

# HERITAGE STATEMENT

## Change of Use

Bowen House, Manby Park, Manby, Louth LN11 8UT



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- 1.1 This Heritage Statement has been prepared to accompany a Full Application for the change of use of existing first floor offices to form 4no. flats in conjunction with King's Church Marshes Trust at Bowen House, Manby Park, Manby, Louth. (see Figure 1).



**Figure 1:** Aerial view of the site      **Figure 2:** Bowen House

- 1.2 Bowen House is a Grade II Listed building and is named as Barrack Blocks in the listing description. The site is positioned to the west of Manby Park which is a former RAF training base and includes numerous buildings at a large scale. The group of RAF buildings at Manby Park shows the site's consistent uniformity through materials, form and scale with restrained detailing throughout. This is evident at Bowen House with its symmetrical exterior and repetitive windows across the three floors, displaying limited external detail (see Figure 2).

- 1.3 A previous application was approved at Bowen House in October 2016 under application reference N/113/01667/16. The approval was for: *“Change of use of existing first floor offices/training rooms which forms part of a listed building to form classrooms and offices to serve existing Regents Academy.”*

Following this approval, the first floor is currently used as offices and classrooms by the King's Church Marshes Trust.

- 1.4 The building is in good condition and the proposal looks to preserve the external façade to respect the existing building, thus, there will be no external changes. The proposal involves internal alterations and the removal of internal partitions to create 4no. self-contained accommodation flats on the first floor. This is to be used in conjunction with the King's Church Marshes Trust and the charity work they partake in.
- 1.5 The proposal will enhance the building further by improving the internal first floor layout and the use of space so that the building can be used to its maximum potential. There will be no negative impact on the building and the heritage aspect will not be affected.