



Gateway 36 Phase 3, Dearne Valley Parkway, Hoyland, South Yorkshire

Desk-Based Heritage Assessment

Client: Harworth Group

Local Planning Authority: Metropolitan Borough of Barnsley

Planning Reference: TBC

NGR: SE 3543 0124

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Every effort has been made to ensure the accuracy of reporting and appropriateness of recommendations. This report is based on information available at the time of writing, from the sources cited. It does not preclude the potential for future discoveries to be made, or for other unidentified sources of information to exist that alter the potential for archaeological impact. Any opinions expressed within this document reflect the honest opinion of Prospect Archaeology. However, the final decision on the need for further work rests with the relevant planning authority.
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Executive Summary

Commercial development is proposed at Deane Valley Parkway (Gateway 36 Phases 2A, 2B & 3) in Hoyland, South Yorkshire. Prospect Archaeology Ltd has prepared a desk-based heritage assessment report for Phase 3 on behalf of the Harworth Group to accompany a planning application. Phases 2A and 2B have been scoped out following consultation with South Yorkshire Archaeology Service.

This report has been prepared to consider the archaeological and historical implications of the proposed development in support of the planning application. A map regression exercise and documentary search have provided background information about the history of the site. In addition, a site visit was made to assess existing ground conditions and archaeological potential.

Eight designated assets have been identified within the study area, all of which are grade II listed. None of the assets are within the site or share significant views with the site.

A further five undesignated assets have been identified in the study area. These include ridge and furrow, the possible site of the Civil War battle of Tankersley Moor and a deer park. The site was used as a colliery during 19th and 20th century, including major railway infrastructure. During the late 1980s the majority of the latter was removed and the site was turned over to opencast coal mining before restoration.

The proposed development will have no direct or indirect impact on any designated assets. Previous mining activity up to the 21st century will have removed most of the archaeological potential and no further archaeological work is warranted.

1.0 Introduction

- 1.1.1 Prospect Archaeology Ltd has been appointed by the Harworth Group to prepare a heritage assessment to assess the cultural heritage impact for proposed commercial development at Dearne Valley Parkway (Gateway 36) in Hoyland, South Yorkshire, part of the former site of Rockingham Colliery. Phases 2A & 2B of the Gateway 36 scheme have been scoped out of this report following consultation with South Yorkshire Archaeology Service. This report, therefore, considers the known and suspected built heritage and archaeological remains lying within and adjacent to the Phase 3 site.

2.0 Site Description

- 2.1.1 The site is an irregular parcel of land, approximately 10 hectares, located about 400m east from the edge of Birdwell and 800m north of Hoyland Common, South Yorkshire, centred at SE 3543 0124. It lies in Barnsley District though historically lay in the townships of Nether Hoyland and a fragment in Worsborough.
- 2.1.2 The area is principally reclaimed colliery, opencast mining and railway land, now predominantly pasture and plantations. To the north it is bounded by a mixture of plantation and residential development, to the west by a pond, to the east by light industrial development, and to the south by the Dearne Valley Parkway.

3.0 Geology and Topography

- 3.1.1 The site undulates due to historic dumping of soil from mine and colliery workings, though generally slopes north from the Dearne Valley Parkway, towards a narrow valley beyond the northern border where the Short Wood Dike watercourse used to run. The ground level is 129m AOD in the south, dropping to 121m in the north.
- 3.1.2 The site is situated on the Pennine Middle Coal Measures Formation of interwoven Mudstone, Siltstone and Sandstone, with no recorded superficial geology (<http://mapapps.bgs.ac.uk/geologyofbritain/home.html>). The area is marked on the Coal Authority interactive map as an area of past and current surface mining (<http://mapapps2.bgs.ac.uk/coalauthority/home.html>).

4.0 Assessment Methodology and Significance Criteria

4.1 Built Heritage

- 4.1.1 Built heritage includes listed buildings, conservation areas, registered parks and gardens, and scheduled monuments. It also includes non-listed buildings of local architectural or historic interest which are included in the Historic Environment Record. All statutorily protected built heritage assets are of national importance.
- 4.1.2 The historic built environment is assessed in accordance with the procedures set out in Historic England Advice Notes. Of particular significance in this report is The Setting of Heritage Assets, Historic Environment Good Practice Advice in Planning: 3 (2nd Edition) (Historic England 2015).

Within this document a staged approach is proposed:

Step 1: identify which heritage assets and their settings are affected

Step 2: assess whether, how and to what degree these settings make a contribution to the significance of the heritage asset

Step 3: assess the effects of the proposed development, whether beneficial or harmful, on that significance

Step 4: explore the way to maximise enhancement and avoid or minimise harm

Step 5: make and document the decision and monitor outcomes

4.2 Buried Heritage

4.2.1 The buried heritage (archaeology) has been considered through desk-based assessment and a site visit. A full list of referenced sources is provided and references are given. Staff at the South Yorkshire Historic Environment Record (HER) gave advice and information about known archaeological sites of interest in the vicinity of the study area, and where relevant, these were further investigated. Relevant primary and secondary sources were consulted at the Barnsley Archives (BA), and Sheffield Archives (SA). Additional sources consulted included:

- information available on a variety of internet sites including, The National Archives (<http://discovery.nationalarchives.gov.uk/>) and the Archaeology Data Service (<http://ads.ahds.ac.uk/>); the Heritage Gateway (www.heritagegateway.org.uk); and data from PastScape (www.pastscape.org.uk). A full list of sites accessed can be found in the Bibliography section;
- cartographic sources held by the Ordnance Survey and Promap (www.promap.co.uk);
- A site visit was undertaken by Jim Bonnor.

4.2.2 The historical development of the site has been established through reference to these sources and is described in the Baseline Conditions section of this report. This has been used to identify areas of potential archaeological interest. Each area of archaeological potential has been assessed for its archaeological significance in geographical terms, although it should be noted that despite the national policy guidance's reliance on geographical significance, there is no statutory definition for these classifications:

- International – cultural properties in the World Heritage List, as defined in the operational guidelines for the implementation of the World Heritage Convention;
- National – sites or monuments of sufficient archaeological/historical merit to be designated as Scheduled Ancient Monuments. Other sites or monuments may also be considered of national importance but not appropriate for scheduling due to current use(s) or because they have not yet been fully assessed;

- Regional – sites and monuments of archaeological or historical merit that are well preserved or good examples of regional types or that have an increased value due to their group associations, regional rarity or historical associations.
- Local – sites and monuments of archaeological or historical interest but that are truncated or isolated from their original context and are of limited use in furthering archaeological or historical knowledge.
- Negligible – areas of extremely limited or no archaeological or historic interest. These commonly include areas of major modern disturbance such as quarries, deep basements etc.

4.2.3 The concluding chapter of this document summarises the findings and provides an opinion on the potential for archaeological remains to be identified, the likely importance of such remains should they exist and the likely impact of the proposed development. Recommendations for further work are provided.

5.0 Baseline Conditions

5.1.1 The assessment of existing conditions has been based on a 'study area' extending 1000m from the boundary of the proposed development. This enables the significance of existing and potential archaeological features to be considered in their local, regional and national contexts.

5.1.2 The source of the monuments (Figure 2; Tables 1 and 2) noted in the following text are from the South Yorkshire Historic Environment Record (HER) and the National Heritage List for England (NHLE) and have the prefixes HER and NHL respectively. Known and suspected archaeological remains are summarised and discussed in the following sections.

5.2 Designated Heritage Assets

Step 1: Identification

5.2.1 There are 8 designations within the study area, two of them relating to the same asset. The closest of these, c.350m northwest of the site is a mid-18th century barn on Green Hay Way (NHL1315079), now a house. Views to the building are obscured by development associated with the asset's conversion to residential use.

5.2.2 To the west of the site, 470m away, is the Tankersley Mine Rescue Station (NHL1376008), the first purpose-built Coal Mines rescue station, built in 1902. About 230m southwest of the Rescue Station is Stone Bar Farmhouse and attached stable and barn (NHL1191991), dating to the 18th and turn of the 19th century. One hundred and fifty metres north of the Rescue Station is the Birdwell Obelisk, dated 1775 and erected for the 2nd Earl of Strafford.

5.2.3 Almost 900m northwest of the site are a group of grade II listed buildings: Roxley Old Hall (NHL1151048) and the Hall's Great Barn (NHL1286642). These constitute early 18th century cowhouses and a barn, now converted to dwellings.

- 5.2.4 To the east of the site, on the edge of the study area, are a further brace of grade II listed buildings: one is a tower, known as Hoyland Lowe Stand (NHL1151093) built in around 1750 for the Marquis of Rockingham; the other is the Church of St. Peter, built in 1830 (NHL1315062).

Step 2: Contribution of Setting to Significance

- 5.2.5 The site is not considered to make a contribution to the setting of any of the above assets.

Table 1: Designated Heritage Assets within 1000m of the site

NHL No	Name / description	Grade
1151048	Rockley Old Hall	II
1151093	Hoyland Lowe Stand	II
1191991	Stone Bar Farmhouse with Attached Stable and Barn	II
1192461	Birdwell Obelisk	II
1286642	Rockley Old Hall (The Great Barn)	II
1315062	Church of St Peter	II
1315079	Barn, Hay Green Way	II
1376008	Tankersley Mine Rescue Station	II

5.3 Undesignated Heritage Assets

Prehistoric Period (10,000BC – 43AD)

- 5.3.1 There is little evidence for prehistoric activity in the study area. There is a probable cropmark enclosure (HER4448), possibly prehistoric or Roman, to the north of the site. Previous assessments mention a flint found near Roxley Old Hall (HER4374).

Roman Period (43AD to 410AD)

- 5.3.2 There is similarly little evidence for Roman period activity and nothing in the study area barring the cropmark HER4448. The nearest recorded asset would appear to be the finding of two coins of the 3rd century AD at Tankersley church in 1881 (HER806). Further coins have been found near Roxley Old Hall (HER4138) and during the construction of Roxley Abbey in the 19th century (ASWYAS, 2000).

Early Medieval & Medieval (5th – 16th centuries)

- 5.3.3 There are no known potential early or later medieval assets within the site. The township boundary between Worsborough and Hoyland cuts across the west of the site and most of the site lies in Hoyland. The name Hoyland derives from Old English and refers to a spur or strip of land. In Domesday Book Hoyland is a very small settlement possessing significant woodland, listed under the lands held by William of Warenne and Roger of Bully; formerly in the possession of Rethar and Earl Harold. Much of the site was undoubtedly common during the medieval period; field names

reference the common on the Hoyland manor map of 1771. Further field names refer to the term 'royd' which indicates assarting of woodland and may indicate the site was on the transition between common and woodland, before much of the woodland was cleared.

- 5.3.4 Tankersley Deer Park (HER5804) is situated on the southern edge of the study area, a walled park which was probably created around 1303-4 when the Charter Rolls record the granting of the Free Warren to Hugh de Elland within the manors of Tankersley and Elland. There are no other medieval references to the park (James, 2005). An area of ridge and furrow (HER7138) was identified by geophysical survey on the eastern edge of the study area.

Table 2: Undesignated Heritage Assets within 1km of the site

HER No.	Name / description	Period / date
4448	Cropmark Enclosure	Iron Age/Roman
4379	Glebe Farm Dovecote (NHL1151075)	Post-medieval
5379	Upper Hoyland Hall	Post-medieval
5804	Tankersley Deer Park	Medieval
6493	Hoyland Lowe Stand (NHL1151093)	Post-medieval
6494	Birdwell Obelisk Folly (NHL1192461)	Post- medieval
7033	Tankersley Mine Rescue Station (NHL1376008)	Post-medieval
7138	Ridge and Furrow	Medieval
12218	Tankersley Moor Putative Battlefield Site	Civil War

Post-medieval – Modern Periods (mid-16th – present)

- 5.3.5 Upper Hoyland Hall (HER5379) is on the edge of the study area to the northeast of the old slag heaps. It was the home of the Townend family and although much altered, contains the timber core of a late 16th century house. This family owned much of the land within the site in the 18th century, but the estate was sold to settle debts in 1779 (Clayton, nd). Also believed to be of 16th century date is the dovecote at Glebe Farm (NHL1151075).
- 5.3.6 The Common, which included the very southern tip of the site, was enclosed in c.1794 and was in the property of the Earl Fitzwilliam.
- 5.3.7 HER12218 is the putative site of the battle of Tankersley Moor, fought in 1643 and referred to in the writings of the Duchess of Newcastle; a cannon ball was reportedly found in 1917 near Tankersley Lane.
- 5.3.8 Tankersley Park (HER5804) was improved in the 18th century. It appears to have been short-lived, being allowed to decay and eventually given over to agriculture and the mining of iron and coal.

From 1793 the mining of ironstone increased in scale in Tankersley which supplied Thorncliffe, Elscar and Milton ironworks (ASWYAS, 1999).

- 5.3.9 Just south of Upper Hoyland lies a tower, built c1750 for the 1st Marquis of Rockingham (NHL 1151093), being a square tower of two storeys with a taller square stair turret projection in coursed rubble sandstone with no roof. It has been suggested the tower was part of a hunting lodge, subsequently used as a private residence in the 19th and 20th centuries.
- 5.3.10 Construction on the Barnsley to Sheffield Branch of the South Yorkshire Railway (SYR) began in 1852. Initially promoted as the South Yorkshire Coal Railway, it was enacted in 1847 as the South Yorkshire Doncaster and Goole Railway Company. Also known as the Blackburn Valley Line, the Barnsley to Sheffield Branch became operational for passengers and goods 1854 (http://www.spick.co.uk/railways_one.htm). The line was doubled in 1876, no doubt in response to increased traffic with the establishment of operations such as Rockingham Colliery. The Wharncliffe Branch line was established at the turn of the 19th century to serve the Wharncliffe Silkstone Colliery.
- 5.3.11 Coal was being extracted in Hoyland and Worsborough before 1700 (Hey, D, 1979). Rockingham Colliery occupied much of the site and the first shaft was sunk in c1873 by Thorncliffe Partners, (later Newton Chambers & Co.) on land leased from the Earl Fitzwilliam from 1872 (Hill, A, 2001) and worked the Thorncliffe Thin and Silkstone coal seams (<https://hemingfieldcolliery.org/pits-rockingham-colliery/>). It incorporated state-of-the-art coke production equipment from the start, featuring 170 beehive shaped coke ovens north of the SYR and incorporated an automated coke extractor which ran on rails adjacent to the ovens and cleared out 25 ovens a day. A gas works was established to the south in 1883 where experimental work was done with the disinfectant properties of benzole, but the results never became commercially viable. The ovens were replaced in 1908 by a battery of 45 Koppers regenerative ovens on the old gas works line (Hill, A, 2001).
- 5.3.12 The coke ovens were shut down in 1929 and from 1930 the coal was transported via an aerial ropeway – one of the first in the country – to the Smithy Wood coking plant at Ecclesfield (Bennet, 1979).
- 5.3.13 The tip east of the railway was begun in 1921, the waste coming first via a bridge over the railway and by 1930 by an aerial ropeway. A second ropeway was added in 1935 and these were used until 1945 when they were replaced by a tipper. The colliery closed in 1979 (Bennet, 1979). Applications were made in the early 1980s to develop a large area of land north of Nether Hoyland and Hoyland Common, including the site, for opencast mining (SYCC/ADMIN/2/1/7).
- 5.3.14 The listed Tankersley Mine Rescue Station (NHL1376008) situated in Birdwell, has a date stone of 1902 and is believed to be the first rescue station away from the colliery. To the north is the listed Birdwell Obelisk Folly (NHL1192461); it is a tall pyramid topped square sandstone column, dating to 1775 and was built for the 2nd Earl of Strafford.

5.4 Map Regression

Jeffery's Map of Yorkshire 1771 (Figure 4)

- 5.4.1 The site can only be located generally. Hoyland common is marked as a shaded area. There is no development in the area.

Hoyland Plan of the manor, 1771, Wilm Fairbank (Figure 5)

- 5.4.2 This shows all of the site save for a small corner in Worsborough. The site is enclosed agricultural land, mostly known as Goodman's Royd and in the ownership of Francis Townend.

Ordnance Survey 1855 (1:10,560) (Figure 6)

- 5.4.3 The site is agricultural, divided into a number of fields with a small stone quarry on the southern boundary. The South Yorkshire Railway (SYR) runs north-south through the eastern part of the site: a signal post and footbridge are marked in the site along with a culvert under the railway for the dike.

Ordnance Survey 1893 (1:2,500) (Figure 7)

- 5.4.4 Rockingham Colliery has been established along with sidings from the railway. As well as the two shafts and main and ancillary mine buildings at the very southern end of the site, an extensive series of coke ovens runs between the sidings and the main railway line. An air shaft, sawmill and further ancillary buildings run along the dike to the north of the main buildings. Rail tracks head north from the shafts to a waste tip to the north, in the centre of the site. Land to the north is untouched. Land to the east of the SYR remains agricultural except for the area around the sandstone quarry which appears unused: a footpath runs through it.

Ordnance Survey 1905-6 (1:2,500) (Figure 8)

- 5.4.5 Now the Wharnccliffe Branch of the SYR runs northeast-southwest just beyond the northern border, clipping the northwest corner of the site and further sidings have been built from this line to the colliery, through the waste heap in the centre of the site.

Ordnance Survey 1931 (1:2,500) (Figure 9)

- 5.4.6 The quarry area east of the railway is now being used as a waste heap, served by an aerial cable or conveyor. There has been some reconfiguration of the main colliery building complex and sawmill; the coke ovens in particular have been reduced in size or disused altogether as the coal began to be shipped to the Smithy Wood works for treatment.

Ordnance Survey 1956-62 (1:2500) (Figure 10).

- 5.4.7 There has been further remodelling of the mine buildings. The size of the slag heaps south of the railway have increased and ponds have appeared. The extents of the disused quarry on the eastern boundary of the site are shown.

Ordnance Survey 1971-4 (1:2500) (Figure 11)

- 5.4.8 There are buildings on the slag heaps north of the colliery and sludge beds to the north of the mine buildings where there have also been some changes. The number of sidings has reduced.

Ordnance Survey 1988-91 (1:10,000) (Figure 12)

5.4.9 The colliery buildings, sidings and railway infrastructure have been removed and a small number of new buildings have appeared in the southern end of the site. This is all, no doubt, in connection with the use of the site as an opencast coal mine. Much of the central and southern areas are marked as disused tips (slag heaps).

5.5 Site visit and Historic Landscape Characterisation

5.5.1 A site visit was undertaken on 16th October 2019 by Jim Bonnor. The site was a mixture of young plantation and open grass consistent with restoration works following mining in the later 20th century. A large spoil heap from the creation of the pond to the south of the site sat on the southern boundary.

5.5.2 The South Yorkshire Historic Landscape Characterisation (Fig. 3) divides the site into three types described as Reclaimed Coal Mine (HLC6901, 6902 & 6907). The mine workings have all been removed and the area is characterised by the former slag heaps. All legibility of the former landscape in these areas has been removed by former mining.

6.0 Assessment

6.1 Proposed Development

6.1.1 The development proposal is for the construction of two office and warehouse units and associated parking, access and services along with a pond to the north (Fig.13).

6.2 Designated Assets

Step 3: Effects of proposed development

6.2.1 There will be no direct or indirect impact on any designated assets.

Step 4: Enhancement / Avoiding Harm

6.2.2 There are no recommendations.

Step 5: Conclusions

6.2.3 There will be no direct or indirect impact on any designated assets.

6.3 Archaeological Potential

6.3.1 The site was probably originally woodland/common, before being cleared and enclosed at some unknown date and used for agriculture until the establishment of the Rockingham Colliery on the southern part of the site.

6.3.2 The study area demonstrates a Low potential for remains of the later prehistoric and Roman periods and lies within the area of late 20th century opencast mining. Historic mapping and published photographs show the buildings of the Rockingham Colliery were demolished and the area has been landscaped as part of the restoration. There was also considerable historic dumping of material and quarrying in the south-eastern part of the site. It is considered there is also a Low potential for remains of the Rockingham Colliery and associated railways to survive, and

comparison with other evaluated examples (Davies 2010) suggest that preservation will be poor and any remains would be of Negligible significance. The landscaping may also have meant that any surviving remains may be relatively deeply buried. It is considered that no further archaeological work is warranted.

7.0 Conclusions

7.1.1 The proposed development on this site will have no direct or indirect impact on any designated assets. The potential for early archaeology is Negligible given the use of the site as a colliery and railway. Similarly, later opencast mining and restoration will have significantly affected remains of the colliery. No further archaeological work is recommended.

8.0 References

8.1 Published Documentary Sources

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DCMS, 2013 *Scheduled Monuments & nationally important but non-scheduled monuments*, Department for Culture Media and Sport

Hill, A, 2001 *The South Yorkshire Coalfield – A History and Development*

Hey, D, 1979 *The Making of South Yorkshire*

James, T, 2005 *The proposed junction 36 (M1) Surface Mine at Tankersley, Barnsley, South Yorkshire, Archaeology and Cultural Heritage Assessment*, AC Archaeology Report No. 7104/1/0

Threkheld, J, 2003 *Pits – A Pictorial History*

8.2 Cartographic / Archival Sources

Ordnance Survey 1:2,500 1893, 1905, 1931, 1956-62, 1971-4, 1988-91

Ordnance Survey 1:10,560 1855, 1965-6

Jeffery's Map of Yorkshire, 1772

SA FC/P/Wath/23S *A Map of Hoyland Common Allotments*

SA FC/P/Wath/13L Hoyland. Plan of the Manor, the Property of the Marquis of Rockingham, 1771

SA SYCC/ADMIN/2/1/7 Architectural Plans for the proposed opencast coal scheme by National Coal Board Open Cast Executive

8.3 Digital Sources

<http://ads.ahds.ac.uk/>

<http://environment.data.gov.uk/ds/survey/index.jsp#/survey>

<http://discovery.nationalarchives.gov.uk/>

<https://opendomesday.org/place/SE3600/hoyland-nether/>

<http://mapapps.bgs.ac.uk/geologyofbritain/home.html>

<http://mapapps2.bgs.ac.uk/coalauthority/home.html>

<http://www.heritagegateway.org.uk/gateway/>

<https://www.old-maps.co.uk>

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

<http://www.magic.gov.uk/>

www.pastscape.org/homepage/

<https://www.barnsley.gov.uk/documents/wessex/HOY3%20Site%20Assessment.pdf>

http://www.spick.co.uk/railways_one.htm

9.0 Figures



Figure 1: Site Location Map (source OS Opendata)

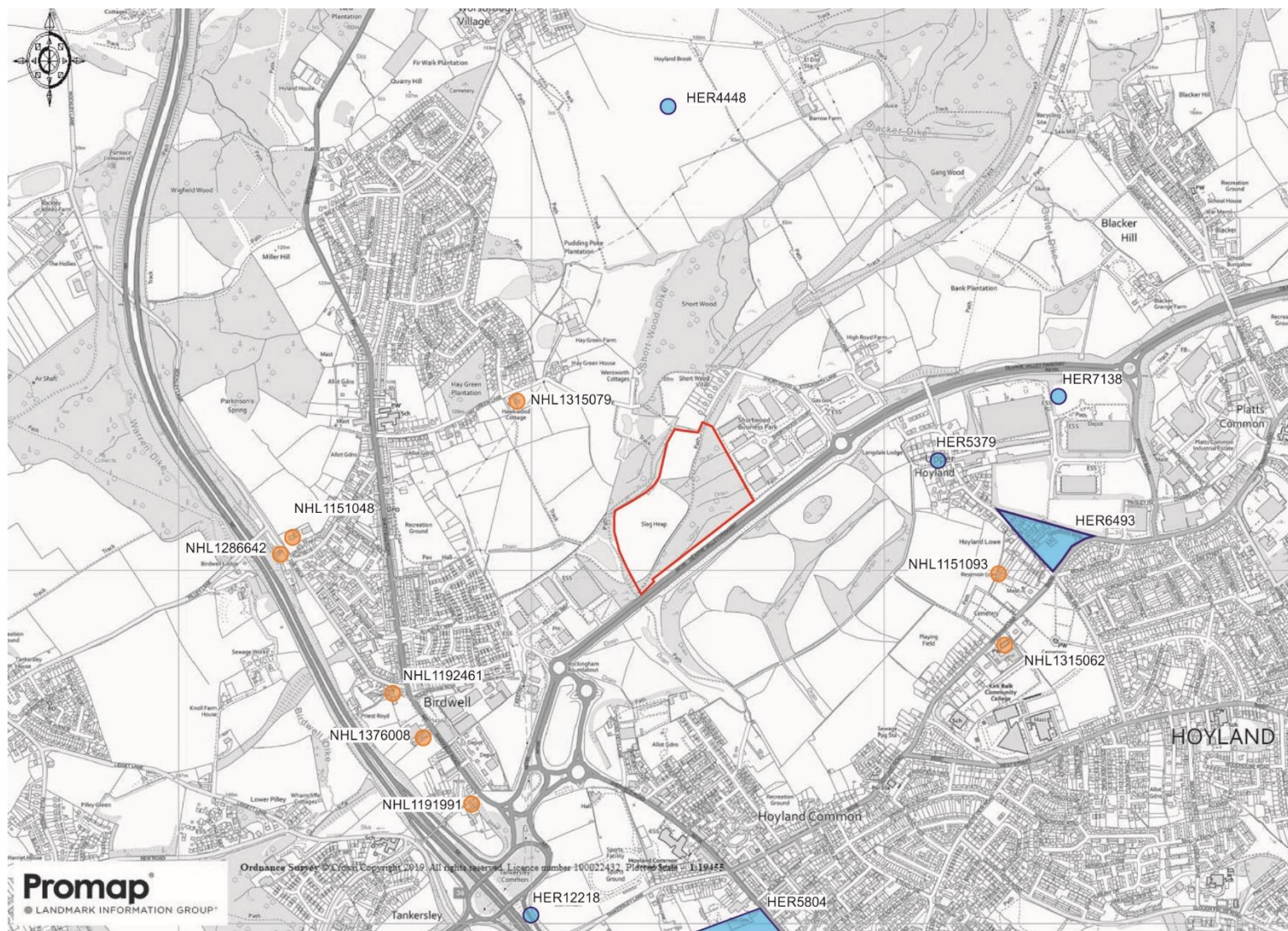


Figure 2: Heritage assets (South Yorkshire HER)

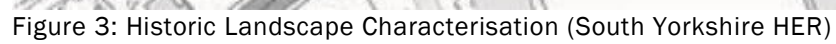




Figure 4: Jeffery's Map of Yorkshire, 1772.

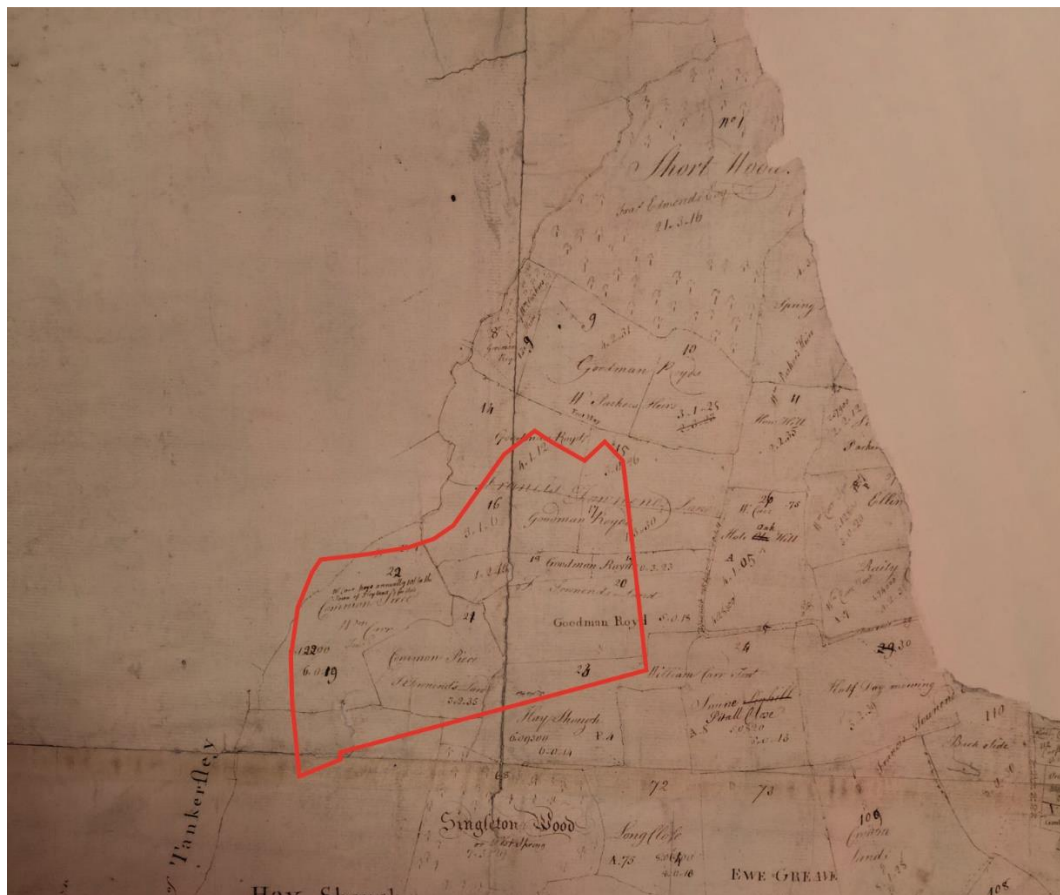
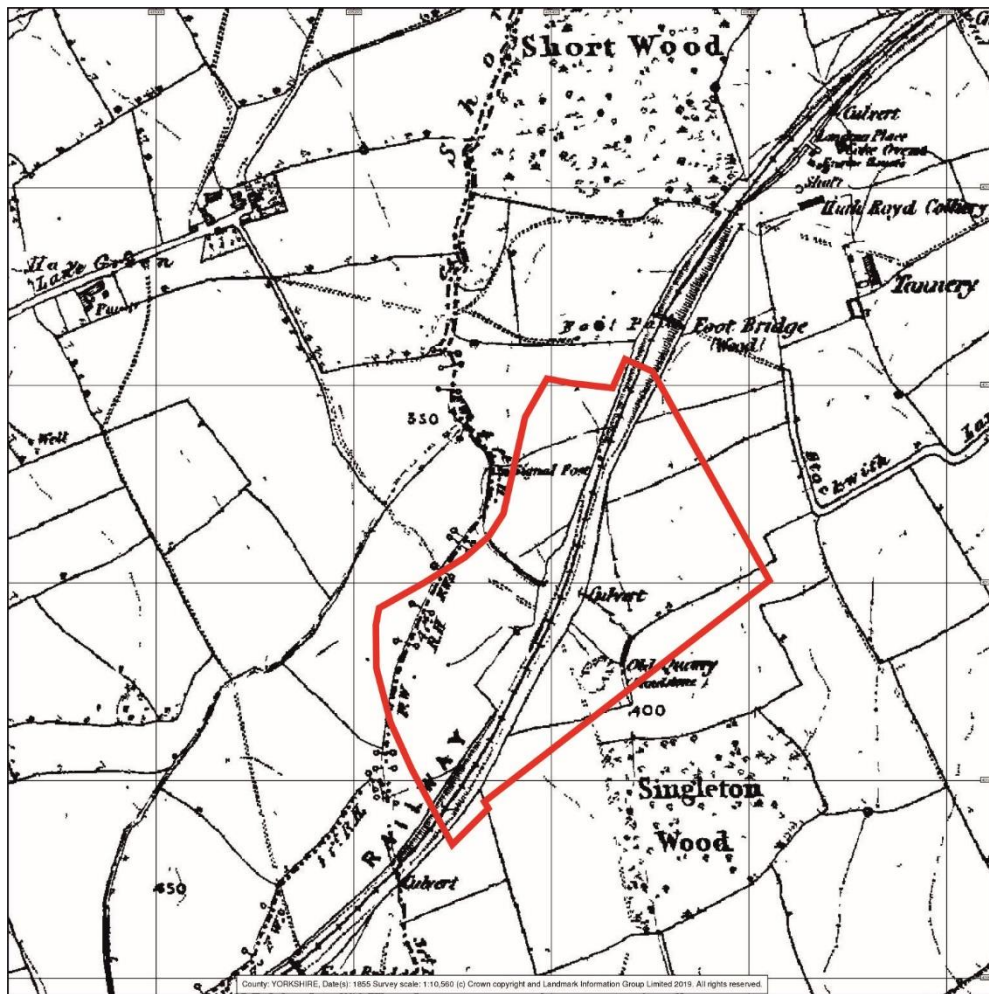


Figure 5: A plan of the Manor of Hoyland 1771 (Sheffield Archives)



Gateway36 Rockingham DBAfinal

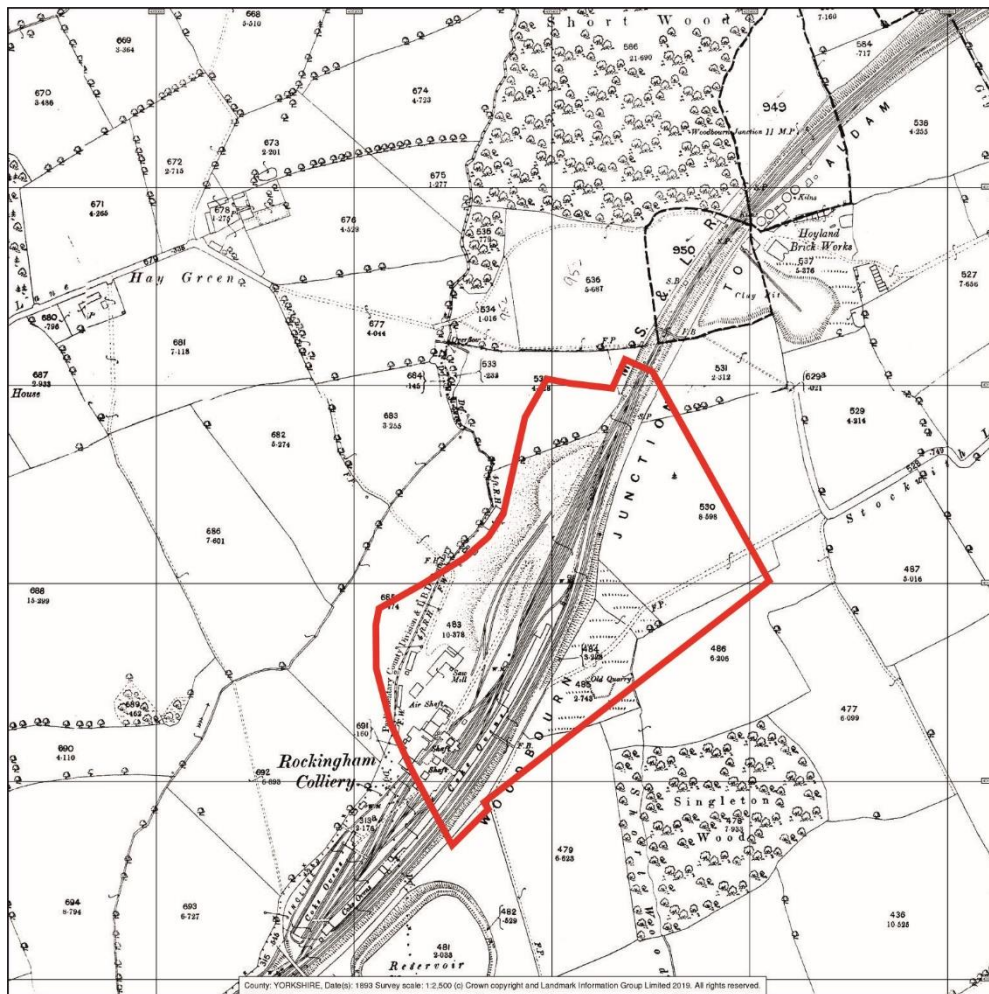


Figure 7: Ordnance Survey 1893, 1:2500

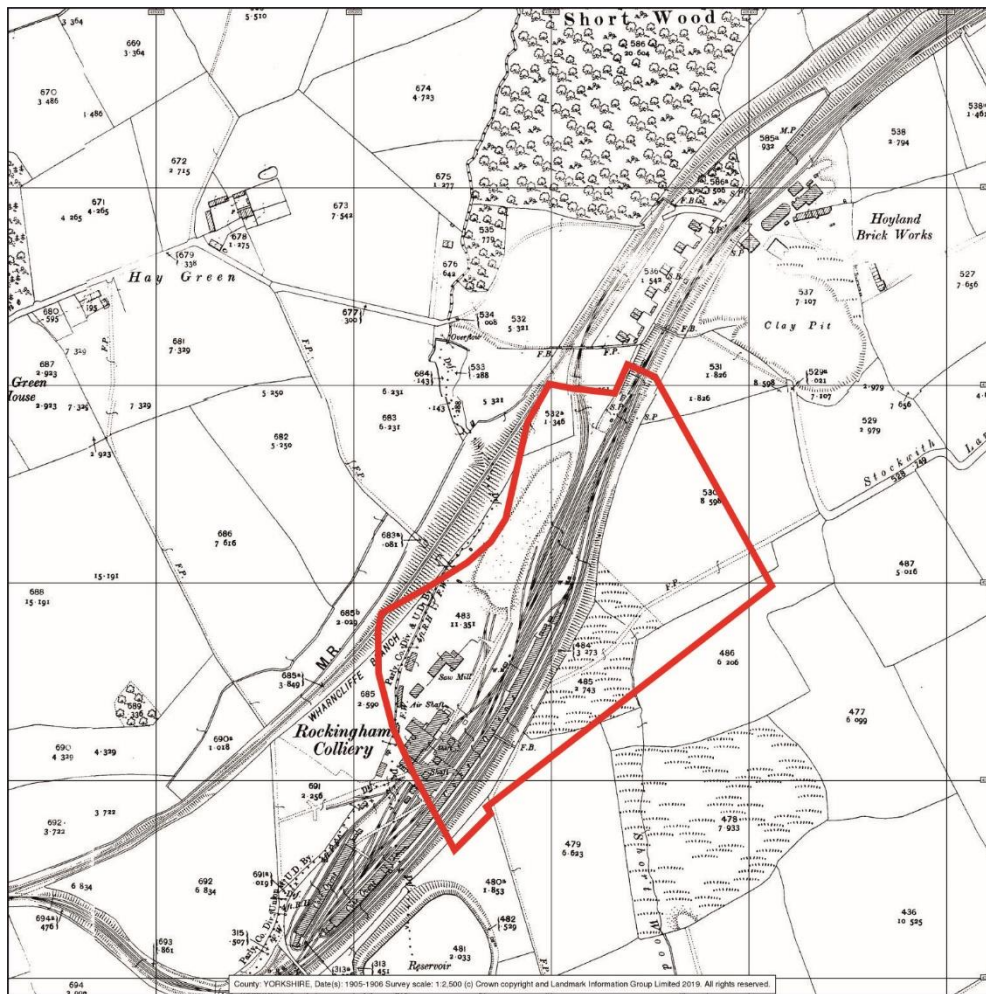


Figure 8: Ordnance Survey 1905-6, 1:2500

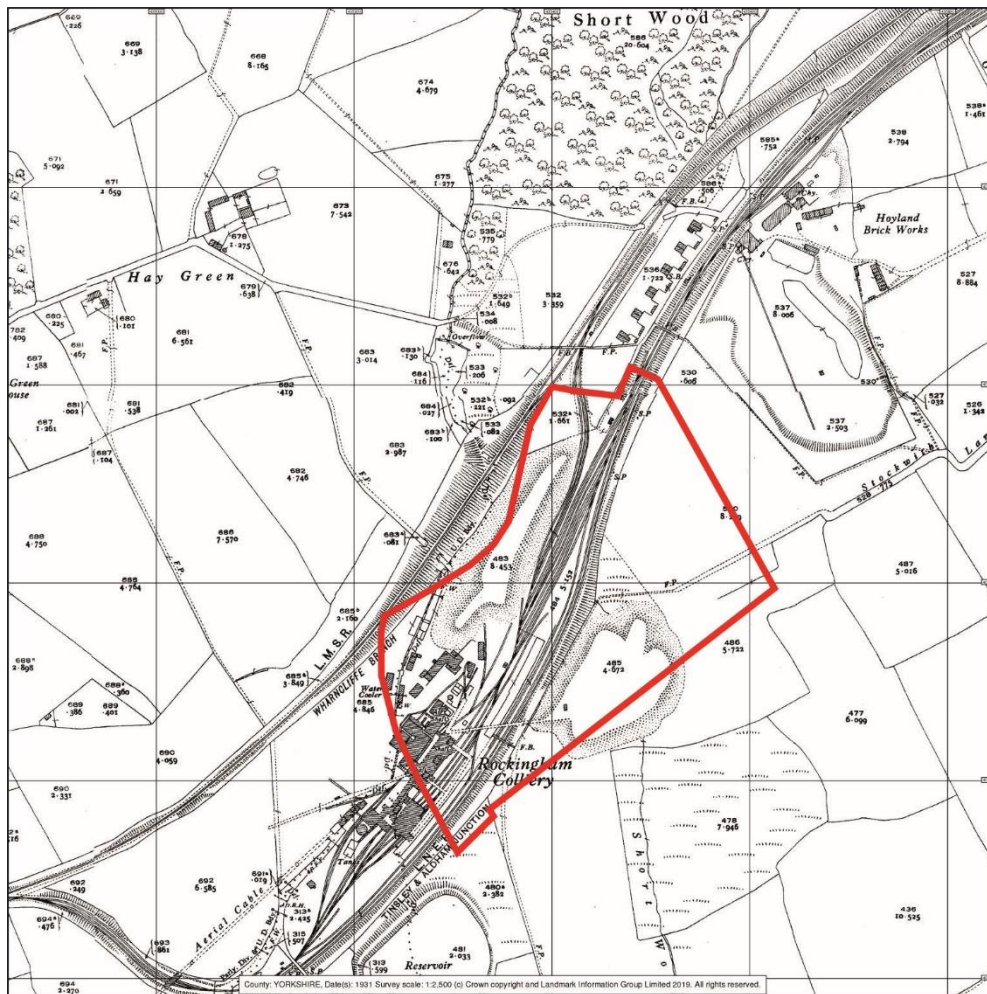


Figure 9 Ordnance Survey 1931 1:2500

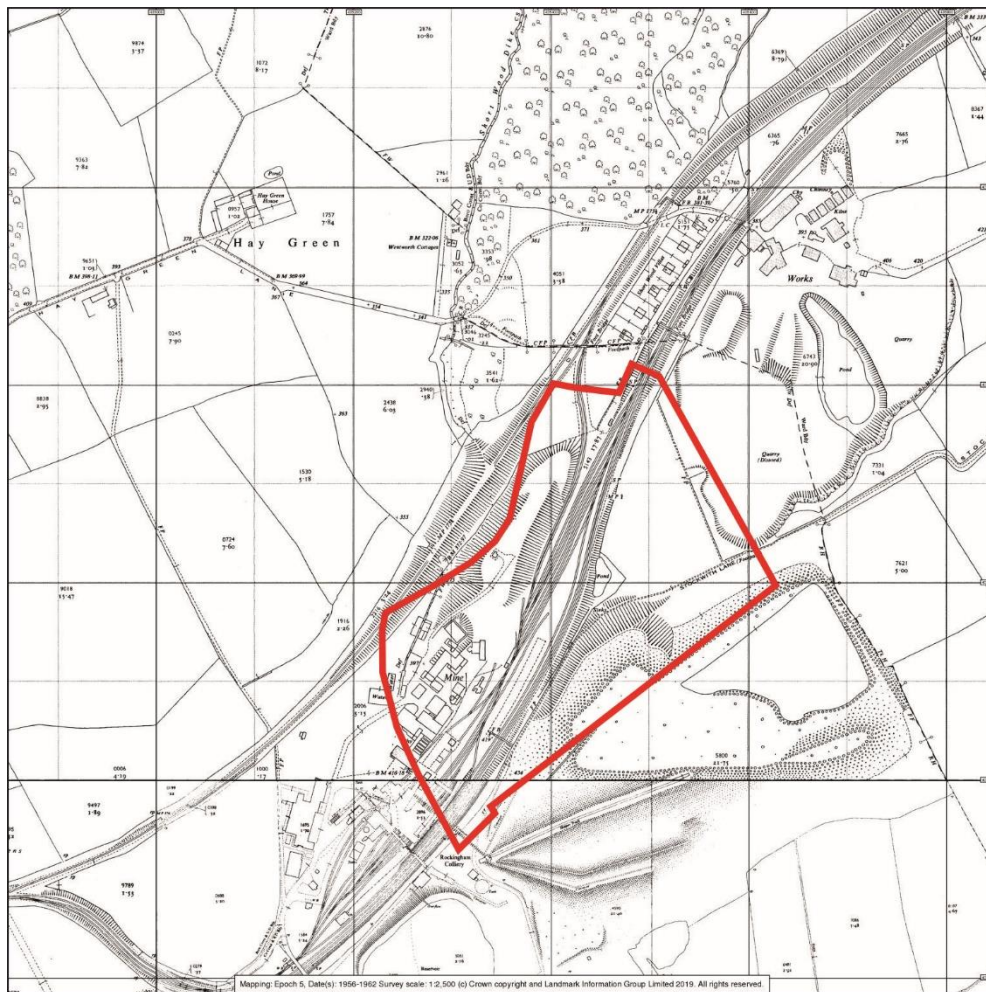


Figure 10 Ordnance Survey 1956-62 1:2500



Figure 11 Ordnance Survey 1971-74, 1:1250



Figure 12 Ordnance Survey 1988-91, 1:10,000

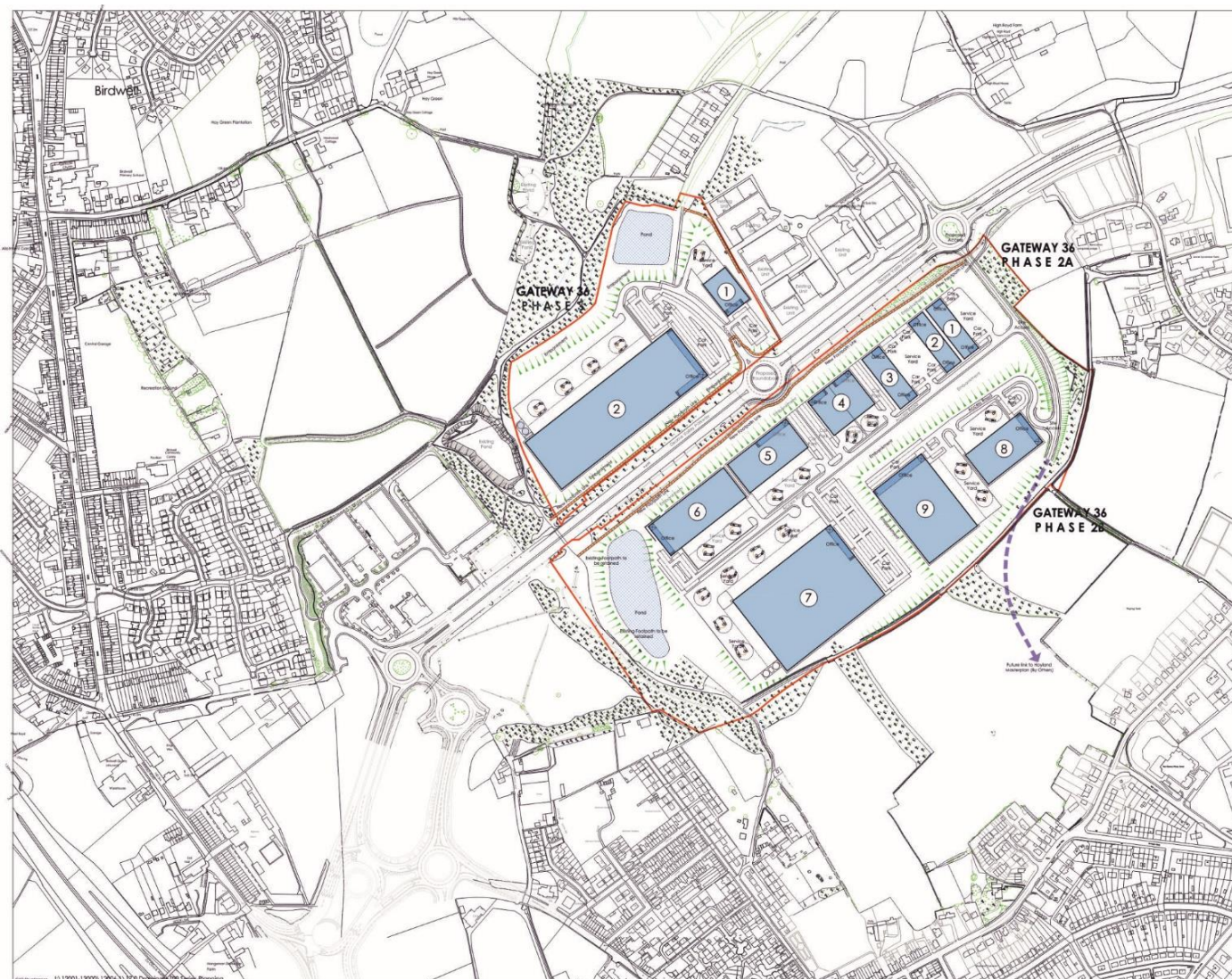


Figure 13: Development Master Plan (Gateway 36 Phase 3)

10.0 Plates



Plate 1: View across the north of the site, looking east



Plate 2: View looking along the western boundary from the northwest corner



Plate 3: View from top of spoil heap at the southern boundary of the site, looking north



Plate 4 View from the spoil heap looking southeast



Plate 5: View from the spoil heap looking east



Plate 6: View from the western boundary looking east across the centre of the site



Plate 7: View to the spoil heap from the western boundary



Plate 8 Remains of Rockingham Colliery c.1988. The site is along the left-hand side of the picture (Threkheld, 2003)

Appendix 1: Legislation and Planning Policy Context

Ancient Monuments and Archaeological Areas Act 1979 (AMAAA)

The Act is the primary legislation protecting archaeological remains within the United Kingdom. It identifies as a duty of the Secretary of State the need to compile and maintain a schedule of ancient monuments of national importance, to allow for their preservation, so far as possible, in their current (at the time of scheduling) state.

A statement setting out current Government policy on the identification, protection, conservation and investigation of nationally important (both scheduled and nationally important non-scheduled) ancient monuments was published in October 2013 (DCMS 2013).

Where works to scheduled monuments are proposed for development-related purposes, the Secretary of State has particular regard to the following principles:

Only in wholly exceptional cases will consent be granted for works could result in substantial harm to, or loss of, the significance of a Scheduled Monument; and

In cases that would lead to less than substantial harm to the significance of a Scheduled Monument the harm will be weighed against the public benefits of the proposal (DCMS 2013, para 20).

This legislative position is directly reflected in the National Planning Policy Framework (NPPF) which states that “Where a proposed development will lead to substantial harm to (or total loss of significance of) a designated heritage asset, local planning authorities should refuse consent, unless it can be demonstrated that the substantial harm or total loss is necessary to achieve substantial public benefits that outweigh that harm or loss...” (NPPF, para 195), and “Where a development proposal will lead to less than substantial harm to the significance of a designated heritage asset, this harm should be weighed against the public benefits of the proposal including, where appropriate, securing its optimum viable use” (NPPF, para 196).

Where consent is granted for works that could result in harm to, or loss of, the significance of a Scheduled Monument, conditions are expected to be imposed that provide for recording of information that adds to our understanding of the significance of that monument. Those conditions are likely to be designed to ensure that:

- the project design seeks to further the objectives of relevant international or national research frameworks;
- use is made of appropriately skilled teams with the resources to fully implement the project design to relevant professional standards (such as those published by the Institute for Archaeologists);
- the project design provides for the full analysis, publication and dissemination of the results, including the deposition of reports in the relevant Historic Environment Record (HER), to a set timetable; and
- provision is made in the project design for the conservation and deposition of the site archive with a local museum or other public depository willing to receive it (DCMS 2013, para 21).

Planning (Listed Buildings and Conservation Areas) Act 1990

Section 66 of the Planning (Listed Buildings and Conservation Areas) Act (1990) highlights the importance of built heritage and Listed Buildings within the planning system. With regard to the Local Planning Authority's (LPA) duty regarding listed buildings in the planning process, it states that:

“In considering whether to grant planning permission for development which affects a listed building or its setting, the local planning authority or, as the case may be, the Secretary of State shall have special regard to the desirability of preserving the building or its setting or any features of special architectural or historic interest which it possesses”.

In addition, Section 72 of the Act emphasises the value of Conservation Areas in built heritage planning. In relation to the duties and powers of the LPA, it provides that:

“With respect to any buildings or other land in a conservation area, special attention shall be paid to the desirability of preserving or enhancing the character or appearance of that area”.

The National Planning Policy Framework (NPPF) 2018

This replaces all previous Planning Policy Guidance notes (PPGs) and Planning Policy Statements (PPSs) and revises the NPPF 2012.

Section 16 provides policy on ‘Conserving and enhancing the historic environment’. Planning decisions have to be made from a position of knowledge and understanding with respect to the historic environment. Paragraph 189 states:

“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 impacts 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”.

In paragraph 192, it is made clear that a balance must be sought, on the one hand sustaining and enhancing the significance of heritage assets and the positive contribution that they can make to communities, and on the other in considering the positive contribution that a new development could make to local character and distinctiveness.

The impact on a heritage asset should be assessed in terms of the significance of that asset; the greater the significance, the greater weight should be given in that assessment. Any harm to, or loss of, the significance of a designated asset should require clear and convincing justification. Where substantial harm or loss is predicted, approval should be given only in exceptional circumstances for Grade II listed buildings, parks or gardens. For heritage assets of higher importance (Grade II* & I listed buildings and parks & gardens, scheduled monuments, protected wreck sites, battlefields and World Heritage Sites) approval for proposed developments that cause substantial harm should be ‘wholly exceptional’ (para 194). In all cases the harm must be weighed against the public benefit (para 195).

As a footnote to para 194 the NPPF states that:

“Non-designated heritage assets of archaeological interest, which are demonstrably of equivalent significance to scheduled monuments, should be considered subject to the policies for designated heritage assets.”

As is reflected in the DCMS 2013 statement on Government policy, it is made clear that undesignated heritage assets of national importance should be afforded the same consideration as designated assets of equivalent significance:

“The effect of an application on the significance of a non-designated heritage asset should be taken into account in determining the application. In weighing applications that affect directly or indirectly non-

designated heritage assets, a balanced judgement will be required having regard to the scale of any harm or loss and the significance of the heritage asset” (para 197);”

In addition, para 187 states that:

“Local planning authorities should maintain or have access to a historic environment record. This should contain up-to-date evidence about the historic environment in their area and be used to:

- a) assess the significance of heritage assets and the contribution they make to their environment; and
- b) predict the likelihood that currently unidentified heritage assets, particularly sites of historic and archaeological interest, will be discovered in the future. This replaces all previous Planning Policy Guidance notes (PPGs) and Planning Policy Statements (PPSs).”

Among the core planning principles, provision is made to “conserve heritage assets in a manner appropriate to their significance, so that they can enjoyed for their contribution to the quality of life of this and future generations” (CLG 2012, para 17).

Section 12 provides policy on ‘Conserving and enhancing the historic environment’. Planning decisions have to be made from a position of knowledge and understanding with respect to the historic environment. Paragraph 128 states: “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 impacts 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”.

In paragraph 131, it is made clear that a balance must be sought, on the one hand sustaining and enhancing the significance of heritage assets and the positive contribution that they can make to communities, and on the other in considering the positive contribution that a new development could make to local character and distinctiveness.

The impact on a heritage asset should be assessed in terms of the significance of that asset; the greater the significance, the greater weight should be given in that assessment. A distinction is made between ‘substantial’ and ‘less than substantial’ harm. Where substantial harm or loss to is predicted, approval should be given only in exceptional circumstances for Grade II listed buildings, parks or gardens. For heritage assets of higher importance (Grade II* & I listed buildings and parks & gardens, scheduled monuments, protected wreck sites, battlefields and World Heritage Sites) approval for proposed developments that cause substantial harm should be ‘wholly exceptional’ (para 132). In all cases the harm must be weighed against the public benefit (paras 133 & 134).

As is reflected in the DCMS 2013 statement on Government policy, it is made clear that undesignated heritage assets of national importance should be afforded the same consideration as designated assets of equivalent significance:

“The effect of an application on the significance of a non-designated heritage asset should be taken into account in determining the application. In weighing applications that affect directly or indirectly non-designated heritage assets, a balanced judgement will be required having regard to the scale of any harm or loss and the significance of the heritage asset” (para 135);

“Non-designated heritage assets of archaeological interest that are demonstrably of equivalent significance to scheduled monuments, should be considered subject to the policies for designated heritage assets” (para 139).

National Planning Practice Guidance (2014)

The National Planning Practice Guidance (NPPG) was published by the Department for Communities and Local Government in March 2014 and provides guidance for planners and communities which will help deliver high quality development and sustainable growth in England. In terms of heritage, guidance entitled ‘Conserving and enhancing the historic environment’ sets out information with respect to the following:

- the recognition of the appropriate conservation of heritage assets forming one of the ‘Core Planning Principles’ that underpin the planning system;
- what the main legislative framework for planning and the historic environment is (Planning (Listed Buildings and Conservation Areas) Act 1990; Ancient Monuments and Archaeological Areas Act 1979; and Protection of Wrecks Act 1973);
- a definition of ‘significance’;
- why significance is important in decision-taking;
- the considerations of designated and non-designated assets;
- the identification of non-designated heritage assets; and
- the considerations for when applications for planning permission are required to consult or notify English Heritage.

Non-Statutory Guidance

English Heritage Conservation Principles Policies and Guidance (EH 2008) defines the setting of historic assets as:-

“...the surroundings in which a place is experienced, its local context, embracing present and past relationships to the adjacent landscape...”

EH draws a distinction between ‘setting’ and ‘context’ (paragraphs 76 and 77) and the document makes it clear that whereas ‘setting’ involves a localised area, ‘context’ is a wider concept involving “any relationship between a place and other places, relevant to the values of that place”.

- Heritage values are considered under four main headings
- Evidential Value derives from the potential for a place to yield evidence about past human activity
- Historical Value derives from the ways in which past, people and events can be connected through a place to the present
- Aesthetic value derives from the ways in which people draw sensory and intellectual stimulation from a place.

- Communal value derives from the meanings of a place for the people who relate to it.

Local Policy Guidance

Barnsley Metropolitan Borough Council has an emerging Local Plan: Local Plan Publication Draft 2016. It contains a number of policies relevant to the historic environment:

Policy HE1 The Historic Environment

We will positively encourage developments which will help in the management, conservation, understanding and enjoyment of Barnsley's historic environment, especially for those assets which are at risk.

This will be achieved by:-

Supporting proposals which conserve and enhance the significance and setting of the borough's heritage assets, paying particular attention to those elements which contribute most to the borough's distinctive character and sense of place.

These elements and assets include:-

- The nationally significant industrial landscapes of the Don Valley which includes Wortley Top Forge and its associated water management system.
- Elsecar Conservation Village, its former ironworks and its workshops which were once part of the Fitzwilliam Estate.
- A number of important 18th and 19th century designed landscapes and parks including Wentworth Castle parkland (the only grade I Registered Park and Garden in South Yorkshire), and Cannon Hall Park.
- The well preserved upstanding remains of the Cluniac and Benedictine monastery at Monk Bretton.
- 18 designated conservation areas of special and architectural interest including three town centre conservation areas, as well as large areas incorporating Stainborough Park, Cawthorne, Penistone and Thurlstone.
- The 17th century Rockley Blast Furnace and its later engine house
- Gunthwaite Hall Barn, a large 16th century timber framed barn
- Barnsley Main Colliery Engine House and Pithead structures
- The 17th century Worsbrough Mill (the only historic working water mill in South Yorkshire).
- Relatively widespread evidence of pre-historic settlements, and occupation which are often archaeological and below ground but sometimes expressed as physical or topographic features.

The boroughs more rural western and Pennine fringe characterised by upland and (often) isolated settlements or farmsteads surrounded by agricultural land and dominated by historic and vernacular buildings built from local gritstone.

By ensuring that proposals affecting a designated heritage asset (or an archaeological site of national importance such as a Scheduled Ancient Monument) conserve those elements which contribute to its significance. Harm to such elements will be permitted only where this is outweighed by the public benefits of the proposal. Substantial harm or total loss to the significance of a designated heritage asset (or an archaeological site of national importance) will be permitted only in exceptional circumstances where there is a clearly defined public benefit.

By supporting proposals that would preserve or enhance the character or appearance of a conservation area. There are 18 conservation areas in the borough and each is designated for its particular built and historic significance. This significance is derived from the group value of its constituent buildings, locally prevalent styles of architecture, historic street layouts and its individual setting which frequently includes views and vistas both into and out of the area. Particular attention will be given to those elements which have been identified in a Conservation Area Appraisal as making a positive contribution to its significance.

By ensuring that proposals affecting an archaeological site of less than national importance or sites with no statutory protection conserve those elements which contribute to its significance in line with the importance of the remains. In those cases where development affecting such sites is acceptable in principle, mitigation of damage will be ensured through preservation of the remains in situ as a preferred solution. When in situ preservation is not justified, an understanding of the evidence to be lost must be gained in line with the provisions of Policy HE6.

By supporting proposals which conserve Barnsley's non-designated heritage assets. We will ensure that developments which would harm or undermine the significance of such assets, or their contribution to the character of a place will only be permitted where the benefits of the development would outweigh the harm.

By supporting proposals which will help to secure a sustainable future for Barnsley's heritage assets, especially those identified as being at greatest risk of loss or decay.

Policy HE2 Heritage Statements and general application procedures

Proposals that are likely to affect known heritage assets or sites where it comes to light there is potential for the discovery of unrecorded heritage assets will be expected to include a description of the heritage significance of the site and its setting.

This description will need to include an appropriate but proportionate level of detail that allows an understanding of the significance of the asset but no more than is necessary to understand the impact of the proposal.

For sites with significant archaeological potential, a desk based assessment may be required in line with the provisions of Policy HE6.

Applications made in outline form will not be accepted for proposals which will which affect a conservation area, a listed building or any other designated heritage asset. In such cases, sufficiently detailed plans and drawings to enable an assessment to be made of the likely impact of the development upon the significance of any heritage assets affected will be required.

Policy HE3 Developments affecting Historic Buildings

Proposals involving additions or alterations to listed buildings or buildings of evident historic significance such as locally listed buildings (or their setting) should seek to conserve and where appropriate enhance that building's significance. In such circumstances proposals will be expected to:

- Respect historic precedents of scale, form, massing, architectural detail and the use of appropriate materials that contribute to the special interest of a building.
- Capitalise on opportunities to better reveal the significance of a building where elements exist that

detract from its special interest.

Policy HE4 Developments affecting Historic Areas or Landscapes

Proposals that are within or likely to affect the setting and the heritage significance of a Registered Park and Garden will be expected to:

- Respect historic precedents of layout, density, scale, forms, massing, architectural detail and materials that contribute to the special interest of an area.
- Respect important views either within the area or views that contribute to the setting of the area.
- Take account of and respect important landscape elements including topographic features or trees that contribute to the significance of the area where harm might prejudice future restoration.

Policy HE5 the Demolition of Historic Buildings

The demolition of listed buildings, buildings that make a positive contribution to a in conservation area, buildings in registered parks and gardens, or other buildings (including locally listed buildings) with evident historic significance will not be approved unless:

- The building is structurally unsound and dangerous and cannot be viably repaired, where it is shown that every effort has been made to secure, repair, or re-use the building, and where no opportunities for grant funding, charitable ownership, sale or lease are available.
- It can be demonstrated that the retention of the building is not justifiable in terms of the overarching public benefit that would outweigh the historic value of the asset.
- Demolition involves partial demolition where that element can be shown not to contribute positively to the area or the heritage significance of the asset.

Where permission is granted for the demolition of a building within a conservation area or a registered park and garden, a condition will be attached to ensure that the demolition only goes ahead when full planning permission has been granted for redeveloping the site and the developer can demonstrate that the redevelopment will go-ahead within a specific timescale.

Policy HE6 Archaeology

Applications for development on sites where archaeological remains may be present must be accompanied by an appropriate archaeological assessment (including a field evaluation if necessary) that must include the following:

- Information identifying the likely location and extent of the remains, and the nature of the remains
- An assessment of the significance of the remains
- Consideration of how the remains would be affected by the proposed development.
- Where preservations of the remains are not justified, permission will be conditional upon:-
- Archaeological recording of the evidence (including evidence that might be destroyed), whether

buried remains or part of a standing structure or building

- Analysis of the information gathered.
- Interpretation of the results gained
- Public dissemination of the results; and
- Deposition of the resulting archive with an appropriate museum or archive service