**Heritage Statement**

The Heritage Statement is for the applicant or agent to identify the heritage asset(s) and potential for other non-designated heritage assets on the proposed development site, describe their significance and the potential impact of the proposal on that significance.

Please read the Guidance notes provided with this report to help you fill in the form correctly.

Appendix 1 is stating whether or not supporting data from the HER is required.

There are 3 options:

* HER report attached
* HER report not considered necessary – email attached from HER
* HER report not required by the Local Planning Authority as detailed on the relevant website validation requirements

Please tick the relevant box at the back of this form as to which option applies.

**Both the Heritage Statement and Appendix 1 must be completed in order to meet validation requirements of the Local Planning Authority – tick the boxes on the right hand side below to confirm the sections completed.**

**Note: All fields are mandatory. Failure to fully complete all fields may result in the form not being validated by the Local Planning Authority.**

|  |  |
| --- | --- |
| **To be completed by the applicant – please tick relevant boxes** |  |
| 1. Heritage Statement completed | X |
| 2. Appendix 1 completed | X |

***National Planning Policy Framework (NPPF)***

*The National Planning Policy Framework (Department for Communities and Local Government, March 2012) Section 128 states that: In determining applications, local planning authorities should require an applicant to describe the significance of any heritage assets affected, including any contribution made by their setting. The level of detail should be proportionate to the assets’ importance and no more than is sufficient to understand the potential impact of the proposal on their significance. As a minimum the relevant historic environment record should have been consulted and the heritage assets assessed using appropriate expertise where necessary. Where a site on which development is proposed includes or has the potential to include heritage assets with archaeological interest, local planning authorities should require developers to submit an appropriate desk-based assessment and, where necessary, a field evaluation.*

**National Planning Policy Framework:** <http://www.communities.gov.uk/planningandbuilding/planningsystem/planningpolicy/planningpolicyframework/>

**Heritage Statement**

County Hall

**Site name**

St Anne’s Crescent

Lewes

East Sussex

BN7 1UE

**Address of site**

**(including postcode)**

TQ40890994

**Grid Reference**

1. **Schedule of Works**

Please state the type of proposal e.g. extension to a listed building, internal alterations

Installation of a solar photovoltaic electricity generation system.

Please list the works proposed e.g. replacement windows, removal of internal wall, reinstatement of original staircase, damp proofing works to basement etc.

Installation of solar PV panels on the roofs of South Block and Centre Block using a flat roof mounting system. This is the only external work.

Associated internal works include asbestos removal cable routing, installation of inverters.

1. **Pre Application Advice**

Have you consulted the East Sussex Historic Environment Record?

Yes No

If Yes, please attach any correspondence to this Heritage Statement

Have you sought pre-application heritage advice from the relevant local planning authority?

Yes  No

If Yes, please provide a copy of any written correspondence with reference number/contact name if applicable.

Have you sought pre-application heritage advice from Historic England?

Yes  No

If Yes, please provide a copy of any written correspondence with reference number/contact name if applicable.

**3. What heritage assets are affected by the proposals? (Please tick the relevant boxes below)**

|  |  |
| --- | --- |
| 1: Scheduled Monument (SM) |  |
| 2. Listed Building (LB) |  |
| 3. Conservation Area (CA) |  |
| 4. Registered Park and Garden (RPG) |  |
| 5. Historic Battlefield (HB) |  |
| 6. Locally Listed Heritage Asset (LLHA) |  |
| 7. Archaeological Notification Area (ANA) |  |
| 8 Other Non-Designated Heritage Asset |  |

**4. What is known about the affected heritage assets?**

**4 (a). Using the information obtained through research and on-site analysis provide a summary of the history of the site/building.**

Please add a summary history of the site/building including specifically the parts that will be impacted by the proposals – e.g. how the site/building was originally laid out, how it has evolved, phases of construction and/or change Please also provide information on past impacts – e.g. modern extension, drainage, former footings, recent landscaping, gardening. **Please add any research material as an appendix to this report after Appendix 1.**

A conservation area for the historic core of Lewes was designated by East Sussex County Council in 1970. It was subsequently extended by the South Downs National Park Authority in 2012 to include County Hall and the surrounding area.

*(https://friends-of-lewes.org.uk/built-environment/our-heritage/conservation-areas-in-lewes/)*

The Lewes Conservation Area is centred on Lewes castle and the old Saxon town which surrounds it, and covers the whole length of the High Street as it passes through Cliffe in the east to the top of the hill outside Lewes Prison in the west. To the south is Southover, with the remains of Lewes Priory; to the north, the Victorian and Edwardian suburbs of The Wallands and The Pells; and, over the river to the east, the separate settlement of Cliffe. Whilst most of the conservation area is distinctly urban, with rows of varied terraced houses, there are some notable open spaces – the Priory grounds, Southover Grange gardens, The Paddock, and the Pells ponds and water meadows. This area also boasts the Pells open-air swimming pool, the first such public amenity in Britain.

The special character of the Lewes Conservation Area derives from the following features:

* Setting in a gap of the South Downs;
* Location on the River Ouse;
* Undulating topography providing stunning views in almost every direction;
* Roman, Saxon and Norman influence on town layout;
* Remains of Lewes castle and medieval priory;
* Nationally important collection of buildings in the town centre, Southover and Cliffe;
* Notably intact streetscape, featuring long rows of varied listed buildings;
* Domestic, small scale buildings for most of conservation area;
* Varied roof heights in principal streets with gables, parapets, and pitched roofs facing the street;
* Wide variety of building materials: flint (cobbles or knapped), clunch (chalk blocks), regional sandstone, imported limestone, timber-framing,
* timber boarding, render (often over ‘bungaroosh’), brick (red, grey, and yellow), mathematical tiles (black glazed, yellow or red), handmade clay roof and wall tiles, Horsham stone slate, and Welsh slate;
* Well preserved Victorian and Edwardian suburbs;
* Brick pavements often with granite or traditional stone kerbs;
* Cast iron drain covers, kerb plates, coal hole covers, and bollards usually made by the Phoenix Ironworks and marked ‘Everys’;
* Thriving town centre and a strong sense of community;
* Activity provided by local government offices, the various Courts, offices of the police and various quangoes, and a number of schools and colleges;
* Local specialist shops, such as antiques, books, clothes and gifts;
* Association with historical events and famous people;
* The smell of hops from Harvey’s Brewery;
* The traditions of Bonfire.

*(Lewes Conservation Area Character Appraisal, April 2007 – Lewes District Council))*

**4 (b) What research have you undertaken to understand the significance of the heritage asset(s) affected?**

**Please tick the relevant boxes**

|  |  |
| --- | --- |
| HER |  |
| The Keep (East Sussex Record Office) |  |
| Map regression (historic maps) |  |
| Local Planning Authority sources |  |
| Historic England sources |  |
| Museum or Library (please provide details) |  |
| Other (please state) |  |

**(Please add any research material as an appendix to this report after Appendix 1.)**

**5. What is important about the affected heritage assets (‘the significance’)?**

Use this space to describe the significance of the heritage assets identified in Section 3. Please see the guidance for further information on what a heritage asset is and how to define significance. Other information can be found at: <https://historicengland.org.uk/advice/hpg/generalintro/heritage-conservation-defined/>

**(Please continue on separate sheet of paper if further space is required and attach as an appendix to this report after Appendix 1.)**

Lewes is a well preserved, County town, with rows of listed buildings lining the main streets. Its plan form reflects its Saxon, Norman and medieval history, with Lewes Castle providing an important focal point to the town. Its undulating topography and location on a gap in the South Downs, over-looking the river Ouse, adds to its many attractions. It is a thriving community, with a strong commercial core, surrounded by well-preserved 19th century residential suburbs. Its many fine listed churches, one of them pre-Norman, are another worthy feature.

*(Lewes Conservation Area Character Appraisal, April 2007 – Lewes District Council))*

**6. How will the proposals impact on the significance of the heritage assets?**

Please discuss what impact the proposals have on the heritage asset i.e. loss or disturbance of historic building fabric, below or above ground archaeological impacts, setting or change of relationship between buildings and altering scale. **(Please continue on separate sheet of paper if further space is required and attach as an appendix to this report after Appendix 1.)**

The solar PV panels may be visible from some high-level areas that overlook the building. This could slightly change the aesthetic value of the area but County Hall is not mentioned specifically in the CA Character Appraisal so we do not think that this installation will change diminish the heritage of the area.

**7. How has the proposal been designed to conserve the significance of the heritage asset(s)?**

Describe how the proposal has been designed to conserve and enhance the significance of the heritage assets. Also describe how any harmful impacts have been avoided or minimised. For example, use of raft foundations, movement of the proposed extension to a less sensitive location.

**(Please continue on separate sheet of paper if further space is required and attach as an appendix to this report after Appendix 1.)**

We expect the panels to protrude around 580mm from the surface of the flat roof on South Block and around 250mm from the surface of the flat roof on Centre Block. The height of Centre block and the minimal height of the panels means that it is unlikely to be visible at all. The is a parapet around the end of South Block roof, meaning that the panels will be at least partially obscured by the original building, minimising their visual impact.

**Contact details:**

County Archaeology Team

[County.archaeology@eastsussex.gov.uk](mailto:County.archaeology@eastsussex.gov.uk)

Historic Environment Record

[County.HER@eastsussex.gov.uk](mailto:County.HER@eastsussex.gov.uk)

Historic England

[www.historicengland.org.uk](http://www.historicengland.org.uk)

**Local Planning Authority**

Brighton & Hove City Council: <http://www.brighton-hove.gov.uk/content/planning/heritage>

Wealden District Council: [planning@wealden.gov.uk](mailto:planning@wealden.gov.uk)

Rother District Council [planning@rother.gov.uk](mailto:planning@rother.gov.uk)

Hastings Borough Council [dcenquiries@hastings.gov.uk](mailto:dcenquiries@hastings.gov.uk)

Eastbourne Borough Council [customerfirst@eastbourne.gov.uk](mailto:customerfirst@eastbourne.gov.uk)

Lewes District Council [planning@lewes.gov.uk](mailto:planning@lewes.gov.uk)

South Downs National Park [Planning@southdowns.gov.uk](mailto:Planning@southdowns.gov.uk)

**Appendix 1**

|  |  |
| --- | --- |
| **To be completed by the applicant – please tick relevant boxes** |  |
| HER report attached |  |
| HER report not considered necessary – email attached from HER |  |
| HER report not required by the Local Planning Authority as detailed on the relevant website |  |