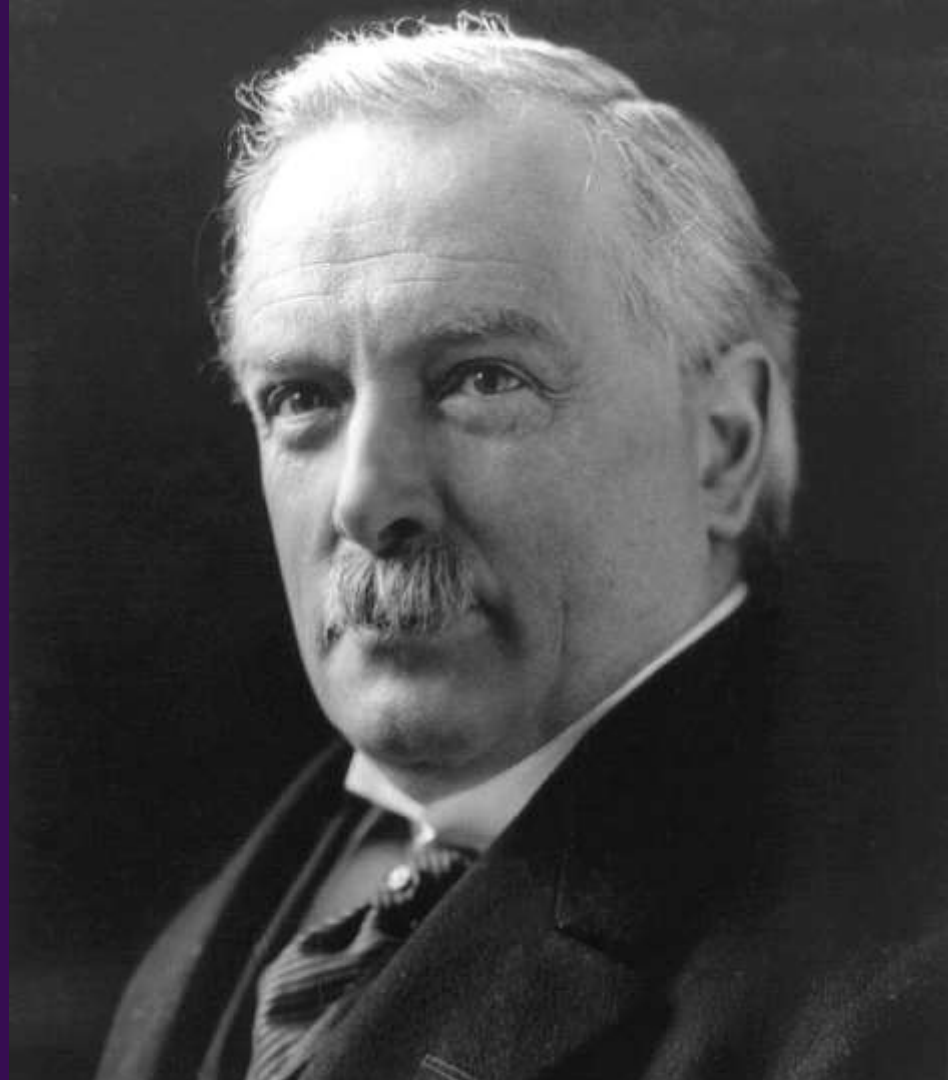




Our origins







Nuthall Temple, Notts (demolished 1929)



“It’s a toss-up whether it goes to the National Trust or the Ministry of Works”

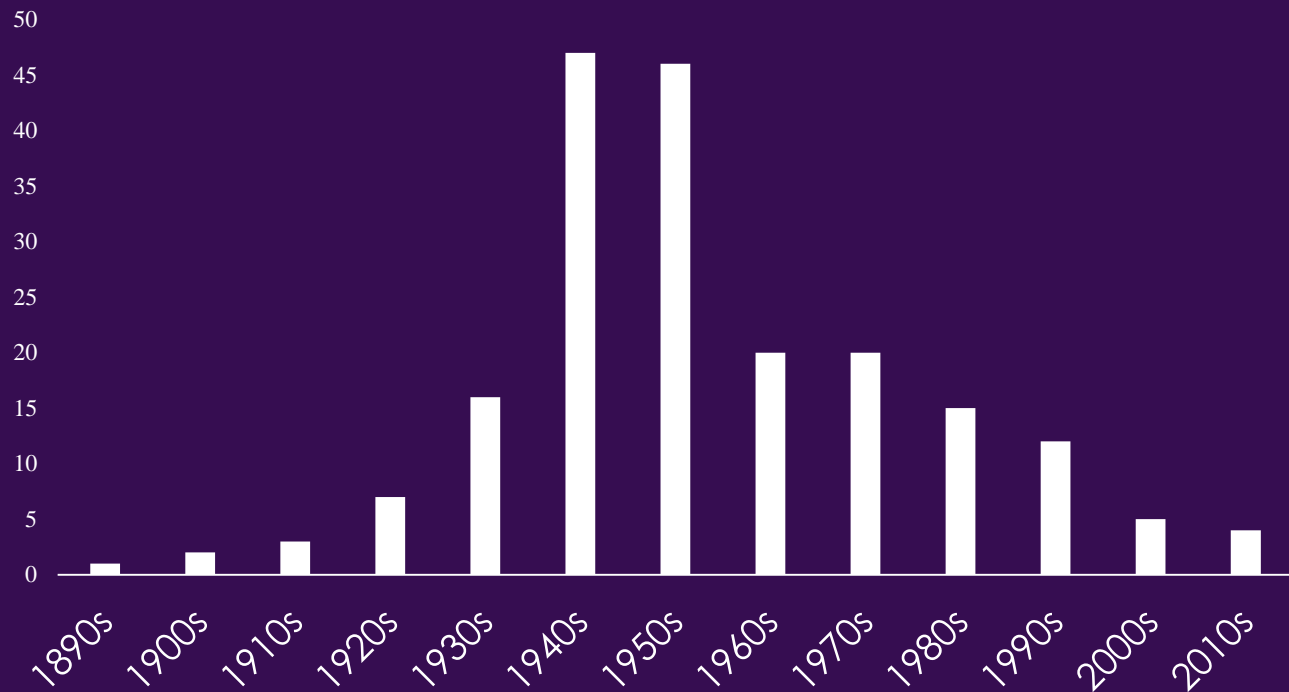


Lord
Lothian

Blickling, Norfolk



National Trust acquisitions of mansion properties



The Chorley Formula

Annual property expenditure		X
Plus 20% (contingencies 12 ½%, improvements 7 ½%)		X
Plus 20% of annual expenditure plus contingencies (management fee)		<u>X</u>
Total grossed up property expenditure		X
Deduct annual property income		
– Rents (less one third)	X	
– Other income	<u>X</u>	<u>X</u>
Annual deficit		X
Plus 50% uplift		<u>X</u>
Total grossed up deficit		Y
Capitalisation rate		Z
Endowment required	$= Y \times \frac{100}{Z}$	

The Gowers, 1950

HOUSES
OF OUTSTANDING
HISTORIC OR
ARCHITECTURAL
INTEREST

*REPORT OF A COMMITTEE
APPOINTED BY THE
CHANCELLOR OF THE EXCHEQUER*



LONDON : 1950
HIS MAJESTY'S STATIONERY OFFICE
THREE MILLIKEN NET

Gowers Report 1950



Beaulieu





DESTRUCTION

Victoria and Albert Museum
South Kensington London SW7

1875-1975

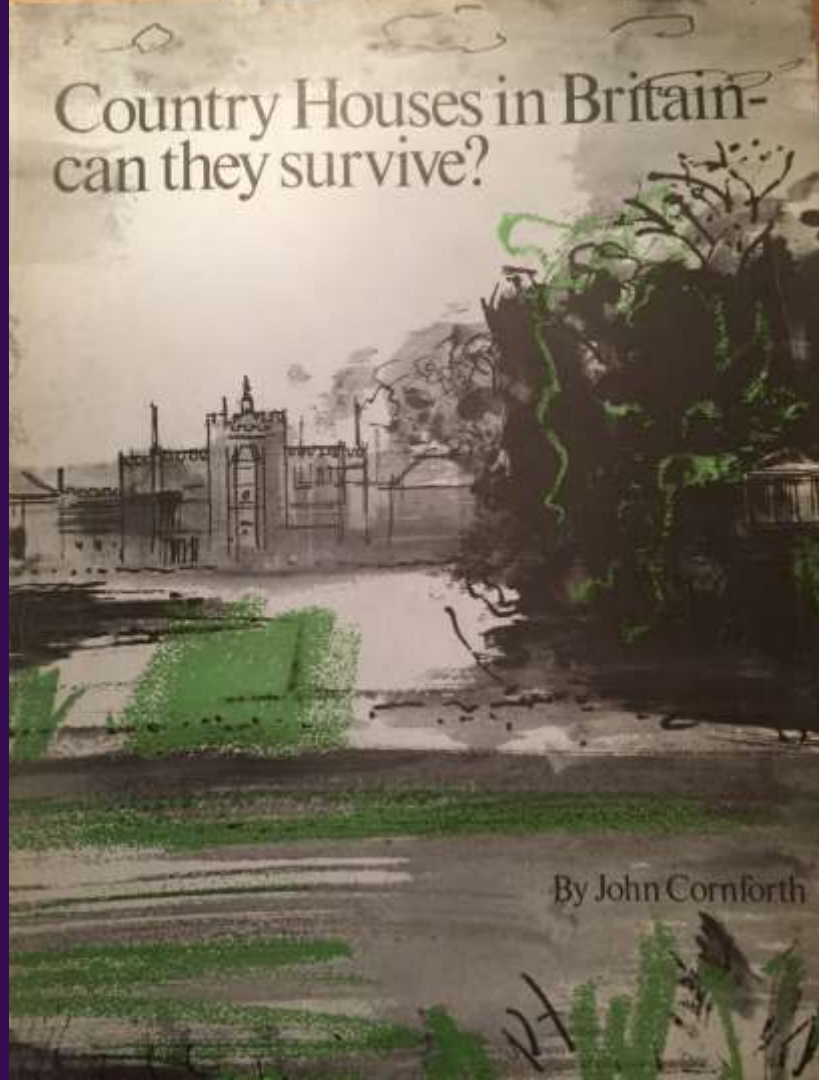
THE DESTRUCTION OF THE COUNTRY HOUSE

9 October until 1 December 1974

Weekdays 10.00-18.00 Weekends 14.30-18.00 Admission 75p



Country Houses in Britain- can they survive?



By John Cornforth



Members of NADFAS carrying the 1976 petition
to Parliament

Finance Act 1976

CHAPTER 40

ARRANGEMENT OF SECTIONS

PART I

CUSTOMS AND EXCISE

Duties on alcoholic beverages

Section

1. Increase of duties on spirits, beer, wine and made-wine.
2. Excise duty on cider.
3. Relaxation of prohibition on retail sales at distilleries.

Tobacco products duty

4. Charge and administration.
5. Retail price of cigarettes.
6. Alteration of rates of duty.
7. Charge in cases of default.

Existing tobacco duties

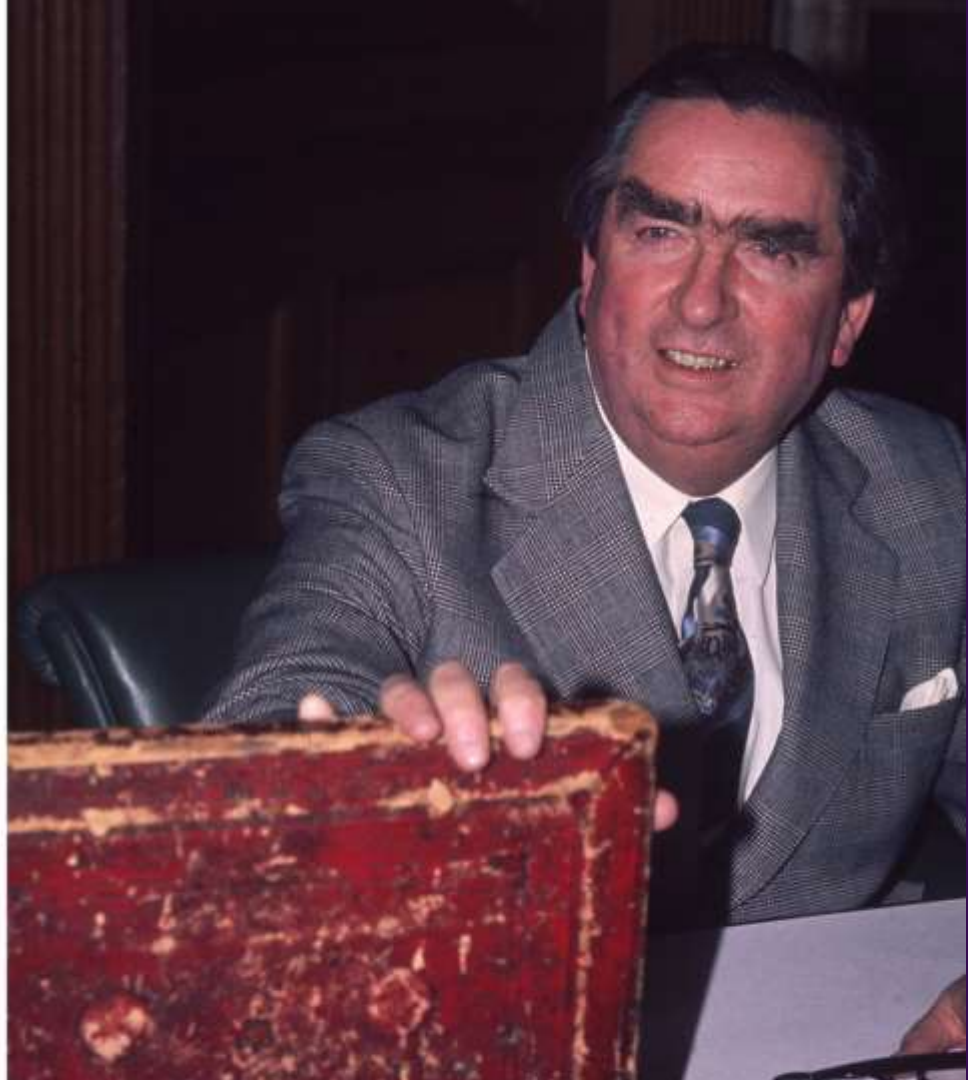
8. Reduction of tobacco duties.

Hydrocarbon oil duty

9. Increase of duty on hydrocarbon oil etc.
10. Use of rebated heavy oil.

Vehicles excise duty

11. Information about goods vehicles and registration of trailers.



Mentmore



Extension of
heritage exemption
from capital taxes
to buildings in
addition to art and
objects

1975

Heritage
Maintenance Funds
(HMFs) created

1976

Inheritance Tax
allowances for
HMFs were
relaxed

1980s



During the same period as these tax changes were taking place...

- historic houses owned by charities do not pay IHT or Income Tax and benefit from Gift Aid, but this option is not available for HHA Member houses in most cases
- public restoration grants largely disappeared. Privately owned houses are able to apply for limited sums from the Heritage Lottery Fund but not for repair and maintenance itself
- regulation and cost of compliance increased



1998

Abolition of the
One Estate
Election has
reduced the
amount of income
available for repair,
maintenance and
conservation

2012

Abolition of zero
rate of VAT for
alterations to listed
buildings has had the
effect of reducing
funds available for
conservation by 20%
whilst promoting
new build

2013

Cap on Sideways Loss
Relief introduced in
Finance Act 2013 had
a significant
unintended
consequence of
further reducing
income available for
repairs and
maintenance

2016

As a result of
cumulative tax changes
since HMFs were
introduced, they are
rarely used and are
unable to fulfil their
conservation and
public access potential,
with their income
currently taxed at 45%

Independent historic houses face mounting pressure in the form of a £1.38 billion backlog of repairs, £480 million of which is now urgent. We are urging the Government to enable these houses to address this conservation backlog by supporting our proposals for fiscal relief on Heritage Maintenance Funds at houses that open to the public



Recent Member Surveys

ECONOMICS



SOCIAL AND CULTURAL



CONSERVATION





Over **26 million** visits to HHA houses a year (to put this in context, the National Trust gets **24.5 million** visits to its historic houses)





Total estimated gross expenditure is

£1 billion

from visits alone

£720m

of which is spent off-site in the fragile
rural economies surrounding the houses



HHA houses generate
33,700
Full Time
Equivalent jobs



HHA houses spend

£247m

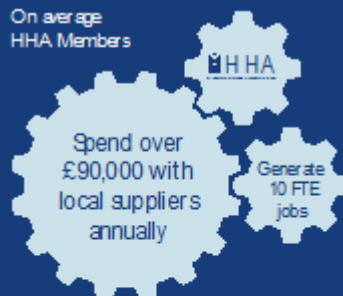
per year on goods and services

46%

of which is with local suppliers



On average
HHA Members

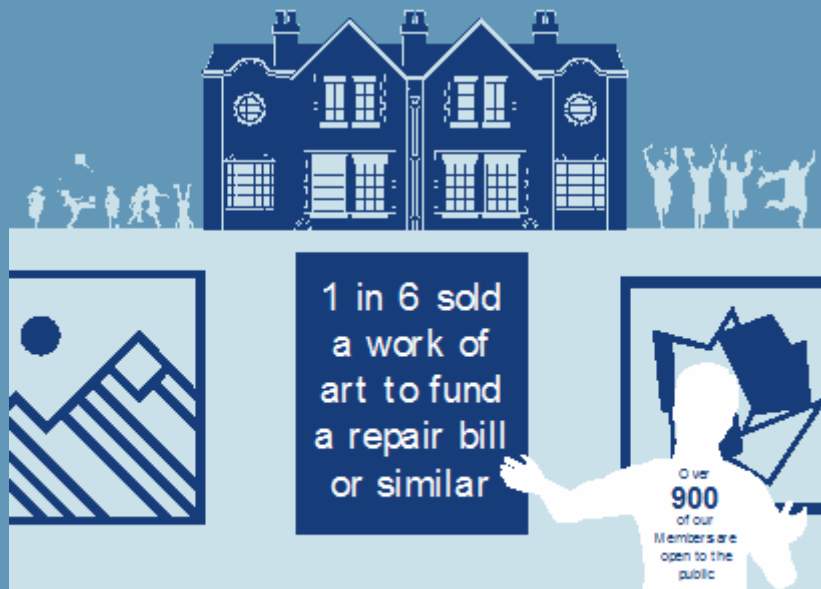


Connectivity is the second biggest
barrier to commercial development



but only 37% of HHA Members have
access to 4G and fibre optic

Around a third of HHA Members currently work with primary schools, and around
a fifth work with colleges or universities



A stylized graphic featuring a white silhouette of a person from the back, with arms outstretched. The person is pointing towards a light blue rectangular frame. Inside the frame is a dark blue abstract geometric shape composed of several triangles and polygons. The background is a solid dark blue.

Over
900
of our
Members are
open to the
public

1 in 6 sold
a work of
art to fund
a repair bill
or similar



**Connectivity is the second biggest
barrier to commercial development**



**but only 37% of HHA Members have
access to 4G and fibre optic**

Around a third of HHA Members currently work with primary schools, and around a fifth work with colleges or universities





Maintenance

- **£85 million** annual spend on repairs....
- But, total backlog of repairs is **£1.37 billion**
- Of which nearly **£500 million** is urgent.
- Annual shortfall in expenditure on repairs of **£11 million**

CONSERVATION



Value of outstanding urgent repairs
across entire HHA membership
estimated to be almost

£480 million

with value of outstanding
other repairs almost

£901 million

Estimated spend on regular
repairs and maintenance across
entire HHA membership is

**£85 million
per annum**









HHA Today



ANNUAL REPORT 2016/17



What HH does for its members,,**What theW**

- Political engagement and lobbying especially on taxation
- Response to Government consultations
- Visitor Surveys
- Awards: Garden of the Year & Restoration Award
- Learning and Outreach
- Tourism & Marketing advice/Website
- Membership: Next Generation, Seminars, Technical Advice

Political Engagement and Lobbying

- Meetings with Ministers, political advisers and officials
- Working with sector partners eg National Trust, Country Landowners, Heritage Alliance, European Historic Houses
- Inviting MP's to visit historic houses
- Formulating policy on HH Political & Taxation Committee

Responding to Government Consultations

- 19 in 2017, including:
 - i. EU reform of VAT rates
 - ii. Historic England 's draft guidance on listed buildings
 - iii. Rural tourism enquiry
 - iv. Culture Select Committee Inquiry on Brexit and also on extending Local Full Fibre Networks
 - v. DfT consultation on the use of drones
 - vi. Roadworthiness testing for vehicles of historic interest

Visitor and Economic Surveys

- Vital evidence for lobbying:
 - i. Demonstrates public good from HH properties: tourism, charities, schools arts etc
 - ii. Can include virtual visits ie 200m viewers of Downton Abbey
 - iii. Economic surveys will include employment, visitor ancillary spend, expenditure on repairs and with external suppliers re weddings etc
 - iv. Risk that HH members will appear to be successful enough not to need any further Government action

NB Some members reluctant to respond with information.

Awards for Member properties

- Christie's Garden of the Year Award
- Sotheby's Restoration Award
 - i. Good for publicity and morale
 - ii. Encourages competition and high standards
 - iii. Increases visitors to the winning properties

Learning & Outreach

- HH Learning Advisory Service: learning programmes etc
- Capability Brown Festival 2016
- Heritage Open Days: annual event
- Academic Partnerships; international conferences etc

Tourism & Marketing advice

- Filming: liaison with location agents
- Holidays and Tours
- Website: www.hha.org.uk
- Social media: Facebook, Twitter, Instagram E-newsletters etc
- Magazine and Map Leaflet
- Christmas Card

HH Membership & Services

- AGM in London
- Member Recruitment: 1637 member houses, Annual subscription: £137 to £230
- Seminars: weddings, marketing, house keeping etc
- Technical Advice-repairs, insurance planning regulations, risk assessments, VAT, energy efficiency etc

HH Friends

- 50,717 members across UK: Subscription £55 subscription
- Support HH financially: keep subscriptions down
- Visit 300 HH member houses free of charge

Corporate Sponsorship

Vital for HH finances and profile;

- Christie's
- Sotheby's
- Coutts
- Farrer & Co
- Savills
- Saffery Champness etc



Castle Howard, Yorkshire



Sudeley Castle, Gloucestershire



Hovingham Hall, Yorkshire



Stonor Park, Oxfordshire



Chatsworth, Derbyshire



Arundel Castle, West Sussex



New visitor facilities in use at Holkham Hall,
Norfolk



James Birch with the team from the new bike shop at Doddington Hall



Artisan cookery school at Welbeck Abbey,
Nottinghamshire



James Bond film being shot
at Blenheim Palace,
Oxfordshire



Robbie Williams at Knebworth House, Hertfordshire



Wedding at Burghley House, Lincolnshire



The Lodge at Hedingham
Castle, Essex



Maiden's Tower Bed &
Breakfast,
Leeds Castle,
Kent



Camping at Longleat,
Wiltshire



Glamping at Leeds Castle,
Kent



Graffiti on Kelburn Castle, North Ayrshire, Scotland



- Historic Houses Association of Australia
- Be clear what you want
- Get the evidence to support your case. Encourage academic validation
- Raise your member houses and your association profile
- Engage with politicians and officials at top level-get them side and on site
- Emphasise economic and social benefits as well as cultural

