

Heritage Statement

The **Heritage Statement** is for the applicant or agent to identify the heritage asset(s) that have the potential to be affected by the proposals and their setting. Please read the **guidance notes** provided at the back of this report to help you fill in the form correctly.

Appendix 1 relates to the **Historic Environment Record (HER) Consultation Report**. You must state whether or not supporting data from the HER is required.

There are 3 options:

HER report attached (this must be completed by the Historic Environment Record Team)

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 the **Historic Environment Record Consultation report (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 (LPA)**.

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

Heritage Statement

Site name

The Old Poor House

**Address of site
(including postcode)**

7 Castle Banks, Lewes BN7 1UZ

Grid Reference

1. Schedule of Works

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

Removal of lean-to and landscaping works

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

Remove the existing lean-to comprising a brick side wall, weatherboarded front with window and plank door under a tiled lean-to roof. The flint wall on one side will be retained.

The ground underneath the lean-to and to the side will be paved with bricks, to match the rest of the garden.

2. Pre Application Advice

Have you consulted the East Sussex Historic Environment Record, as the minimum requirement of the NPPF?

Yes No

If no, please provide the reasons why not below, including any correspondence with the HER/LPA archaeological advisor or LPA validation team:

If Yes, please attach any correspondence to this Heritage Statement in Appendix 1 (including the HER Consultation Report)

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.

See appendix to main Planning and Heritage Statement submitted with the application.

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 asset(s), including their setting, are potentially affected by the proposals? (Please tick the relevant boxes below)

1: Scheduled Monument (SM)	<input checked="" type="checkbox"/>
2. Listed Building (LB)	<input checked="" type="checkbox"/>
3. Conservation Area (CA)	<input checked="" type="checkbox"/>
4. Registered Park and Garden (RPG)	<input type="checkbox"/>
5. Historic Battlefield (HB)	<input type="checkbox"/>
6. Locally Listed Heritage Asset (LLHA)	<input type="checkbox"/>
7. Archaeological Notification Area (ANA)	<input checked="" type="checkbox"/>
8 Other Non-Designated Heritage Asset (including below ground archaeology)	<input type="checkbox"/>

4. What is known about the affected heritage asset(s)?

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 include / attach any research material as an addendum to this Statement after Appendix 1.**

Scheduled Monument - Lewes Castle

The Medieval castle at Lewes is one of only two in the country to have two mottes, the other being Lincoln Castle, and hence illustrates some of the diversity of this class of monument. It survives well, with large areas of open space within which archaeological remains are considered likely to survive as well as with much original architectural detail. This is in spite of the disturbance caused by partial collapse of the motte, stone robbing, conversion to a pleasure garden, consolidation and partial excavation. Since it is opened to the public, the monument is of high amenity value. The castle walls back onto the proposal site.

Lewes Conservation Area

The Lewes Conservation Area Appraisal and Management plan (2023) shows Castle Banks as within Character Area 3 – Lewes Castle and Middle High Street. Paras. 5.142-5.152 provide a summary of special interest as follows:

“The character area has ancient origins covering the majority of the Anglo-Saxon burh.

The 11th century Lewes Castle and gatehouse, 14th century Barbican and the Castle and Brack Mounds are visually prominent historic features.

The historic layout of the town is highly legible, with twittens surviving to the south of High Street, streets such as Castle Ditch Lane following the line of the castle walls, and the town walls surviving along Southover Road.

The historic town, castle and twittens walls are an important feature of the character area.

Grand municipal buildings including the Crown Court, Market Tower and Town Hall are focused along the High Street.

The High Street retains a substantial quantity of medieval buildings, including St Michael’s Church and the timber-framed and jettied No.74-5.

Medieval buildings have been retained beneath or behind later buildings and façades, with 14th century vaults surviving under the town hall, and a Georgian façade added to the 16th century structure of the White Hart Hotel.

Medieval buildings survive alongside a range of Georgian, Victorian and early 20th century buildings executed in a range of materials and styles.

High-status, historic town houses survive throughout the character area, such as Barbican House and Westgate House on the High Street, Castle Gate House and Castle Lodge on Castle Gate, Pelham House on St Andrew’s Lane, and Brack Mount House.

The area has a varied topography, with Brack and Castle Mound enjoying positions of prominence, and the ground falling away to the south of the High Street.

The character area has a strong sense of connection with the downland to the east of the town.”

The site is within the conservation area but the garden is not visible from the street.

Listed building – The Old Poor House

The Old Poor House (7 and 8 Castle Bank) is the application site. It was first listed in 1985 (1353010). The list entry states that:

“House pair. 1734. Plastered with plain tiled roof. End stacks and single stack on slope in centre towards eaves. 2 dormers, to left flat-headed, to right gabled. 2 storeys, attics and basements; slightly irregular 4 window front, casements, some sliding, with one glazing bar sash on ground floor to extreme right. Recessed door to right, up three steps, with fluted pilasters and entablature hood. Boarded door to left under left hand ground-floor window.”

The Conservation Area Appraisal dates the building from 1633 (page 23) and notes that it is one of only a few buildings left in Lewes to be built from chalk blocks.

Lewes Past (Helen Poole, 2000) agrees with this date, stating that:

“The Old Poor House of St John’s on Castle Banks was built in 1633. In 1835 its function as a Workhouse ceased and it became the Travellers Rest. In 1927 the building was bought by Mrs Dudeney.”

With regard to the lean-to, this does not appear to be shown on any historic or current mapping. The heritage statement (by field b architects) accompanying the listed building application in 2016 for various alterations to the property (SDNP/16/02318/LIS) states that:

“The Old Poor House was refurbished in 1928 by Mrs Henry Dudeney and published reports of an event to mark the completion of works in the Sussex County Herald, and her own article in the Sussex County Magazine from 1928 include revealing descriptions of the property...The external boundary wall to the South was trellised and planted with roses, and beds were cut into the cement yard to plant yew trees. An accompanying illustration shows an undulating rear yard (presumably cement covered as in the written description) with a single step to the back door entrance. The current brick paved surface would therefore appear to post-date 1928.”

There is no mention of the lean-to so this appears to be a recent addition to the property.

Listed buildings – setting

There are four listed buildings, all Grade II, within 30m of the site: 1-11 New Road, 9-10 Castle Banks, Brack Mound House and Garden Cottages.

ANA

The site is located within an ANA associated with the historic core of the medieval and post-medieval town. The town contains a significant amount of historic buildings and buried remains.

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

Please tick the relevant boxes

HER	<input checked="" type="checkbox"/>
The Keep (East Sussex Record Office)	<input checked="" type="checkbox"/>
Map regression (historic maps)	<input checked="" type="checkbox"/>
Local Planning Authority sources	<input checked="" type="checkbox"/>
Historic England sources	<input checked="" type="checkbox"/>
Museum or Library (please provide details)	<input type="checkbox"/>
Other (please state)	<input type="checkbox"/>

(Please include / attach any research material as an addendum to this Statement after Appendix 1.)

5. What is important about the affected heritage asset(s) ('the significance')?

Use this space to describe the significance of the heritage asset(s) including their setting (and any below ground archaeology) identified in Section 3. Please see the guidance notes on page 9 on what a heritage asset is and how to define significance.

(Please continue on a separate sheet of paper if further space is required and attach / include as an addendum to this Statement after Appendix 1.)

Scheduled Monument - Lewes Castle

The Medieval castle at Lewes is one of only two in the country to have two mottes, the other being Lincoln Castle, and hence illustrates some of the diversity of this class of monument. It survives well, with large areas of open space within which archaeological remains are considered likely to survive as well as with much original architectural detail.

Lewes Conservation Area

Significance lies in its history, plan form, listed buildings and mix of uses.

Old Poor House

Significance lies in architecture and detailing. It is one of only a few buildings left in Lewes to be built from chalk blocks.

Nearby listed buildings

Significance lies in architecture, detailing, and setting around the castle.

ANA

The town contains a significant amount of historic buildings and buried remains - medieval and post-medieval.

6. How will the proposals impact on the significance of the heritage asset(s) including their setting?

Please discuss what impact the proposals have on the heritage asset(s) 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 a separate sheet of paper if further space is required and attach / include as an addendum to this Statement after Appendix 1.)**

Scheduled Monument - Lewes Castle

The proposal will allow for maintenance of the wall of Brack Mount, which is a public benefit.

Lewes Conservation Area

The proposal will improve the appearance of the garden and so will have a positive impact on the conservation area.

Old Poor House

The proposal will remove the lean-to which is a late addition to the property, reverting the garden to its original layout. The paving will improve coherence. The appearance of the garden will therefore be improved.

Nearby listed buildings

The proposal will improve the appearance of the garden and so will have a positive impact on the setting of the listed buildings.

ANA

No/minimal excavation, so no impact.

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

Describe how the proposal has been designed to conserve and enhance the significance of the heritage assets (including below ground archaeology). 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 a separate sheet of paper if further space is required and attach / include as an addendum to this Statement after Appendix 1.)

The proposal will allow for maintenance of the Brack Mount flint wall.

A methodology statement accompanies the application, detailing how the historic fabric will be protected.

The proposal will revert the garden to the original layout.

No new structures are proposed.

Patio materials will match existing.

Contact details:

County Archaeology Team

[Redacted]

Historic Environment Record

[Redacted]

Historic England

www.historicengland.org.uk

Local Planning Authority

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

Wealden District Council

[Redacted]

Rother District Council

[Redacted]

Hastings Borough Council

[Redacted]

Eastbourne Borough Council

[Redacted]

Lewes District Council

[Redacted]

South Downs National Park

[Redacted]

Appendix 1

<p>To be completed by the applicant – please tick the relevant box Please note one of these boxes must be ticked or your application will not be valid For further help contact [REDACTED]</p>	
<p>HER Consultation report attached</p>	<input checked="" type="checkbox"/>
<p>HER Consultation report not considered necessary as confirmed in attached email from HER</p>	<input type="checkbox"/>
<p>HER Consultation report not relevant for reasons indicated by the Local Planning Authority. These reasons are:</p> <ul style="list-style-type: none"> - The site is not located in an Archaeological Notification Area and is not a major development - The site is located in an Archaeological Notification Area but no below ground works or demolition works are proposed - The application is for change of use 	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>

Guidance Notes

The **Heritage Statement** should identify all **heritage assets** potentially affected and their settings; describe their significance; and assess the potential impact of the proposal on that significance, including direct physical change and change to their setting.

Heritage assets include designated and non-designated assets, as well as both buildings and below ground archaeology.

The **National Planning Policy Framework (NPPF)** (Department for Communities and Local Government, July 2018) sets out the government's planning policies for England and how these are expected to be applied. The relevant section which relates to heritage is: **Section 194** which 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:

<https://www.gov.uk/government/publications/national-planning-policy-framework--2>

For **further information** on assessment of significance and assessing the potential impact of a proposal on that significance, including setting, can be found in (or their future updates):

CLG (2012) **National Planning Policy Framework (NPPF)** (especially paragraph 17, Section 12 and Annex 2 Glossary)

CLG (2014) **Planning Policy Guidance (PPG)** (especially 18a, paragraph 001-063)

Historic England (2015) **Good Practice Advice (GPA) note 2 Managing Significance in Decision Taking in the Historic Environment**

Historic England (2015) **Good Practice Advice (GPA) note 3 The Setting of Heritage Assets**

The NPPF and PPG also include a Glossary and explanation of terms, such as 'heritage asset', 'setting' and 'significance':

Heritage asset: A building, monument, site, place, area or landscape identified as having a degree of significance meriting consideration in planning decisions, because of its heritage interest. Heritage asset includes designated heritage assets and assets identified by the local planning authority (including local listing).

Setting of a heritage asset: The surroundings in which a heritage asset is experienced. Its extent is not fixed and may change as the asset and its surroundings evolve. Elements of a setting may make a positive or negative contribution to the significance of an asset, may affect the ability to appreciate that significance or may be neutral.

Significance (for heritage policy): The value of a heritage asset to this and future generations because of its heritage interest. That interest may be archaeological, architectural, artistic or historic. Significance derives not only from a heritage asset's physical presence, but also from its setting. (NPPF Annex 2: Glossary)

Historic Environment Record Consultation Report

Appendix 1

Please see **further information** at the end of this document which covers the requirements for this report and what your next steps are.

HER Search No.

131/23

Date completed

26 September 2023

Address of site

Old Poor House, 7 Castle Banks, Lewes BN1 7UZ

Grid Reference

541412 110238

Development type

Householder

1. Scheduled Monument (SM)

The site is: Adjacent to a Scheduled Monument (i.e. site boundary touches the red line of the Scheduled Monument)

Description of the Scheduled Monument

1013268 LEWES CASTLE:

The Medieval castle at Lewes is one of only two in the country to have two mottes, the other being Lincoln Castle, and hence illustrates some of the diversity of this class of monument. It survives well, with large areas of open space within which archaeological remains are considered likely to survive as well as with much original architectural detail. This is in spite of the disturbance caused by partial collapse of the motte, stone robbing, conversion to a pleasure garden, consolidation and partial excavation. Since it is opened to the public, the monument is of high amenity value.

Scheduled Monument Consent (SMC) is required for any works that are within the boundary of a Scheduled Monument. Before submitting an application for SMC the applicant should seek the advice of Historic England. Where the application site is adjacent to or within 100m of a Scheduled Monument or is further than 100m from a Scheduled Monument, but could be considered to be within its setting, the applicant should visit the Historic England website to establish when to seek pre-application advice from them:

www.historicengland.org.uk/services-skills/our-planning-services/

2. Listed Building

Please choose the most appropriate option: The building is listed

Description of the Listed Building(s)

1353010 THE OLD POOR HOUSE Grade II: *House pair. 1734. Plastered with plain tiled roof. End stacks and single stack on slope in centre towards eaves. 2 dormers, to left flat-headed, to right gabled. 2 storeys, attics and basements; slightly irregular 4 window front, casements, some sliding, with one glazing bar dash on ground floor to extreme right. Recessed door to right, up three steps, with fluted pilasters and entablature hood. Boarded door to left under lefthand ground-floor window.*

There are four listed buildings within c.30m of the site:

1043778 1-11, NEW ROAD Grade II: *Cottage row. Early C19. Red and grey brick chequer with chequered quoins and red brick dressings. Slate roofs with six brick ridge stacks, to right of each house. 2 storeys; six window front, glazing bar sashes in segment-headed surrounds with gauged flat arches, all with doors to right, mostly half-glazed, those on Nos 3 & 5 with C20 hoods.*

1374929 9 AND 10, CASTLE BANKS Grade II: *Pair of houses. c.1830, with C20 window to No 9. Red brick in Flemish bond. Right side elevation slate hung. Slate roof. 3 storeys; 1 window each top floor of No 10 has 6 pane sash. Lower floors of both have 12 paned sashes. No 10 has doorcase with round-headed fanlight and keystones and 6 panelled door. No 9 has C20 metal framed casement to 2nd floor and similar doorcase but with C20 brick and glazed porch. Included for group value.*

1043898 BRACK MOUND HOUSE Grade II: *House. C17 with C18 and C19 additions and alterations. Timber-framed on brick ground floor, rendered to west. Red and blue chequer brick on gable end to east. Plain tile hanging above. Plain tiled roofs, half-hipped to north with lower gabled wing to south. Ridge stack on main ridge with slope stack to west on south wing. 3 storeys and garret to north with 2 storeys and garret wing to south. West front: Two glazing bar sashes in open boxes to left with single glazing bar sash in garret and margin-light sash below. Two windows on first floor of south wing with projecting wing on ground floor. South front: Two-storey canted bay on ground and first floors of wing projecting to left with single casement over. Panelled door with entablature hood and glazing bar sash and dormer over in re-entrant angle of wing. Two window first floor to right with single window over lefthand window only, glazing bar sashes, with sash below to left of panelled door with flat hood over on carved brackets. Single storey brick and weatherboarded wing to right, now garage and store. Plain tiled roof with central hipped stowage-entry with boarded doors. Casement to left and two pairs of garage doors to right.*

1043691 GARDEN COTTAGES Grade II: *Pair of houses. c.1830. Front red brick with grey headers. Side flint with brick quoins and lacing courses. Slate roof. 2 storeys; 4:2 windows, sashes, mainly 16-pane but 1st floor windows 12-pane. Paired doorcases with semi-circular fanlights and 6 fielded panelled doors.*

Where a listed building has been identified (above) the applicant should familiarise themselves with any information the LPA may hold, and seek the advice* of the local planning authority before submitting a planning application or listed building consent (LBC) application.

Where a listed building has been identified outside the boundaries to the site, the impact of the proposal on the setting of the listed building should be considered.

Where works will affect a Grade I or II* listed building or its setting the applicant should visit the Historic England website to establish when to seek pre-application advice from them:

www.historicengland.org.uk/services-skills/our-planning-services/

*Please note that some Local Planning Authorities charge for pre-application advice and information can be found on the relevant planning websites.

3. Conservation Area

The site is: Inside a Conservation Area

Description of the Conservation Area

The site is within Lewes Conservation Area.

Where a Conservation Area has been identified (above) the applicant should familiarise themselves with any Conservation Area Appraisal or other information the LPA may hold*, in order to consider any impact on the Conservation Area or its setting, prior to submitting the application. Historic England should be consulted on proposals that affect the character or appearance of a Conservation Area and which involves the erection of a new building or the extension to an existing building where the area of land in respect of which the application is made is more than 1000 square metres. Please see: www.historicengland.org.uk/services-skills/our-planning-services/

*Information can be found on the relevant planning websites

4. Registered Park and/or Garden (RP&G)

The site is: Please see below

Description of the Registered Park and / or Garden

There are no Registered Parks and / or Gardens within 250m of the site.

Where a Registered Park and / or Garden has been identified (above) the applicant should familiarise themselves with any information the LPA may hold*, in order to consider any impact on the Registered Park and / or Garden or its setting, prior to submitting the application.

Where the works are within or could affect the setting of a Grade I or II* Registered Park and / or Garden the applicant should visit the Historic England website to establish when to seek pre-application advice from them: www.historicengland.org.uk/services-skills/our-planning-services/

*Information can be found on the relevant planning websites

5. Historic Battlefield

The site is: Please see below

Description of the Historic Battlefield

There are no Historic Battlefields within 250m of the site.

Where a Historic Battlefield has been identified (above) the applicant should familiarise themselves with any information the LPA may hold*, in order to consider any impact on the Historic Battlefield or its setting, prior to submitting the application.

Where the application site is within a Historic Battlefield, adjacent to or within 100m of and could be considered to be within its setting, the applicant should visit the Historic England website to establish when to seek pre-application advice from them: www.historicengland.org.uk/services-skills/our-planning-services/

*Information can be found on the relevant planning websites

6. Archaeological Notification Area (ANA)

The site is: Inside an ANA

Description of and reason for the ANA

The site is located within an ANA associated with the historic core of the medieval and post-medieval town. The town contains a significant amount of historic buildings and buried remains.

7. Locally Listed Heritage Asset

(including buildings, structures, parks and gardens)

Please choose the most appropriate option: Please see below

Description of locally listed heritage asset

There are no locally listed heritage assets within 250m of the site

Not all Local Planning Authorities hold a Local List of Heritage Assets. Where a Locally Listed Heritage Asset has been identified (above) the applicant should familiarise themselves with any information the Local Planning Authority may hold*, in order to consider any impact on the Heritage Asset or its setting, prior to submitting the application.

*Information can be found on the relevant planning websites

8. Other Non-Designated Heritage Assets

(including ANAs, buildings, structures, parks and gardens identified from the HER and/or associated sources such as historic mapping or documentary records)

Please choose the most appropriate option: A Non-Designated Heritage Asset has been identified within 100m from the site

Description of non-designated heritage assets

There are no recorded non-designated heritage assets within the site boundary. There has been no recorded below ground archaeological investigation of this site [1]

Historic mapping for the site records a building on a similar footprint to the current 7 Castle Banks from the mid-19th century through until the early/mid 20th century, with a garden to the rear. [2]

A watching brief in advance of an extension behind 15 Mount Pleasant was undertaken, c.40m north east of the site. There were differences in the subsoil across the site which suggested a depression or ditch across the area and perhaps surrounding Brack Mount. An archaeological watching brief was carried out during ground-works at 13 Mount Pleasant. During the ground-works later post-medieval deposits were recorded sealing the medieval ditch for Brack Mount dating to the mid-18th to the late 19th century. A small assemblage of medieval pottery c.1175 to 127AD was recovered from the top of the fill of the linear feature interpreted as the motte ditch for Brack Mount. An archaeological investigation at Coach House, c. 40m south east of the site revealed a large linear pit with Saxo-Norman pottery dating between AD1050-1150 which may suggest a date for the construction of the mound. A number of excavations undertaken near to and within the Brack Mount have revealed evidence of Medieval occupation. [3]

The site lies on the edge of the Brack Mount, one of the two mottes of Lewes Castle built in the 12th century. Previous excavations suggest part of the Medieval ditch for Brack Mount Motte is located along Mount Pleasant and may extend into Castle Banks. To the north of the Castle is the probable site of the Anglo-Saxon burh. The survival of so many historic buildings in this location, the absence of substantial 20th-century redevelopment, and the results from several excavations in the area mean that the archaeological potential of of this area is high. [4]

In 1838 workmen removing earth in a yard on the north side of the Brack Mount discovered a complete inhumation, portions of charcoal and boars tusks. [5]

9. HER data sources

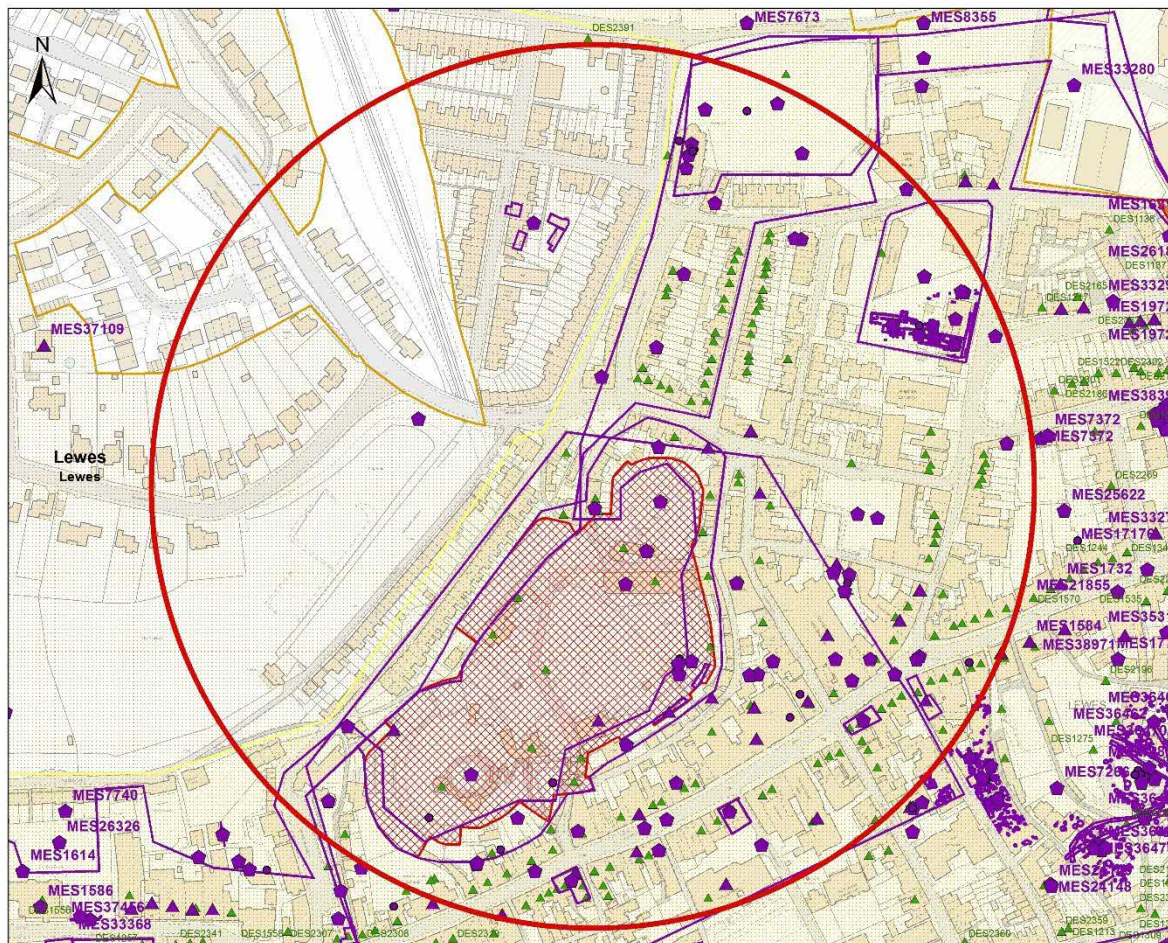
- [1] East Sussex Historic Environment Record database
- [2] Tithe map and OS historic mapping (ESRO)
- [3] a) LAG (2002) 15 Mount Pleasant, Lewes Watching Brief
b) Atkins, D (2012). 13 Mount Pleasant, Lewes: Watching Brief no. 0199
c) Fisher, L (2016) Coach House, Brack Mound House, Lewes : Watching Brief) ASL 62-15
d) East Sussex Historic Environment Record database
- [4] Harris, R (2005) Extensive Urban Survey of Lewes
- [5] Sussex Archaeological Society (1997) Sussex Archaeological Collections pp 131-142

10. Further Information

The local planning authority may apply conditions on any forthcoming planning permission to require appropriate mitigation surveys and recording before and/or during development

The information in this report will need to be attached as Appendix 1 to the Heritage Statement. You may be required by the Local Planning Authority to provide additional information or undertake further research to complete the Heritage Statement.

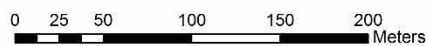
Map of HER data



ESHER

HER 131/23
Old Poor House
7 Castle Banks
Lewes

- Legend**
- FS
 - ◆ MON
 - ▲ LB
 - ▲ BLD *Historic Building*
 - ◆ LND
 - ◆ PLA
 - ★ MAR
 - Monuments (line)
 - Monuments (poly)
 - ▲ Listed Buildings (point)
 - ▨ Scheduled Monuments (poly)
 - ▨ Registered Battlefields (poly)
 - Protected Wrecks (poly)
 - ANA Tier 1
 - ▨ Archaeological Notification Areas (poly)
 - ▨ Conservation Areas (poly)
 - ▨ Registered Parks and Gardens (poly)
 - ◆ Locally Listed Assets (point)
 - Locally Listed Assets (poly)



1:2,000 @A3

Drawn by: Archaeology Team
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Tithe Map dated to the 1840's



ESHER

HER 131/23
Old Poor House
7 Castle Banks
Lewes

Legend

0 25 50 100 150 200 Meters

1:2,000 @ A3

Drawn by: Archaeology Team
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Further information

The **Historic Environment Record Consultation report (Appendix 1)** provides information about designated and non-designated heritage assets on and adjacent to a proposed development site. This information is taken from information recorded in the East Sussex Historic Environment Record (ESHER), including historic maps.

The **Historic Environment Record Consultation report (Appendix 1)** will be completed by the East Sussex Historic Environment Record Team. This report identifies heritage assets recorded in ESHER that are located within the development site or within 250m of the development site.* This information should inform proposals and the production of a **Heritage Statement** required by the Local Planning Authority in accordance with the National Planning Policy Framework.

The **National Planning Policy Framework** (Department for Communities and Local Government, 2021) **Section 194** 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.

Please use the information provided in the **Historic Environment Record Consultation report (Appendix 1)** to aid the completion of the **Heritage Statement**. Both of these documents will need to be completed and submitted to the Local Planning Authority with the planning application.

Description of the term **Heritage Asset**: A building, monument, site, place, area or landscape identified as having a degree of significance meriting consideration in planning decisions, because of its heritage interest. Heritage Asset includes designated heritage assets and assets identified by the local planning authority (including local listing).

**The information in the East Sussex County Council Historic Environment Record although verified as far as possible, is not definitive and ESHER cannot be held responsible for any inaccuracies in the data. The 100m and 250m distances indicated are given as a guide in order to identify heritage assets that may be affected by the proposal. The Local Planning Authority may identify further designated and/or non-designated heritage assets that require further research to determine the impact of the proposed development on these assets and/or their setting*