



In its fourth year, the Heritage at Risk Register now includes grade I and II* listed buildings, listed places of worship, scheduled monuments, registered parks and gardens, registered battlefields, protected wreck sites and conservation areas known to be at risk as a result of neglect, decay or inappropriate development. This year, for the first time, we have published a list of 'priority sites': important heritage at risk sites where we will focus our resources to secure their futures.

"Information is not knowledge" mused Albert Einstein; meanwhile, in similarly thoughtful mode, Anton Chekhov stroked his beard and averred "knowledge is of no value unless you put it into practice". So whither the latest version of the Heritage at Risk Register in light of these caveats and what is English Heritage doing to avoid data collection without purpose?

Since 1998, the Register has grown from identifying grade I and grade II* buildings at risk to become a universal resource covering a range of heritage assets overground, underground and even under the sea. The 2011 version introduces listed places of worship known to be at risk. The Register is an ongoing work; the art is to weave in refinement whilst employing it as a tool to protect cherished historic fabric. That fabric could be rusting ironwork, as at Tynemouth Railway Station or vegetation-ravaged stonework on Overgrass Tower House, a reminder of the North East's border battleground past. These are two very different sites in scale, individual history and type of urgent work required to conserve them, yet they share a common factor in being included on the Register; a vital criterion in the decision-making process used when allocating English Heritage funding.

The concept of "partnership working" is fundamental. In the cases at Tynemouth, Overgrass and others, such as repairs to houses on the Ralph Erskine-designed Byker Estate, the ability of English Heritage to liaise with a wide array of individuals and organisations is imperative to the ignition, maintenance and ultimate success of a project. More co-operative working is embodied in the Heritage Partnership Agreement between English Heritage and the owner of a sizeable collection of scheduled monuments situated within a large swathe of Ingram Valley, Northumberland. Discussion and

co-operation has produced a cohesive plan for the repair and future maintenance of the very different assets at Byker and Ingram Valley. The £233,933 of English Heritage grant aid it has taken to support these schemes is excellent value for money considering the gains in long-term protection and use of our heritage.

Despite these successes, warning bells are sounding. Over the past four years, the percentage of designated heritage assets at risk in the North East has fallen steadily from 7.4% in 2008 to 6.3% in 2011. Warning bells? Good news, surely? Well, the fact remains that, at 6.3% (compared to the national average of 3.0%), the North East still has the biggest percentage of its grade I and II* buildings at risk. And, whilst a recent survey showed that the region's stock of places of worship is in generally good repair; fifteen have been assessed as being in poor or very bad condition with an estimated £2.9m required to repair them.

A total of £1.6m in grant aid was offered to sites in the North East during 2010/11; positive news derived from persistent, constructive liaison with many stakeholders. The very real danger is that the current squeeze on public and private sector resources, both human and monetary, will, in time, undermine this effort and see a reversal of many of the recent positive trends. It is at this point that the caveats expounded by Chekhov and Einstein will be very stark: we will have information but increasingly limited means to convert this into applied knowledge. Good news for rust and tree roots; bad news for iron and stone.

Carol Pyrah, Planning Director
NORTH EAST

BUILDINGS AT RISK

- Nationally, 3.0% of grade I and II* listed buildings are at risk. In the North East this rises to 6.3%, representing 72 sites.
- 8 sites have been removed from the 2010 Register, but 4 have been added.
- 56% of entries (64 buildings) on the baseline 1999 Register for the North East have been removed as their futures have been secured, compared to the national figure of 53% (757 buildings).
- Nationally, £5.2m was offered to 71 sites on the Register during 2010/11. In the North East we awarded grants totalling £691k to 13 sites.
- 15 listed places of worship have been added to our Register this year. We estimate the cost of repairing these buildings is £2.9m.

SCHEDULED MONUMENTS

- 16.9% (3,339) of England's 19,748 scheduled monuments are at risk, compared to 13.4% (184 sites) in the North East.
- In the North East, 16 sites have been removed from the 2010 Register, but 6 sites have been added.
- 11.8% of entries (20 sites) on the baseline 2009 Register for the North East have been removed due to positive reasons, compared to the national figure of 11.9% (399 sites).
- Arable ploughing and unrestricted plant, scrub or tree growth account for nearly two thirds of sites at risk nationally. In the North East, the latter is responsible for 41% of sites at risk.
- Nationally, 82% of scheduled monuments at risk are in private ownership, this rises to 85% in the North East.
- Of the £357k offered by English Heritage to owners of scheduled monuments at risk in 2010/11, £55k was to 6 sites in the North East.

REGISTERED PARKS AND GARDENS

- 103 of England's 1,610 registered parks and gardens are at risk, an increase from 6.2% (99) in 2010 to 6.4% this year. In the North East, 3 of our 54 sites are at risk (5.6%).
- Nationally, 6 sites have been added and 2 removed from the 2010 Register. In the North East, 1 site has been added.

REGISTERED BATTLEFIELDS

- Of the 43 registered battlefields in England, 6 are at risk, 2 less than the 2008 baseline.
- Of the 6 registered battlefields in the North East, 1 is at risk.

PROTECTED WRECK SITES

- Of the 46 protected wreck sites off England's coast, 7 are at risk, 3 less than the 2008 baseline. There are no protected wreck sites off the coast of the North East.

CONSERVATION AREAS

- 288 local planning authorities (86%) have taken part in the national survey of conservation areas, of which 13 are in the North East. This is all our local planning authorities.
- We now have information on the condition of 7,841 of England's 9,600 designated conservation areas and 516 (6.6%) are at risk.
- Of the 265 conservation areas surveyed in the North East, 16 (6%) are at risk.



DOVECOTE AT BARFORTH HALL, COUNTY DURHAM

The Art of Consolidation – the dovecote pictured after repair works were completed.

IN THE NORTH EAST:

56% OF
BUILDINGS
AT RISK
ON THE 1999 REGISTER
HAVE BEEN SAVED

13.4% OF
SCHEDULED
MONUMENTS
ARE AT RISK

100% OF
OUR LOCAL
AUTHORITIES
HAVE SURVEYED THEIR
CONSERVATION AREAS

£777k
IN GRANTS WAS
OFFERED
TO SITES ON THE
2010 REGISTER

INDUSTRIAL HERITAGE

Britain was the world's first industrial nation and has a wealth of industrial heritage but many industrial sites have been lost or are at risk due to functional redundancy. Our survey has shown that the percentage of listed industrial buildings at risk is three times greater than the national average for listed buildings at risk.

The conservation of industrial sites can pose considerable challenges. However, industrial sites often have great potential for re-use. Our research shows that the best way of saving industrial buildings is, where possible, to find an adaptive new use. We know this isn't easy, and is not always possible, but we hope those who own or are thinking of developing an industrial building will find our new web pages an invaluable source of information.

Voluntary groups and owners have saved a number of key industrial sites, often sites which contain working machinery. However, research has shown that many of these groups need support to encourage more and younger members to achieve the rescue of the site.

Building preservation trusts can provide the answer for industrial buildings where there is no apparent commercial solution by repairing the site and then selling it, or retaining and letting the space.

What we know

- 4% of listed buildings and scheduled monuments are industrial
- Nationally there are proportionally more grade II* industrial listed buildings than grade II (4.6% compared to 4.4%)
- 10.6% of industrial grade I and II* listed buildings are at risk, making industrial buildings over three times more likely to be at risk than the national average for grade I and II* listed buildings
- The average estimated conservation deficit (cost of repair in excess of the end value) of industrial buildings at risk is twice that of non-industrial buildings at risk
- About 10% of industrial buildings at risk are economic to repair, compared to 13% of non-industrial buildings at risk
- Approximately 40% of industrial buildings at risk are capable of beneficial use, compared to 44% of non-industrial buildings at risk
- 10.9% of industrial scheduled monuments are at risk, making industrial scheduled monuments less likely to be at risk than the national average for scheduled monuments
- 3% of conservation areas were designated because of their industrial significance
- Industrial conservation areas in the North West and West Midlands are over twice as likely to be at risk than the national average
- In the last 10 years, English Heritage has offered grants totalling £25m to industrial sites



HYDRAULIC SILO, CRAGEND FARM, NORTHUMBERLAND
Abandoned Experiment – this hydraulic silo is the legacy of a rare failed experiment by the great industrialist Lord Armstrong.

What are we doing?

- Providing new guidance for owners on maintaining vacant historic buildings.
- Publishing a developers' portal on the English Heritage website where advice for all types of heritage asset including industrial sites can be found.
- Funding a new Industrial Heritage Support Officer, who will build capacity for industrial museums.
- Publishing an industrial themed issue of Conservation Bulletin in October 2011.
- Supporting a new Architectural Heritage Fund grant scheme which aims to encourage local groups to take on industrial buildings.
- Publishing an updated Stopping the Rot: a guide to enforcement action to save historic buildings.
- Using the National Heritage Protection Programme (2011-2015) to shape an industrial designation programme.

If you are a developer, member of a building preservation trust, work in a local authority, own a visitor attraction or have an interest in England's industrial heritage, visit our website for more information:

www.english-heritage.org.uk/industrial-heritage-at-risk

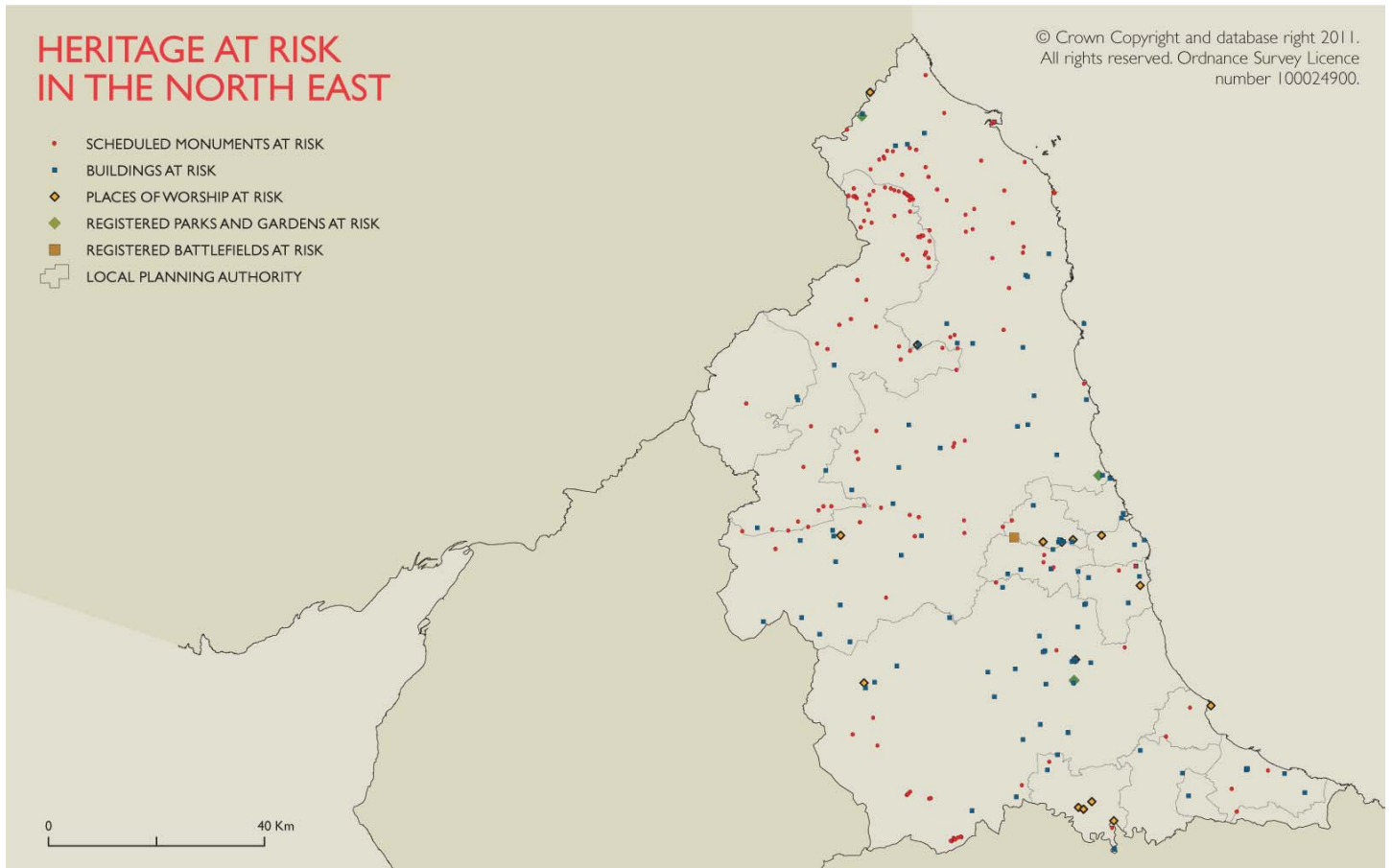
PRIORITY SITES

- Bowes Railway Incline, Birtley, Gateshead
- Greenhouse east of Felton Park with potting shed, Felton Park, Felton, Northumberland
- Harperley Working Camp, WWII POW Camp at Craigside, Wolsingham, County Durham
- Kirkleatham Hall Stables and Landscape (Kirkleatham Hall Stables, Bastion and ha-ha wall north of Kirkleatham Hall Stables, Bastion north west of Kirkleatham Hall Stables, Gate piers at entrance of Kirkleatham Hall School and the, Gatehouse, north east of Kirkleatham Hall), Redcar, Tees Valley
- Monastic cell and medieval tower; Coquet Island, Hauxley, Northumberland
- Prebends' Bridge, Durham and Framwellgate, Durham, County Durham
- Ravensworth Castle, Lamesley (Ravensworth Castle and Nash House), Gateshead
- Sockburn Hall and Church (Sockburn Hall, and the Church of All Saints) Sockburn Lane, Sockburn, Darlington
- Tynemouth Station, Tynemouth, North Tyneside
- Ushaw College, Esh (Chapel of St Michael at College of St Cuthbert, Former Junior Seminary Chapel of St. Aloysius and Bounds Wall), County Durham

COVER IMAGE:

Bowes Railway, Gateshead,
Building at Risk and Priority Site

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For more information on Heritage at Risk
visit www.english-heritage.org.uk/risk

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