Heritage Statement - Addendum

In relation to

PROPOSED INTERNAL INSULATION, LIGHTING SCHEME AND GUTTERING REPLACEMENT

At

The Granary - Charlton House, Warrens Lane, Charlton All Saints, SP5 4HQ

On behalf of

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1 Introduction

1.1 Following the recent approval of application reference PL/2023/00426 for repairs and alterations to grade II listed The Granary at Charlton House by Wiltshire Council, this Heritage Statement Addendum is to provide additional information with respect to further proposed works to the listed building. This Addendum should be read in conjunction with the Full Heritage Statement, dated January 2023, and the submitted proposed plans and elevations, which are also submitted as part of this application.

1.2 This Addendum details the additional proposals to The Granary and the impact to the significance of the listed building.

2 Proposals and Heritage Impact Assessments

2.1 It is proposed to:

- Provide insulation and finish to the interior
- Provide insulation internally within the floor
- Provide an internal lighting scheme
- Replace existing guttering

Insulation and Finishing the Interior:

2.2 It is proposed to insulate with Celotex insulation and finish with plasterboard in-between the existing studs/posts of the walls. By insulating in-between the timber framing this would ensure that the characterful timbers, which do contribute in a positive manner to the significance of the designated heritage asset, would remain visible internally, enabling them to continue to be appreciated and to contribute to the internal appearance of the barn.

2.3 Importantly, an air gap would be retained between the proposed insulation and the weather boarding, which would ensure that the barn would continue to breathe and perform as originally intended.

2.4 It is also proposed to insulate the ceiling of The Granary with Celotex insultation and finish with plasterboard. The insulation and plasterboard would be over the rafters but in-between the principal, main roof members. As such, the interior space would be largely preserved with the main roof members and trusses remaining visible within the interior to the listed building.

2.5 Like the proposed insulation to the walls, there would be an air gap retained between the clay tiles and the Celotex insulation, which would ensure the breathability of the historic fabric, with natural gaps between the clay tiles.

2.6 Externally, the timber weatherboarding and clay tile roof would remain visually unaffected.

Provide insulation internally within the floor:

2.7 It is proposed to insulate with Celotex underneath the existing floorboards, cut to size and fitted in-between the existing floor joists, with the floorboards re-laid to match in a like for like manner. Visually there would be no impact on the appearance of the listed building with the proposed insulation works being beneath the existing floor, which would be re-laid to appear as existing. An air gap would be maintained between the floorboards and the insulation, with small air gaps within the existing floorboards enabling movement of air.

Impact of works relating to insulation:

2.8 The proposed insulation would provide an element of insulation for the users of the barn yet shall be installed in such a way to allow air flow and ensure that the historic structure would not be impacted upon. Consequently, it is considered that there would be no harm to the significance of the listed building.

Potential Negative Impacts:	None anticipated
Mitigation:	None required
Degree of Harm:	None anticipated
Overall Heritage Impact Assessment:	**NEUTRAL**

Provide an Internal Lighting Scheme:

2.9 It is proposed to install an internal lighting scheme within The Granary. The wiring runs would be largely hidden from view, being surface mounted on wood and hidden behind the plasterboard, so as to not impact upon any historic fabric and visually appear discreet within the interior of the listed building.

2.10 There is currently electricity within the barn with a main plug, which is used for lights, and there are some existing lights, which are now proposed to be replaced.

2.11 Full details of the proposed lighting system is contained within the submitted Planning Statement and proposed plans. But in summary clusters of new adjustable spotlights would be added to the mid-span cross beam members, illuminating both above and below the trusses. Additional spotlights would be positioned around the internal perimeter walls, with light switches positioned next to the internal access doors, either side of the barn, as well as emergency exit illuminated signs located above each of the internal doors. It is also proposed to replace the external flood lights.

Impact:

2.12 As there is existing electricity/lights within the barn, and there would be no physical impact upon the historic fabric of the listed building with its proposed installation, with wiring runs being surface mounted and discreetly hidden, there would be minimal impact upon the significance of the listed building, with the lighting scheme sensitively highlighting the existing internal architectural features of the listed building.

2.13 It is considered that there would be no harm to the significance of the listed building.

Potential Negative Impacts:	None anticipated
Mitigation:	None required
Degree of Harm:	None anticipated
Overall Heritage Impact Assessment:	**NEUTRAL**

Replace Existing Guttering:

2.14 The existing guttering to the front and rear elevation is currently black uPVC. This is a non-traditional, modern material and is considered to detract from the special historic and architectural interest of the listed building due to its appearance. It is proposed to replace the existing harmful guttering with black painted cast iron guttering. This would be a real benefit for the listed building, with the proposed cast iron guttering offering a much more in-keeping and traditional material for use on the listed building than the un-sympathetic modern material uPVC.

Impact:

2.15 The proposed replacement cast iron guttering would offer a benefit to the appearance of the listed building with the proposal being a more in-keeping and traditional choice of material than the existing uPVC guttering. Consequently, it is considered that there would be a positive impact to the significance of the listed building.

Potential Negative Impacts:	None anticipated
Mitigation:	None required
Degree of Harm:	None anticipated
Overall Heritage Impact Assessment:	**MINOR POSITIVE**

Setting of Heritage Assets:

2.16 With the works being predominantly internal there would not be any impact upon the setting of the nearby heritage assets elsewhere on site, with their settings remaining unchanged and unaffected by the proposals.

3 Conclusion/Summary

3.1 In conclusion, the proposals fall into the neutral and positive impact categories, with no detrimental impact identified to the significance of the heritage asset, settings of the listed buildings and non-designated heritage assets.

3.2 The significance of the heritage asset and its setting would remain unharmed, and the proposals would therefore satisfy the requirements of the adopted development plan policies, which seek to protect heritage assets and would adhere to the policies within the National Planning Policy Framework.