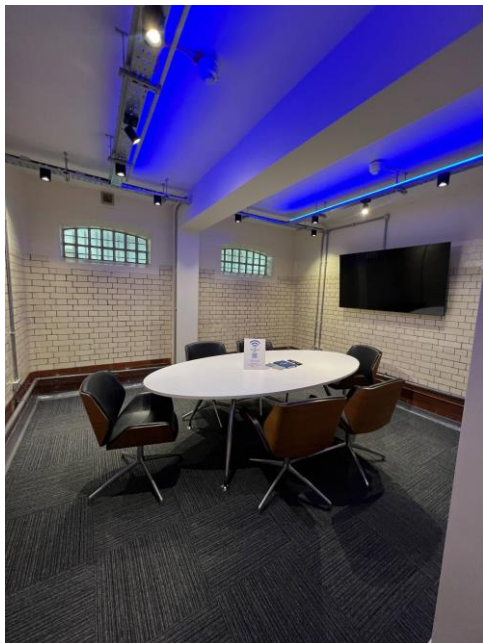
Sustainability Winner and Design Highly Commended
Museum of Power, Langford



BUILDING CONSERVATION WINNER

Former Police Station, High Street, Maldon

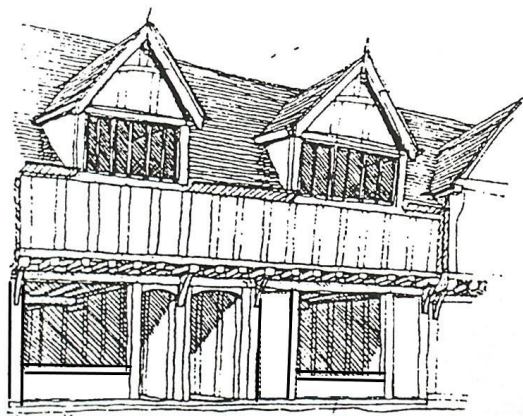
This award is for the sympathetic conversion of Maldon Police Station into offices. Originally built in 1913 to designs by the County Architect Frank Whitmore, this handsome landmark building was vacated by the police in 2017 and sat empty and boarded up for several years. Pocknells Accountants acquired the building in July 2022 and within 10 months had completed their conversion of it. As it is not a listed building, internal features have no protection, but Pocknells nevertheless chose to retain many of them, including the original cells which have been made into meeting rooms. The judges admired the considerable effort that has gone into the renovation, and the fun way in which the history of the building has been embraced. Local contractors Wait Edwards completed the building work, with notable contributions from Luke Wait, Dave Blackman and Paul Blackman.



Two of the original cells combined to make a meeting room.



John Holliday of Pocknells Chartered Accountants



Artistic reconstruction of 14 High Street, Maldon in the 17th century, after Dave Stenning.



14 High Street in 2023, prior to installation of new shopfront.



14 High Street in August 2024, with new shopfront.

BUILDING CONSERVATION HIGHLY COMMENDED

14 High Street, Maldon

The judging panel felt that this new shopfront, installed as part of the creation of an art gallery for the artist Joanna Milne, has achieved “a clear enhancement to the street scene”. The grade II building, which dates from the early 1600s, has been altered many times over the centuries and, until recently, had quite a disjointed and cluttered frontage. The new hand-painted timber shopfront and hanging sign have successfully unified the elevation and reinforced the traditional character of this part of the Maldon Conservation Area. The concept for the design was sketched by Joanna Milne. Architectural drawings for a planning application were prepared by William Morgan of Petro Designs Ltd. The builder was Luke Wait of D J Wait & Son.



DESIGN WINNER AND SUSTAINABILITY HIGHLY COMMENDED

Red Hills, Fish Street, Goldhanger

The judging panel was blown away by the exceptional design, execution and sustainability credentials of this new 'forever home', self-built by Julia and Tony Bourn. Its unassuming 1 ½ storey pitched-roof form and natural materials – including sustainably sourced larch cladding – allow it to sit comfortably in the historic village street scene. Internally, an open-plan design is softened by European oak finishes which in places have been steamed to achieve gentle curves. Notably, this is the first house in the Maldon District to receive 'passivhaus' certification, designed to use minimal energy, and meeting standards well in excess of the building regulations. Its floor, walls and roof are highly insulated while the windows are triple glazed. Materials have been carefully chosen and deployed to minimise heat loss through conduction, while an outstanding level of air tightness limits the amount of heat lost through draughts. The design utilises natural light and solar gain in the winter to heat the building, and sunshade blinds and *brise soleil* to control the heat gain in the summer. Twenty-six solar panels, integrated into the slate roof, electric batteries and EV charging facilities reduce the electricity consumption significantly. The property also incorporates a heat exchanger which recovers heat from waste hot water. The house operates primarily 'off-grid' for 7-9 months of the year.



*Internal view showing the oak stairs, feature curved wall, and LED strip lighting.
Photo by Jez Moss of londonphotocompany.co.uk*



Double-height atrium with views across farmland, open-plan living area and polished concrete floor. Photos by Jez Moss of londonphotocompany.co.uk



SUSTAINABILITY WINNER AND DESIGN HIGHLY COMMENDED

Museum of Power, Langford

These awards acknowledge the remarkable achievements of the 2017-2024 'Powering Forward Project', which have enhanced the Museum of Power's visitor experience, learning opportunities and long-term sustainability as a valued community facility. The museum occupies an Essex & Suffolk Water former pumping station built in 1927 which is now highly protected as a Scheduled Monument. A bold new extension provides an entrance, reception, shop, easy-access toilets, and a supplementary seating area for the popular Tea Room. The extension's brown-coloured metal cladding references the industrial history of the site and creates a crisp modern aesthetic against the already rich material composition of the existing buildings on site. Supported through a major application to the National Lottery Heritage Fund, the project has included a redesign of the museum's exhibitions with an increased emphasis on sustainable methods of generating power. The extension was designed by Ingleton Wood LLP of Colchester, the contractor was TJ Evers of Tiptree and international design consultancy, Iimagemakers, developed the new interpretation for the collection.





LANDSCAPE DESIGN WINNER

Great Ruffins, Wickham Bishops

Great Ruffins is an eccentric country house designed and built from 1903 by the renowned Arts and Crafts Architect Arthur Heygate Mackmurdo as his own country residence, now grade II* listed. It overlooks a 9 ½ acre contemporary landscaped garden sloping down to the south, also designed by Mackmurdo, but much altered by later owners. By the time the present owners acquired the property in 2017, the garden was very overgrown. Their aim has been to uncover features of the original design, and to integrate these into a re-creation of a landscape that honours Mackmurdo's sense of aesthetics and the dream-like qualities of this special place. The central axis of the garden designed by Mackmurdo has been reinforced by the introduction of a rill which connects to a circular pond and draws the eye from the house to the woods at the far end of the garden. The rill has been formally planted as a parterre with help from friends. One odd but endearing original feature, a sunken rockery, has been restored and planted, drawing inspiration from Beth Chatto's gravel garden. Numerous borders have been planted with contrasting cool and warm colours. A 'Spring Walk' is bordered by extravagant blossom in early spring – camellias, azaleas and rhododendrons. Part of the garden which slopes up to 3 magnificent beech trees has been planted as a heather moor, in the interest of attracting bees and other pollinators, involving planting almost 2,000 heather plants. The owners have created not only a place of tranquillity and delight, but also the lieu of parties, croquet games, musical events and, most notably, popular annual opera evenings enjoyed by the local community and by those living further afield.

The judging panel agreed that the owners are doing something truly wonderful by sympathetically revitalising one of the district's most significant designed landscapes. They were particularly impressed by how much of the work the owners have done themselves.



Photograph of the garden taken from the tower by Rosa Teira Paz, Inspector of Historic Buildings and Areas at Historic England.





This year's judging panel

*From left to right. **David Fell**, The Maldon Society; **Toby Slater**, conservation carpenter representing the Essex Regional Group of the Society for the Protection of Ancient Buildings (SPAB); **Kevin Bruce**, local historian; **Richard Collins**, Great Braxted Parish Council; **Julia Cameron**, Inkpen Downie Architects.*