



Historic England

YORKSHIRE

Mr. Richard Prudhoe,  
C/O Walton Parish Council,  
Walton Village Hall,  
School Lane,  
Walton,  
Wetherby  
LS23 7DW

Our ref: PL00063948  
Your ref:  
Telephone 01904 601 879  
Mobile 0755 719 0988

20 October 2017

Dear Mr. Prudhoe,  
Walton (Leeds) Neighbourhood Plan  
Pre-submission draft consultation initial response

Thank you for contacting Historic England by e-mail on 16 October 2017 requesting comments on the Pre-submission draft of the Walton Neighbourhood Plan. We provide initial comments on the document in this letter, but may need to provide further comments, following internal discussions in due course. Any additional comments will be sent to you by 10 November 2017.

We provided initial advice on the Neighbourhood Plan in our letter of 17 July 2017 (which was incorrectly dated 17 February 2017). We highlighted the designated heritage assets within the Walton Neighbourhood Plan area, as well as drawing your attention to the non-designated heritage assets which are likely to be located within the area. We drew particular attention to the former Thorp Arch Royal Ordnance Filling Factory (ROFF); my colleague Neil Redfern subsequently had discussions with representatives of the Walton Neighbourhood Planning Group in connection with the ROFF.

Finally we drew your attention to potential sources of information which will hopefully have assisted you in drawing up the draft Neighbourhood Plan.

#### Specific Comments

##### Designated Heritage Assets

Although each of the 4 "listed structures" in the Walton Conservation Area are marked on Map 2: "Conservation Area and the built environment", they are not individually identified in a schedule. The 2 other designated heritage assets in the Neighbourhood Plan area do not appear to be acknowledged within the document. These sites should also be included on a Schedule of Designated Heritage Assets, and marked clearly on a map. For the record, these are listed below.



Historic England, 37 Tanner Row, York YO1 6WP  
Telephone 01904 60 1948 [HistoricEngland.org.uk](http://HistoricEngland.org.uk)

Please note that Historic England operates an access to information policy.  
Correspondence or information which you send us may therefore become publicly available.



Light Anti-Aircraft gun emplacement for the former Thorp Arch Royal Ordnance Factory	Moore's Furniture Group Ltd, Queen Mary House, Thorp Arch Trading Estate, Thorp Arch, Wetherby, LS23 7BR	II	<u>1407624</u>
Settlement site revealed by aerial photography near Moat House	SE 45846 46154	Scheduled	<u>1003801</u>

### Heritage and Green Space Policies

We welcome and support the Heritage and Green Space policies set out in the draft and the specific policies in relation to the Thorp Arch ROFF, and would make the following suggestions, which we hope will refine the document.

#### Policy HG3: Local non-designated heritage asset

In order to be able to justify the identification of "local non-designated heritage asset", we suggest that the text sets out the criteria which have been used to identify these sites. Specifically we would advise you to make reference Historic England Advice Note 7 "Local Heritage Listing".

We also suggest that the significance of each "local non-designated heritage asset" is illustrated by a captioned image, and explained briefly within the main text of the document, and in detail in an appendix.

#### Policy HG4: Local design

We suggest that in the sub-section entitled "In addition, development proposals should" the second bullet point should be expanded as follows:

- Reflect, respect and be inspired by the best of *the vernacular* design in the parish, in particular that represented by design in the Conservation Area, *by ensuring the scale, plot ratios, site disposition, density and layout of any new development (including extensions) is consistent with that found within the Parish.*

#### Policy HG6: Former Thorp Arch Royal Ordnance Filling Factory

We welcome the Neighbourhood Plan's recognition of the significance of the Thorp Arch ROFF. We would stress that the site has elements which have differing degrees of significance; the area known as Group 8 is considered to be the most significant element of the ROFF, for example. In order to manage future development of the ROFF site, a thorough understanding of the site is needed, which can then inform a Management Plan for the site.



Historic England, 37 Tanner Row, York YO1 6WP  
Telephone 01904 60 1948 [HistoricEngland.org.uk](http://HistoricEngland.org.uk)

Please note that Historic England operates an access to information policy.

Correspondence or information which you send us may therefore become publicly available.



We would therefore suggest that paragraph 2 is amended as follows:

In order to recognise this national significance, *the existing studies of the site should be used to develop a Statement of Significance, which can be used to inform the production of a Masterplan and Management Plan for the site, including a design code and design parameters, positively promoting appropriate development, should be developed produced* in partnership between Leeds City Council, Walton Parish Council, the owners of the Estate and Historic England in order to provide a robust framework for bringing forward the detailed aspects of any future development and securing the heritage significance of the site.

Historic England confirms that we are happy to meet with and work with the Parish and its representatives to explain, advise upon and assist with the development of Masterplan and Management Plan for the Thorp Arch ROFF.

Over and above the proposals set out in this section, we would suggest that the Thorp Arch ROFF should be specifically identified as a "Local Heritage Area", proposing that the whole of the Thorp Arch ROFF (including the area of the ROFF which lies within the Thorp Arch Neighbourhood Plan area) be designated by Leeds City Council as a Conservation Area, with a Conservation Area Appraisal and Management Plan which supports or is part of the Masterplan and Management Plan mentioned above. You may wish to consider citing the criteria for identifying the ROFF as a Conservation Area, set out in Historic Environment Advice Note 1 "Conservation Area Designation, Appraisal and Management".

We suggest that specific policies are developed assist in the appropriate conservation and management of the Thorp Arch ROFF. Initially we would suggest the following policies:

- Any new development should respect the overall layout, form, function, site orientation and landforms within the Thorp Arch ROFF.
- Any new development should reflect, respect and be inspired by the best of design in the Thorp Arch ROFF, by ensuring the scale, plot ratios, site disposition, density and layout of any new development is consistent with the layout, form and function that found within the ROFF.

### Policy BE 3 Thorp Arch Estate

In the context of the comments made in relation to policy HG 6, we would suggest that the policy is amended as follows:

- a. The estate is ~~not intensively developed and maintains its 'parkland' style~~ in a manner consistent with its significance, as identified in the "Statement of Significance" and/or Conservation Area Appraisal.
- b. No change proposed.



Historic England, 37 Tanner Row, York YO1 6WP  
Telephone 01904 60 1948 HistoricEngland.org.uk

Please note that Historic England operates an access to information policy.

Correspondence or information which you send us may therefore become publicly available.



- c. All future development within the boundaries of the former ROFF should take place within the context and parameters of an agreed *Masterplan and Management Plan* and design code for the Estate.

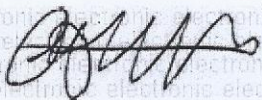
Section 4.6, Policies Map 7 (page 39)

This map includes the location of Local non-designated heritage asset is somewhat difficult to read as the colour used to highlight Housing sites is very close to that used to highlight Local non-designated heritage assets. We would suggest using a contrasting colour to avoid confusion.

We also note that the map does not indicate the location of the "Opening to a blast screen" identified in policy HG3.

If you have any queries about this matter or would like to discuss anything further, please do not hesitate to contact me.

Yours sincerely,



Craig Broadwith  
Historic Places Adviser  
E-mail: [Craig.Broadwith@HistoricEngland.org.uk](mailto:Craig.Broadwith@HistoricEngland.org.uk)



Historic England, 37 Tanner Row, York YO1 6WP  
Telephone 01904 60 1948 [HistoricEngland.org.uk](http://HistoricEngland.org.uk)

Please note that Historic England operates an access to information policy.  
Correspondence or information which you send us may therefore become publicly available.

