



HPS

Professional Archaeological Services



57 High Street, Corsham, SN13 0EZ

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Client: A Harlow & Son Planning & Building Consultants

Project: Heritage Impact Assessment

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1. Introduction

Background

- 1.1. HPS has been commissioned by A. Harlow & Son, on behalf of the developer to prepare a Heritage Impact Assessment in favour of the Grade II listed 57 High Street, Corsham, SN13 0EZ (hereafter referred to as the Project Site).
- 1.2. The report has been requested in order to establish the significance of the Project Site and to assess the potential impact that the proposed development may have on the significance, setting and fabric of the designated heritage asset and neighbouring heritage assets.
- 1.3. The report will also consider the potential of the Project Site to preserve evidence of previously undocumented activity, in the form of buried archaeology. A radius of 500m from the Project Site has been established as the Study Area.



Figure 1 General Project Site location, outlined in red.



Figure 2 Detailed Project Site location, outlined in red.

1.4. The Project Site is located within Corsham Conservation Area and comprises the Grade II listed 57 High Street defined as follows-

1.4.1. *"House, early C18, pebbledashed rubble stone with stone tiled roof and truncated south end stack, 2 storeys and attic. Two first floor recessed cyma-moulded mullion windows with hoodmoulds, ground floor C20 centre door, C20 shop window to left and 6-panel door in moulded timber architrave with timber hood on brackets to right. Mansard roofed rear wing with end-wall 2-light flush cyma-moulded attic window with dripstone and 3-light recessed chamfered mullion window with dripstone to first floor."* Historic England List Entry Number: 1197956.

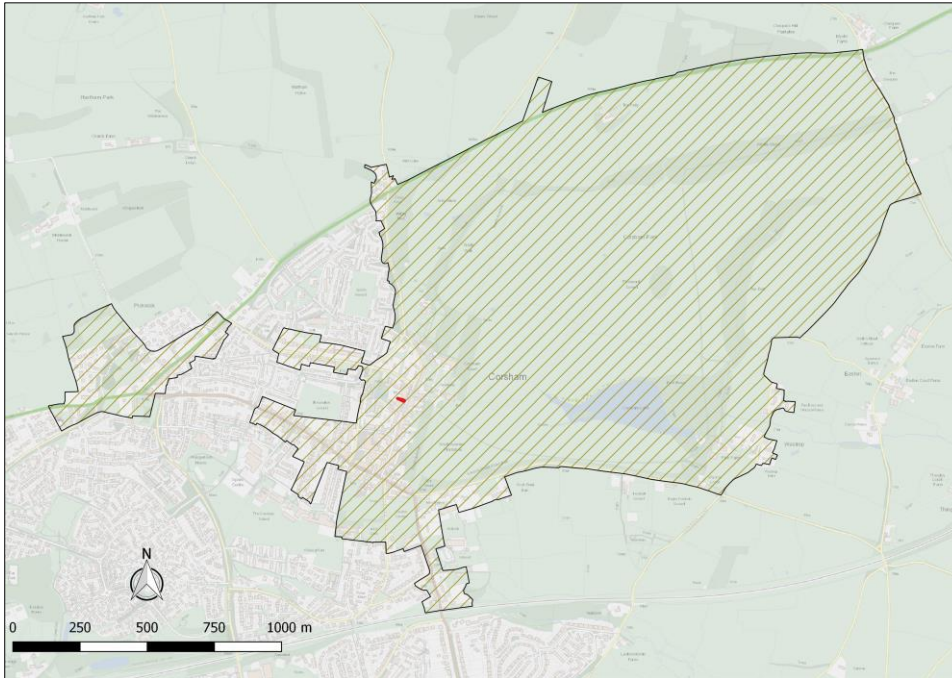


Figure 3 Corsham Conservation Area. Project Site location outlined in red.

- 1.5. The report has been prepared by Sam Driscoll MCIfA, Director, Heritage Planning Services and completed under HPS project reference HPS-313/19.

2. The Project Site

Historic Development

- 2.1. The earliest available cartographic evidence for the Project Site is the Map of the Manor of Corsham 1806. The map documents development along the west side of the High Street, but the Project Site is not shown in detail. The Tithe survey of 1838 records more detail and shows that the Project Site was occupied by the most northerly of three small terraced dwellings, labelled 91a. The property is recorded as a house and garden occupied by Thomas Plummer (Shoe Maker). The owners are recorded as Uriah and William Gould (probably siblings), both listed as Farmers in Pound Hill, Corsham. The available map is of poor quality but shows the dwellings bordering the High Street, in the location of the modern Project Site. A revised issue of the tithe dated 1839 was viewed in Wiltshire Record Office (and available on the Know Your Place website¹). It is noted that here the dwellings are shown as recessed from the High Street. Based on observations made during the site visit it is considered that the earlier map is likely to be more accurate. Both maps are included below for comparison.

¹ <http://maps.bristol.gov.uk/kyp/?edition=wilts>



Figure 4 1838 Map of Corsham Tithe Commission. Source *The Genealogist*. Project Site outlined in red. Dwellings shown fronting the High Street.

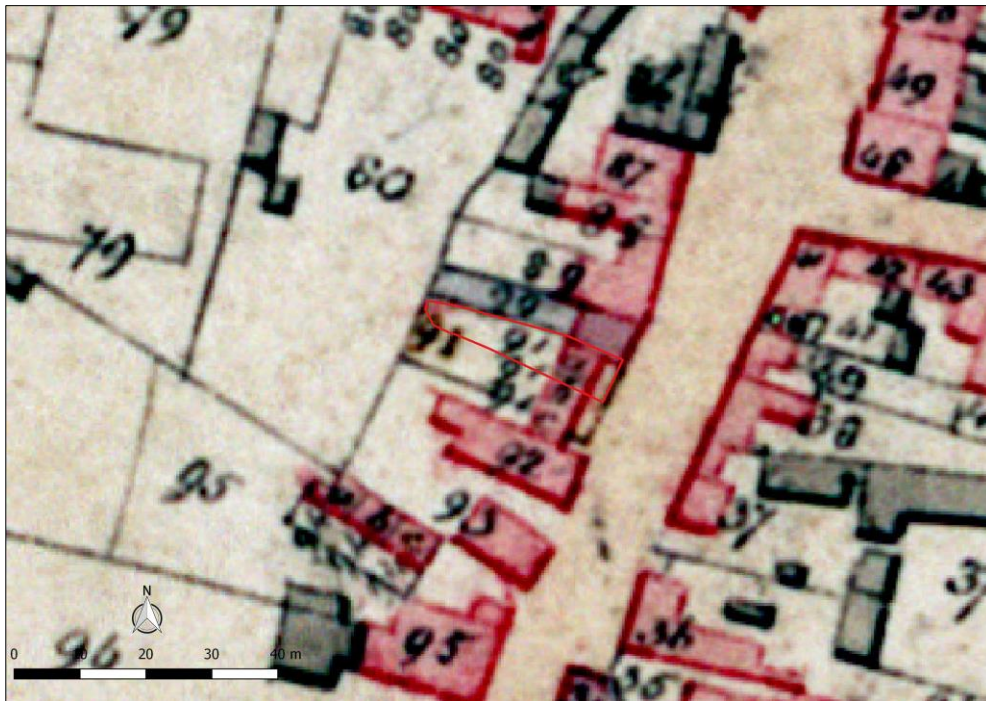


Figure 5 Tithe Map 1839. Source *Wiltshire Record Office*. Project Site outlined in red. Dwellings shown set back from the High Street.

- 2.2. By 1884 the first edition ordnance survey records significant alterations to the area. The terraced dwellings to the south have been demolished and the Project Site enlarged, being occupied by a NNW – SSE rectangular building with stepped annexes to the rear. The extension appears to have been constructed between 1840 and 1884, and probably housed the kitchen / scullery of the extended property. The property line between the Project Site and neighbouring property to the north is incomplete, perhaps denoting some relationship between the two buildings.

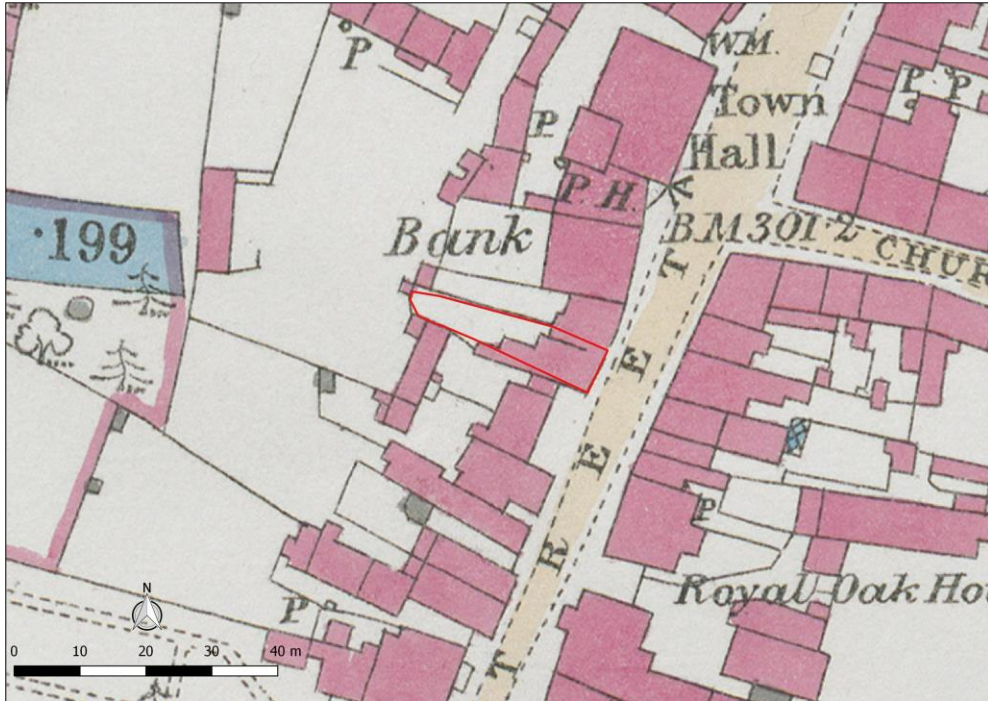


Figure 6 First Edition OS Map Surveyed 1884. Source Know Your Place Wiltshire. Approximate location of Project Site outlined in red.

- 2.3. By 1899 the second edition Ordnance Survey records the extension of the Project Site to the north, encroaching on the neighbouring property. A comparison between the 1838 Tithe and the revised Ordnance Survey Map suggests that the neighbouring property to the north was extended to the south at the time that the Project Site was redeveloped c. 1870. The extension of 57 High Street to the north in the late 19th century would appear to realign the north wall of the Project Site with the early property boundary.

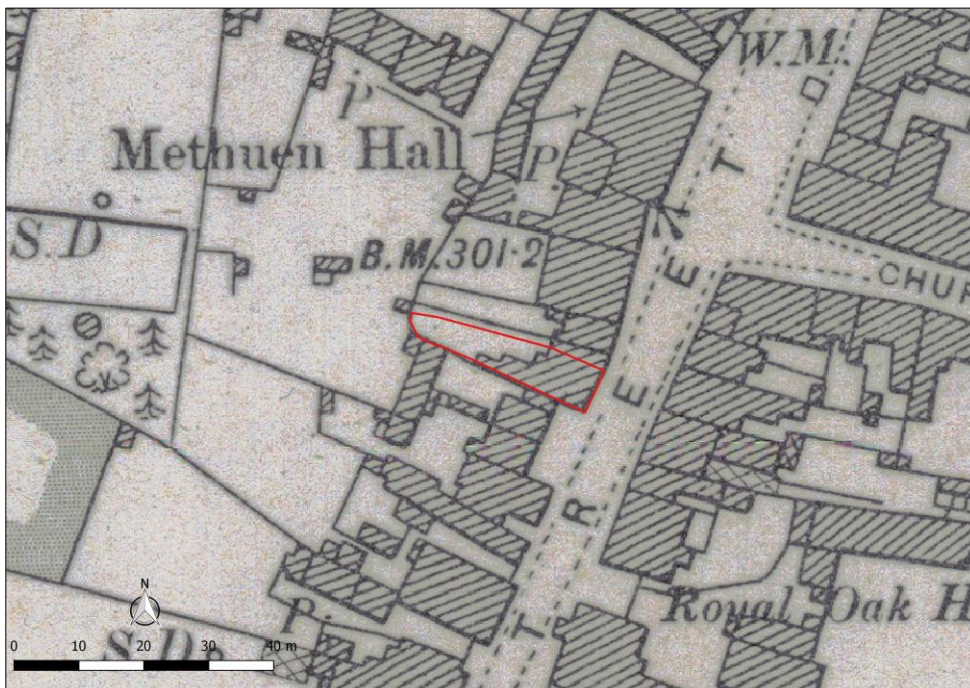


Figure 7 Second Edition OS Map. Source Know Your Place Wiltshire. Project Site outlined in red.

- 2.4. An early 20th century photograph of the Project Site shows that the ground floor was converted to include a shop unit. The name J. Hunter can be seen above the door. The entry in Kelly's Directory 1923 confirms that the premises was a registered as a News Agent. The Project Site is shown with a four bay mullioned shop window and single entrance, which is today preserved as the entrance to the first floor residence.

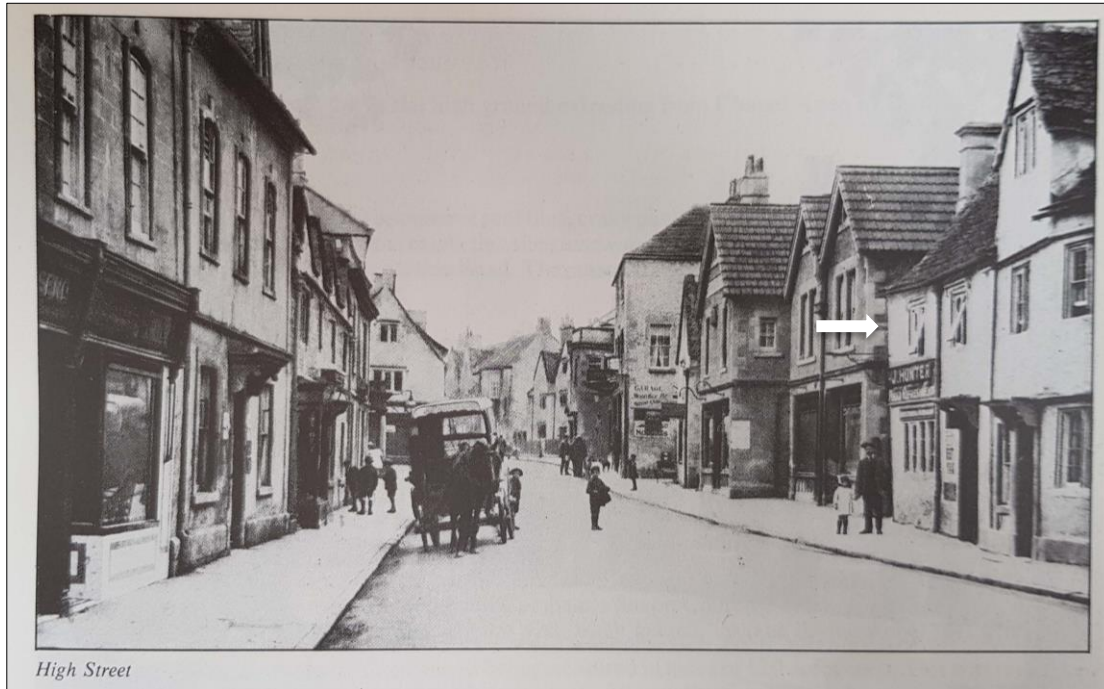


Figure 8 Project Site to the right of the photo with J. Hunter above the shop window and an earlier bracket supporting the hood above the door. White arrow indicates the location of the Project Site. Source Flavin 1991.

- 2.5. Aerial photographs of the Project Site dated to 1950 show the tall chimney stack in place against the south gable end (now reduced in height). Views of the rear of the plot confirm that the 19th century annexes had been removed by this date². The first-floor bathroom window is not shown, and the chimney may still have been in use at this time.

² EAW028643 ENGLAND (1950). The High Street and Corsham Court, Corsham, 1950 & EAW028644 ENGLAND (1950). Priory Street, Corsham Court and Corsham Park, Corsham, 1950



*Figure 9 EAW028644 ENGLAND (1950). Priory Street, Corsham Court and Corsham Park
Source Britain From Above. Project Site outlined in blue.*

- 2.6. An oblique aerial photograph of the site dated to around the 1970s may show the second central door in place, indicating that the premises had been converted into two separate units by this time. Although it is noted that the image is not clear.

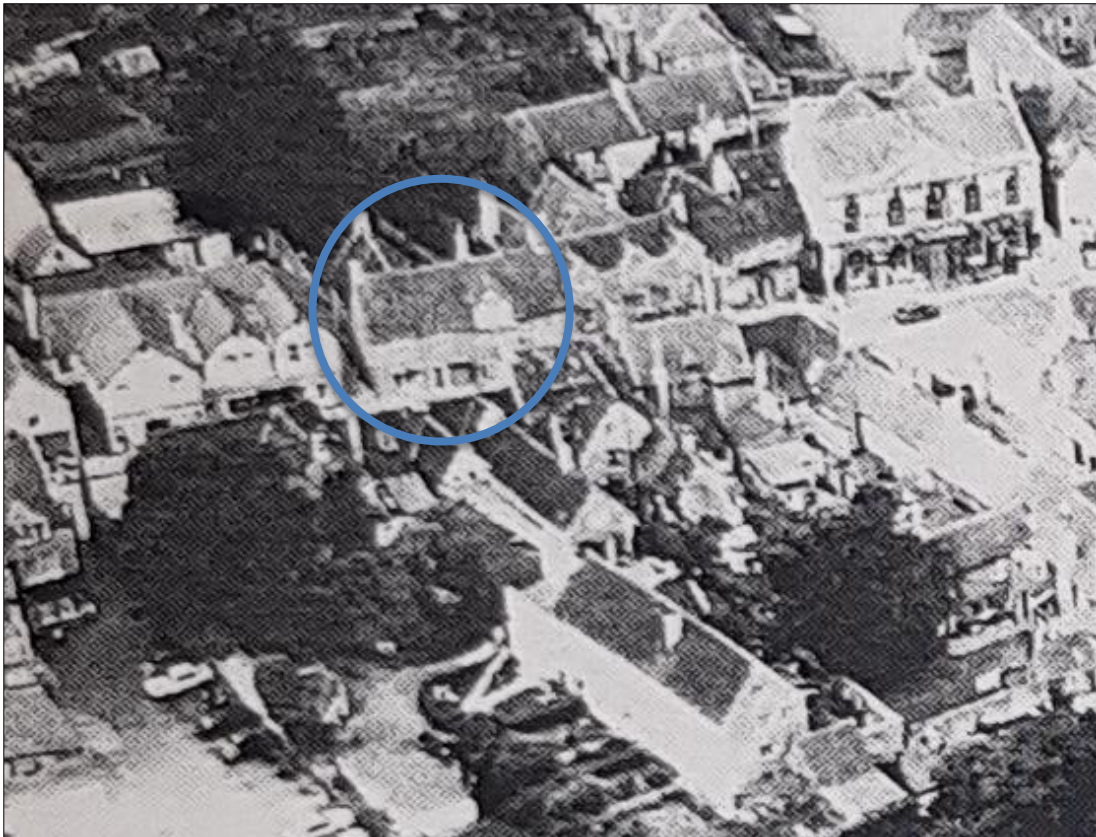


Figure 10 Oblique view of Corsham High Street. Project Site circled in blue. Source Flavin 1991.

Site Visit

- 2.7. The property is currently divided between a ground floor retail unit, rear annex and outbuilding (57 High Street) and private dwelling at first floor level. Only the ground floor of the premises was viewed and photographed. A six panelled timber door with hood marks the 19th century roadside entrance to the north. Two mullioned windows light the first floor. The apertures are not central to the property and the whole exhibits a lack of symmetry possibly due to the proposed extension of the property to the north in the late 19th century. The Hood Moulds or Drip Moulds exhibited above the upper windows of the property were popular from the 16th to 18th century and it is likely that the façade preserves features belonging to an earlier dwelling. The listing suggests an early 18th century date for the property.



Photo 1 Northwest facing view of 57 High Street.

- 2.8. The Project Site is accessed off Corsham High Street, to the northwest, through a modern entrance which leads directly into a retail unit. The 19th century entrance now leads to an annexed corridor providing access to the first floor flat.
- 2.9. The Entrance Room is irregular in plan, with concealed chimney breast and exposed beams. Joists visible above the entrance may indicate the area in which the building was extended in the late 19th century. A NW – SE wooden structural beam is exposed and may mark the location of the original north wall. A corbel projecting from the southwest corner potentially marks the location of a stair or

structural beam, but this was not confirmed. Plans suggest that the dividing wall to the rear of the Entrance Room preserves the rear wall of the earlier dwelling.



Photo 2 Northwest facing view of Entrance Room (scale 1m). Corbel in the top left of the photo.

2.10. To aid the interpretation and dating of the Project Site small areas of modern plaster and laminate flooring were removed. The results are discussed below-

2.10.1. A small section of plaster was removed to reveal the style of fire surround in the Entrance Room. The header is of limestone with beaded detail, typical of a 18th to 19th century cottage setting. The fireplace has been packed with cinder blocks, then sealed with a thick cement to secure a modern plastic electrical conduit. This in turn is sealed by a thin layer of plaster.



Photo 3 Blocked fireplace in Entrance Room (scale 300mm)

2.10.2. A central door to the rear leads to the Back Room, with concealed chimney breast and evidence of a blocked door to the southwest corner. The level increases by 50mm from front to rear, perhaps to deal with the topographic rise of the ground level, or in part to counter damp issues in this area. A wide platform running the length of the room to the southwest increases the floor height by a further 160mm. Removal of the laminate flooring in this area revealed that a modern concrete raft had been cast in situ. Significant damp noted to the southwest suggests that the platform may have been intended to counter the problem.



Photo 4 Southeast facing view of blocked doorway from Back Room. 160mm (d) concrete raft shown with damp patches to the right of the photo. Scales 2 x 1m.

2.10.3. A small section of plaster was removed to reveal the style of fire surround in the Back Room. The header is of limestone and appears to be arched. The fireplace has been blocked with brick and cinder blocks and is well cemented. The location of the fireplace on the opposing wall to that in the Entrance Room may suggest that the southwest connecting door (now blocked) was in use at the time.



Photo 5 Blocked fireplace in Back Room (scales 2 x 2m)

2.10.4. A blocked doorway forms a recess to the southwest of the room. Modern plaster removed from the feature revealed a wooden lintel and dressed limestone jamb. Plaster removed from the current opening between the Entrance and Back Room revealed the same materials. Whilst it is not possible to draw firm conclusions from a small inspection area, it seems logical to suggest that the absence of modern building materials indicates that both represent openings that were original to the 18th / 19th century dwelling. If this is the case, then it is possible that one of the features may have been a window.

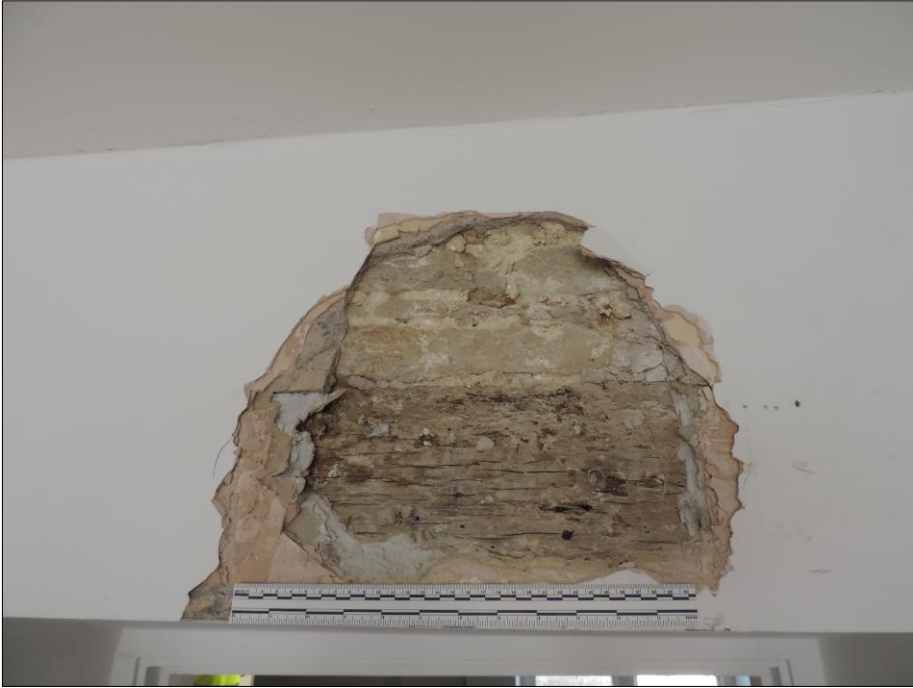


Photo 6 Wooden lintel above access from Entrance Room to Back Room. Scale 1 x 300mm.

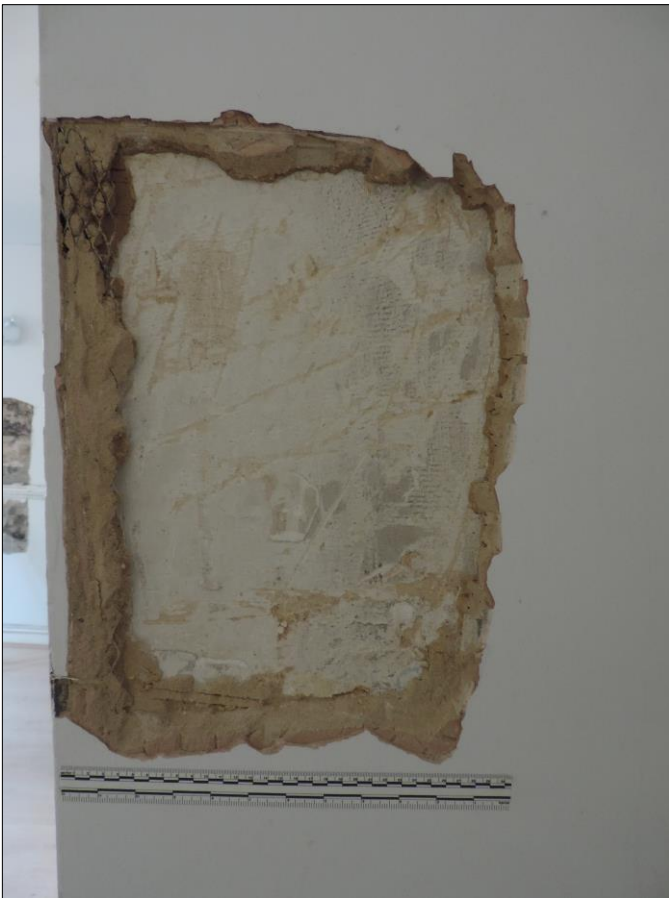


Photo 7 Limestone jamb of blocked doorway. Scale 300mm.

2.11. Modern skirting and dado rail have been applied to add detail to the both the Entrance and Back Room.

2.12. A door to the southwest leads into a modern single storey timber / shiplap style annex with flat roof. Removal of chipboard from the doorframe revealed a modern brick jamb with evidence of reused limestone against the southwest wall, and wooden lintel above. A section of plasterboard was removed from the southwest wall to investigate the relationship of the modern structure with the stone boundary wall. The plasterboard is battened onto vertical shiplap timbers which appear to be battened onto the stone walling, leaving around a 20mm gap between the modern annex and boundary wall.



Photo 8 Brick jamb. Scale 50mm.

2.13. The annex is located on the plot of the former 19th century extension which is estimated to have been 0.5m wider than the modern replacement. The window to the north is clearly a later addition, and if estimates are correct the former extension would have encroached on this area of the building, meaning that the window was likely inserted following the demolition of the original extension between 1919 and the 1950s. The window above the modern annex is also a later addition, as is the first floor bathroom window.



Photo 9 Southeast facing view of rear elevation. Chimney doors are visible to the north of the elevation and a modern bathroom window has been inserted close to the line of the flue. Modern timber annex and outbuildings are visible to bottom right of the photo.



Photo 10 South facing view of modern annex.

- 2.14. Chimney doors visible on the rear elevation show the line of a chimney that it is assumed has been removed (the location of the bathroom window is visible in place of the flue). The iron doors bear the name Gardiner and Son, a trading name that appears in the records from the 1870s.
- 2.15. To the west a small single storey outbuilding stands on the plot of the 19th century outbuilding. The structure is comprised of reused limestone, with modern mono pitch roof. The building would appear to occupy a similar footprint to the structure mapped in 1884 and is most likely rebuilt using materials from the former building and potentially the demolished extension.



Photo 11 West facing view of outbuilding in reused stone.

2.16. A drystone boundary wall separates the plot from the neighbouring property to the north. Parts of the wall have become unstable and areas of collapse were evident at the time of the site visit. The wall has no doubt seen periods of rebuilding throughout its history, however it would appear to preserve the early 19th century plot boundary and therefore should be considered a heritage asset.



Photo 12 Northwest facing view of garden, with boundary wall to the right of the photo.

2.17. Evidence derived from documentary research and the site visit suggests that the Project Site was likely to have been developed in the 18th century comprising one of three small cottages. The site was remodelled in the latter half of the 19th century, potentially c. 1870 to provide a larger dwelling with stepped annexes to the rear more in keeping with the Victorian style of living. The property appears to have been extended to the north in the late 19th century, occupying part of the neighbouring plot and necessitating the redesign of attached property. The principle elevation, south gable and west facing elevation have all been remodelled to accommodate the alterations to the Project Site and demolition of attached properties to the south.



Photo 13 north facing view of south elevation. In the early 19th century the dwelling was attached to plot 91b to the south.

3. Planning Policy & Development Framework

3.1. With regards to the relevant policy and development framework, the following are considered appropriate to the current proposal:

3.1.1. National Planning Policy Framework (NPPF), 2019;

3.1.2. Planning Practice Guidance (PPG), last updated 23rd July 2019;

3.1.3. Wiltshire Core Strategy adopted 2015. Policy CP58 Ensuring conservation of the historic environment.

3.2. Relevant planning policy transcribed from the National Planning Policy Framework, 2019.

3.2.1.1. *Paragraph 189: "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."*

3.2.1.2. *Paragraph 190: "Local planning authorities should identify and assess the particular significance of any heritage asset that may be affected by a proposal (including by development affecting the setting of a heritage asset) taking account of the available evidence and any necessary expertise. They should take this into account when considering the impact of a proposal on a heritage asset, to avoid or minimise any conflict between the heritage asset's conservation and any aspect of the proposal."*

3.3. Relevant planning policy transcribed from Wiltshire Core Strategy adopted 2015.

3.3.1. Core Policy 58 Ensuring the conservation of the historic environment

"Development should protect, conserve and where possible enhance the historic environment.

Designated heritage assets and their settings will be conserved, and where appropriate enhanced in a manner appropriate to their significance, including:

- i. nationally significant archaeological remains;*
- ii. World Heritage Sites within and adjacent to Wiltshire;*
- iii. buildings and structures of special architectural or historic interest;*
- iv. the special character or appearance of conservation areas;*
- v. historic parks and gardens;*
- vi. important landscapes, including registered battlefields and townscapes.*

Distinctive elements of Wiltshire's historic environment, including non-designated heritage assets, which contribute to a sense of local character and identity will be conserved, and where possible enhanced. The potential contribution of these heritage assets towards wider social, cultural, economic and environmental benefits will also be utilised where this can be delivered in a sensitive and appropriate manner in accordance with Core Policy 57 (Ensuring High Quality Design and Place Shaping).

Heritage assets at risk will be monitored and development proposals that improve their condition will be encouraged. The advice of statutory and local consultees will be sought in consideration of such applications."

4. Archaeological Baseline

Introduction

- 4.1. The archaeological baseline assesses existing information from within a 500m radius of the site (hereafter referred to as the Study Area) and includes records from the Wiltshire Historic Environment Record, National Mapping Programme, Portable Antiquities Scheme and designated heritage assets from the National Heritage List for England (NHLE).

Events

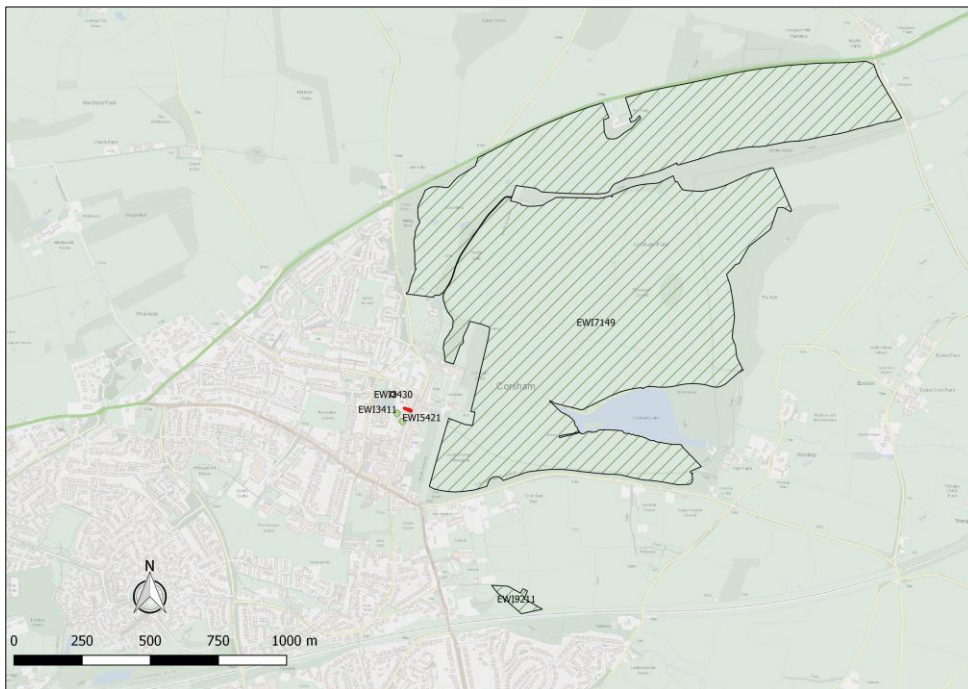


Figure 11 Events within a 500m radius of the Project Site, outlined in red.

- 4.2. There are only five events recorded within the Study Area and of these only one is considered relevant to the Project Site. A watching brief carried out 60m northwest of the Project Site revealed the terminal of a 2m ditch (Event ID: EWI3430). Unweathered sherds of 10th – 13th century pottery were recovered from the fill. The finds were discovered within the grounds of Heywood Preparatory School, which occupies the site of the parsonage, associated with the rectory manor recorded at Domesday³.

Monuments

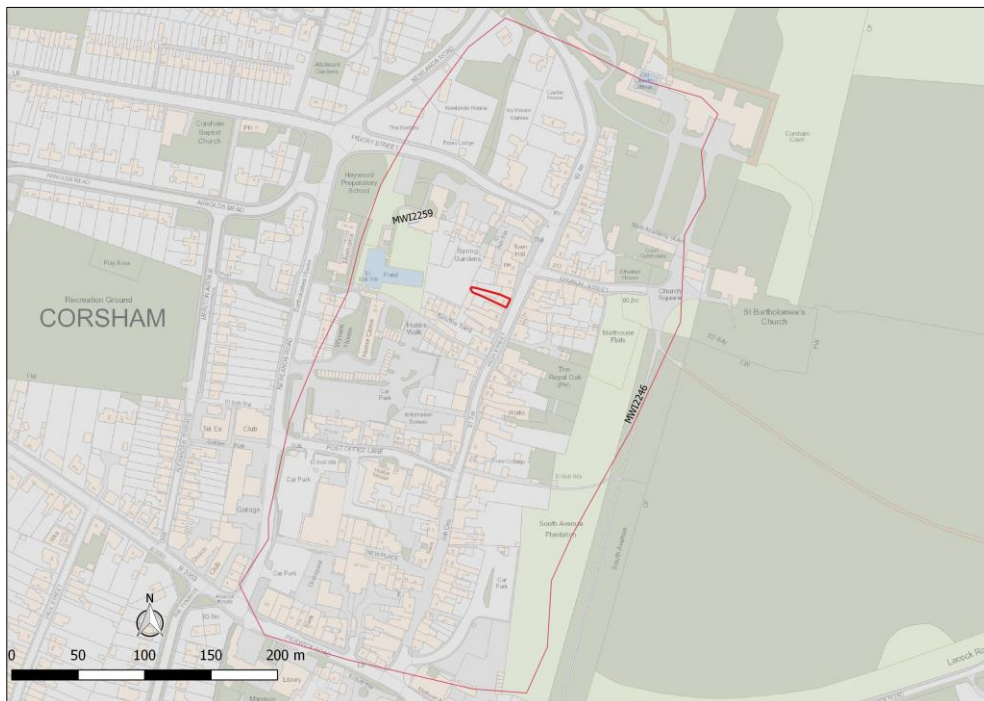


Figure 12 Monuments within Study Area

- 4.3. There are only two monuments recorded within the Study Area. MWI2259 refers to the settlement northwest of the Project Site, referenced in the Events Section. MWI2246 refers to the projected extent of the Early Medieval settlement boundary. The Project Site is located within the core of the area of activity in this period.

³ <https://historicengland.org.uk/listing/the-list/list-entry/1363947>

Post Medieval



Figure 13 Monuments dating to the Post Medieval period within the Study Area.

4.4. The monuments listed within the Study Area mostly relate to historic buildings, owing to the location of the Project Site on the historic High Street. A full gazetteer of the buildings within the Study Area is included in the Appendix to this document. It is considered that the three sites most likely to be impacted by the proposed development are three Grade II listed properties to the north of the Project Site, which may be intervisible with the proposed new development. The properties are listed below-

4.4.1. Number 59 High Street (Monument Number MWI34351) is attached to the north side of the Project Site. The building is recorded as preserving elements of a 17th century dwelling.

4.4.2. The Old Bank House / 61 High Street (Monument Number MWI34352) is recorded having been constructed in the 17th century and altered in the mid 18th century. The rear of the property is located 10m northeast of the proposed development area.

4.4.3. The Packhorse Inn is dated to the late 17th century with alterations in the 18th century. Outbuilding to the rear are located 20m north of the proposed development area.

4.5. The Project Site is dated to the early 18th century and although much altered, evidence of former use may be preserved within the proposed development area. Cartographic sources also show evidence of a large annex to the rear, constructed in the 19th century and no longer standing. Evidence of the structure along with related activity may be preserved within the rear garden plot.

Archaeological Potential

- 4.6. The Project Site is located within the Early Medieval core and within close proximity to a known site. There is potential to encounter evidence of activity relating to this period within the proposed development area. However, due to the developed nature of the Project Site, any surviving features are likely to be truncated. The potential to encounter Early Medieval archaeology is considered medium.
- 4.7. The Project Site dates to the 18th / 19th century and cartographic evidence confirms the location of a rear annex within the proposed development area. Therefore, the potential to encounter archaeology dating this period is considered high.

5. Development Proposal

- 5.1. The proposed development will not significantly impact upon the principle elevation, fronting Corsham High Street.
- 5.2. The current access from the Entrance Room to the Back Room will be blocked. The blocked doorway will be reopened to allow access to a new hallway annexed off of the Back Room. The 50mm height change between the two rooms will be ramped.
- 5.3. The Back Room will be converted for use as a Chapel of Rest. The fireplace will be exposed, and a new partition wall will enclose the space, which will be accessed via an opening from the new Hallway.
- 5.4. The rear doorway will be widened and the 200mm step up will be ramped to allow access to a Glazed Porch linking 57 / 57 High Street to a new single storey extension housing the Mortuary to the rear.

6. Setting & Significance

- 6.1. The Project Site is located within a historically significant area of Corsham, set within a landscape of listed buildings which preserve important elements of the development of Corsham High Street from the 17th to 19th century. The development follows the line of the historic thoroughfare with plots developing in close proximity. The strong ascetic value of the street scene comprises an eclectic mix of well preserved historic architecture. The significance of the 57 High Street is attributed to its architectural and historic value, enhanced by the setting of the Project Site when experienced within the context of the historic surroundings.

- 6.2. The surroundings in which the Project Site is experienced has seen significant change throughout documented history, however the principle elevation fronting the High Street continues to make a positive contribution to the setting of the heritage asset.
- 6.3. The back garden of the Project Site and neighbouring heritage assets demonstrate a greater mix of historic features, reused historic materials and modern structures, comprising piecemeal development designed to make best use of the irregular plots. The subsequent alterations to the rear elevation of the Project Site, following the removal of the 19th century annex, is seen to have a negative impact. The west facing elevation exhibits a poor design, utilising reused historic features and modern materials which harm the setting and significance of the site. Further additions, in the form of a timber annex and poorly constructed outbuilding do further damage to the aesthetics of the rear plot.
- 6.4. The drystone wall to the north of the plot preserves the early 19th century (and potentially earlier) plot boundary. The current state of repair is considered to cause further harm to the setting of the heritage asset and neighbouring properties. The sympathetic repair of the wall would further improve the setting of the Project Site and bring about public benefit through enhancement of the Conservation Area.

Impact Assessment

- 6.5. The proposed development will cause minimal impact to the principle elevation and interior of the 57 High Street. Revealing the Back Room fireplace will restore part of the lost historic character of the building, and replacing the rear window with a style of glazing more in keeping with the property will improve the appearance, resulting in a positive impact on setting.
- 6.6. The proposed extension to the rear will not exceed the height of 57 High Street. The benefits of the scheme include the removal of the timber annex and poorly constructed outbuilding, which are currently both considered to have a negative impact on setting. Furthermore, the design will not conceal the rear elevation and will therefore not dominate the Heritage Asset.
- 6.7. With regards to impact to the setting of neighbouring heritage assets, the new extension is expected to be intervisible with 59 & 61 High Street and outbuildings within the curtilage of 63 High Street. Whilst the appearance of the Project Site will be altered, there is a precedent for development on the land. Therefore, it is considered that the proposed scheme offers the opportunity to improve the setting of the Project Site through sympathetic design and the use of materials which complement

the character of the Heritage Asset. The scheme will further improve the setting of the neighbouring heritage assets, enhancing the Conservation Area.

- 6.8. The overall consideration of this report is that a well-presented development scheme offers the opportunity to improve the setting of the Heritage Asset, whilst offering public benefit through the preservation of surviving undesignated heritage assets.

7. Conclusion

- 7.1. It is considered that the proposed development offers the opportunity to enhance the setting of the heritage asset and that of the neighbouring listed buildings and any undesignated heritage assets through sympathetic design and the use of complimentary materials. The proposed development of the back plot offers a significant improvement to the aesthetic value, whilst ensuring the continued use and upkeep of the heritage asset.
- 7.2. The Project Site is located within an area of moderate to high archaeological potential relating to activity in the Post Medieval and possibly the Early Medieval period. However, there is no indication to suggest that any archaeology preserved on the Project Site may be of such significance as to preclude planning permission being granted.

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9. Appendices

Appendix 1 Events

WCC EV UID	Record Type	Name
EWI3430	EVT	Watching Brief at Heywood Preparatory School, Corsham
EWI7149	Man	Parkland Review Plan for Corsham Park
EWI9211	EVP	Aerial Photograph Interpretation at Practice Trenches, The Batters
EWI3411	EVP	Evaluation at Land to the Rear of 45-53 High Street, Corsham, Wiltshire
EWI5421	EVP	Desktop Assessment of Up Town Sports and Social Club, Rear of 35 & 37 High Street, Corsham

Appendix 2 Monuments

WCC Mon UID	Record Type	Name	Mon Type	Period	Dates
MWI34352	BLD	The Old Bank House	HOUSE	C17	1601 to 1700
MWI34353	BLD	The Flemish Weaver or The Packhorse Inn	INN; RESTAURANT	Late C17 to Modern	1667 to 2050
MWI34354	BLD	77 High Street or Caxton House	HOUSE; SHOP	Late C18 to C20	1767 to 2000
MWI74855	BLD	Stable or Garage at The Old Malthouse or Malthouse Flats (1-3)	STABLE; GARAGE	Post Medieval to C20	1540 to 2000
MWI34355	BLD	79 High Street	CROSS PASSAGE HOUSE	Post Medieval	1540 to 1599
MWI2286	MON	Undated Ditch, Priory Lane	DITCH	Unknown	Undated
MWI53328	BLD	Tourist Information Centre or Guide Hut or Coach House at Arnold House	COACH HOUSE; MEETING HALL; INFORMATION CENTRE	Early C18 to C20	1701 to 2000
MWI53580	BLD	8 Post Office Lane	BARN; HOUSE	Post Medieval to C20	1540 to 2000
MWI34256	BLD	Church House or 3 Church Street	HOUSE	Early C18 to Mid C18	1701 to 1766
MWI34257	BLD	4 and 5 Church Street	HOUSE	Early C18 to Mid C18	1714 to 1766
MWI34258	BLD	Ethelred House	HOUSE	Mid C18 to Late C18	1740 to 1780
MWI34259	BLD	7-10 Church Street	ROW HOUSE	Early C18 to Mid C18	1733 to 1739
MWI34261	BLD	Stables, Outbuilding, Entrance Archway and Riding School to Corsham Court	STABLE; RIDING SCHOOL; OUTBUILDING; ARCH	Post Medieval to Early C18	1567 to 1720
MWI34261	BLD	Stables, Outbuilding, Entrance Archway and Riding School to Corsham Court	STABLE; RIDING SCHOOL; OUTBUILDING; ARCH	Post Medieval to Early C18	1567 to 1720
MWI34261	BLD	Stables, Outbuilding, Entrance Archway and Riding School to Corsham Court	STABLE; RIDING SCHOOL; OUTBUILDING; ARCH	Post Medieval to Early C18	1567 to 1720
MWI54860	BLD	The Old Malthouse or Malthouse Flats (1-3)	MALT HOUSE; HOUSE	Post Medieval to C20	1540 to 2000
MWI34261	BLD	Stables, Outbuilding, Entrance Archway and Riding School to Corsham Court	STABLE; RIDING SCHOOL; OUTBUILDING; ARCH	Post Medieval to Early C18	1567 to 1720
MWI34262	BLD	Walls and Gates to Each Side of South Garden at Corsham Court	GARDEN WALL; WALL; GATE; RAILINGS	Early C17 to Late C19	1601 to 1900
MWI34263	BLD	The Sham Ruin or The Folly at Corsham Court	FOLLY	Late C18 to Early C19	1797 to 1833
MWI34432	BLD	1 Post Office Lane	DETACHED HOUSE	Late C18	1767 to 1800

MWI34319	BLD	44 High Street	HOUSE	Late C18	1767 to 1800
MWI34444	BLD	Ivy House	HOUSE	Early C18	1701 to 1733
MWI34321	BLD	52 High Street	HOUSE	Early C18 to Mid C18	1701 to 1766
MWI34322	BLD	54 High Street	HOUSE; SHOP	Early C17 to Late C19	1601 to 1900
MWI34323	BLD	The Royal Oak Inn	INN	Mid C19	1834 to 1866
MWI34448	BLD	The Old Fire Station	BUILDING; FIRE STATION	Early C17 to Late C19	1601 to 1900
MWI34324	BLD	Cheviot House	HOUSE	Early C19	1801 to 1833
MWI34449	BLD	Heywood House Preparatory School or The Priory THE PRIORY	HOUSE; PREPARATORY SCHOOL	Late C18 to C20	1776 to 2000
MWI34325	BLD	78 and 78a High Street or 76b and 78 High Street	SHOP; HOUSE	Early C17 to C20	1601 to 2000
MWI34326	BLD	80 and 82 High Street or The Antique Room (No.80) and Ladbrokes (No.82) or Haque's Indian Cuisine (No.82) or Corsham News (No.80)	HOUSE; SHOP	Early C18 to Late C19	1701 to 1900
MWI34327	BLD	Corsham Post Office	HOUSE; SHOP; POST OFFICE	Early C17 to C20	1601 to 2000
MWI34328	BLD	Johnson's Bakery or 90 High Street	HOUSE; SHOP	Early C18 to Late C19	1701 to 1900
MWI34330	BLD	94-100 High Street or Flemish Weavers Houses or Weavers Cottages or The Flemish Houses	ROW HOUSE	C17	1601 to 1700
MWI34333	BLD	Flemish Houses/Buildings or Flemish/Flemish Weavers' Cottages, Tedburys or 110 and 112 or 110 , 112 and 114 High Street	HOUSE	Early C17	1632 to 1633
MWI38476	BLD	Town Hall	MARKET HALL; TOWN HALL	Late C18 to Late C19	1784 to 1900
MWI34342	BLD	19 and 21 High Street	HOUSE; SHOP	Early C18 to Late C19	1701 to 1900
MWI38479	BLD	69 High Street	HOUSE	Mid C18	1734 to 1766
MWI34344	BLD	29 High Street or Vine House	HOUSE	Mid C18 to Late C18	1734 to 1800
MWI38481	BLD	71 and 73 High Street or Weavers Cottage	WEAVERS COTTAGE	Post Medieval to Late C17	1550 to 1699
MWI34345	BLD	Corsham Parish Council Offices with Railings or 31 High Street or Arnold House	HOUSE; LOCAL GOVERNMENT OFFICE; MEETING HALL	Early C18 to C20	1703 to 2000
MWI34346	BLD	Porch House (33a High Street) or Porch Surgery and 33 High Street	HOUSE; CLINIC	Late C17 to C20	1667 to 2000
MWI34347	BLD	35 and 37 High Street	HOUSE; SHOP	Late C17 to Late C19	1667 to 1900
MWI34348	BLD	45-49 (odd) High Street	HOUSE	Mid C19	1834 to 1866
MWI34349	BLD	51 and 53 High Street	HOUSE; SHOP	Early C17 to Modern	1601 to 2050
MWI34350	BLD	57 High Street or 57 and 57a High Street	HOUSE; SHOP	Early C18 to C20	1701 to 2000
MWI34351	BLD	59 High Street	HOUSE	C17	1601 to 1700
MWI47780	BLD	Holton House	COUNCIL FLATS	C20	1957 to 2000
MWI47563	BLD	Town Hall Lock-Up	LOCK UP	Late C18 to Late C19	1767 to 1900
MWI2246	MON	Corsham Village	SETTLEMENT	Saxon	410 to 1065
MWI2259	FS	Medieval Pottery, Priory Lane	Associated finds	Medieval	1066 to 1539

MWI2263	MON	Corsham Court Gardens and Park	ARCH; HA HA; LANDSCAPE PARK; KITCHEN GARDEN; FOLLY; GAZEBO; LAKE; FORMAL GARDEN; FOUNTAIN; SUMMERHOUSE; ARBORETUM	Early C17 to C20	1601 to 2000
MWI2286	MON	Undated Ditch, Priory Lane	DITCH	Unknown	Undated

Appendix 3 Listed Buildings

NHLE Ref	Name	Grade	Date of Listing
1022048		II	20/12/1960
1363992	CORSHAM PARISH COUNCIL OFFICES WITH RAILINGS	II	20/12/1960
1364006		II	20/12/1960
1183122		II	20/12/1960
1182269		II	01/12/1972
1022049		II	01/12/1972
1022003		II	01/12/1972
1197950		II	01/08/1986
1182272		II	20/12/1960
1021974	GATEPIERS AT EAST END OF CHURCH STREET	II	01/08/1986
1363993		II	01/08/1986
1364007	ETHELRED HOUSE	II	20/12/1960
1363980		II	01/08/1986
1197956		II	20/12/1960
1182279		II	20/12/1960
1022050		II	20/12/1960
1182308	STABLES, RIDING SCHOOL AND ENTRANCE ARCHWAY TO CORSHAM COURT AND STABLES, RIDING SCHOOL AND SOUTH ENTRANCE ARCH	II*	20/12/1960
1284057	THE OLD BANK HOUSE	II	20/12/1960
1022051	THE PACKHORSE INN	II	20/12/1960
1284571	THE SHAM RUIN	II*	01/08/1986
1284062	TOWN HALL	II	20/12/1960
1022005	THE COACH HOUSE	II	01/08/1986
1363994		II	01/08/1986
1198000		II	01/08/1986
1022052		II	01/08/1986
1363995	MAYO FOUNTAIN	II	01/08/1986
1198017		II	01/08/1986
1022053		II	20/12/1960
1198022		II	01/08/1986
1022106	IVY HOUSE	II*	20/12/1960
1022054		II*	20/12/1960
1283661	SUMMERHOUSE AND GARDEN WALLS TO GARDEN EAST OF IVY HOUSE	II	01/08/1986
1198039		II	20/12/1960
1363946	IVY HOUSE STABLES	II	01/08/1986
1198895	THE OLD FIRE STATION	II	01/08/1986

1363947	HEYWOOD HOUSE PREPARATORY SCHOOL AND THE PRIORY	II	20/12/1960
1240081	K6 TELEPHONE KIOSK IMMEDIATELY EAST OF TOWN HALL	II	10/08/1995
1022036	THE VICARAGE	II	20/12/1960
1022037	NOS 42 AND 42A AND COTTAGE TO REAR OF NO 42	II	20/12/1960
1022038		II	20/12/1960
1022039	ROWAN HOUSE	II	20/12/1960
1363986		II	01/08/1986
1022040		II	01/08/1986
1363987	THE ROYAL OAK INN	II	01/12/1972
1022041	CHEVIOT HOUSE	II	20/12/1960
1022042		II	20/12/1960
1183003		II	20/12/1960
1363988	CORSHAM POST OFFICE	II	20/12/1960
1183008	JOHNSON'S BAKERY	II*	20/12/1960
1022043		II*	20/12/1960
1183013		II*	20/12/1960
1363989		II*	20/12/1960
1183036		II*	20/12/1960
1022044		II*	20/12/1960
1284213	MIDLAND BANK	II	01/12/1972



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